



City of Auburn, Maine

Office of Planning & Permitting

Eric Cousens, Director

60 Court Street | Auburn, Maine 04210

www.auburnmaine.gov | 207.333.6601

PLANNING BOARD AGENDA

November 15, 2022 – 6:00PM

City Council Chambers, 60 Court Street

1. **ROLL CALL:**
2. **MINUTES:** Approve October 11, 2022, meeting minutes. All meetings are available on YouTube.
3. **PUBLIC HEARING/ MAP AMENDMENT:** Petition to amend the areas outside the Lake Auburn watershed: 33.49 +/- acres of 38.22 total acres on 150 Andrew Drive (Parcel I.D. 347-003) from Agricultural and Resource Protection (AG), occupying 29.92 +/- acres, and Low-Density Country Residential (LDCR), occupying 3.57 +/- acres, zoning districts to Suburban Residential (SR). The remaining 4.73 +/- acres in the Lake Auburn Watershed District would remain protected through an AG zone designation. The proposal is pursuant to Chapter 60 Article XVII Division 2—Amendment to the Zoning Ordinance or Zoning Map.
4. **WORKSHOP/ RESOLVE 06-09062022:** City Council directs the Planning Board after consultation from the Sustainability and Natural Resource Management Board to provide an opinion and deliver recommendations to the City Council no later than March 20, 2023, on whether to eliminate the income standard and the current strip zoning limitations in all areas outside of the Lake Auburn Watershed overlay.
5. **WORKSHOP/ CITY COUNCIL ORDINANCE 07-02072022:** Discuss the moratorium on development proposals involving definitions around Public Safety Facilities, Detention Facilities, Correctional Facilities and/ or Government Offices at a site on which one does not currently exist. The workshop is pursuant to Chapter 60 Article XVII Division 2 – Amendment to the Zoning Ordinance.
6. **PUBLIC COMMENT:**
7. **MISCELLANEOUS:**
 - a. Upcoming items for December:
 - i. Bluewave Solar Project 224 East Waterman Rd.
 - ii. *Tentative* PUBLIC HEARING: Auburn Suburban Baseball and Softball is proposing a new ballfield facility located at the corner of Hotel Rd. and Stevens Mill Rd Parcel I.D. 217-002 little league size fields, one Babe Ruth size field, a practice field, and two

batting cages. The proposal is pursuant to Chapter 60, Article IV, Division 5- Suburban Residence District, Chapter 60, Article IV, Division 4- Low Density Rural Residence District, and Chapter 60, Article XVI Division 2 and 3- Site Plan Review and Special Exception.

- iii. *Tentative* PUBLIC HEARING/ MAP AMENDMENT: Zoning Map amendment applied to **Area A** encompassing 936 +/- acres of Urban Residential, Multi-Family Suburban and Rural Residential within the New Auburn residential areas and along Broad Street to the Traditional Neighborhood Development District T-4.2B pursuant to Chapter 60, Article XVII-Amendments.
- iv. *Tentative* PUBLIC HEARING/ MAP AMENDMENT: Zoning Map Amendment applied to **Area B** Vickery Road encompassing 19 +/- acres of property within the Urban Residential District to the Traditional Neighborhood Development District T-4.2B pursuant to Chapter 60, Article XVII-Amendments.

8. ADJOURNMENT