

Meeting Agenda



City of Auburn, Maine
Planning & Permitting Department
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PLANNING BOARD AGENDA

February 10, 2026 – 6:00 p.m.

City Council Chambers, 60 Court Street

1. ROLL CALL

2. MINUTES

Acceptance of the January 13, 2026 meeting minutes.

 [DRAFT of Planning Board minutes for January 13, 2026](#)

3. PLANNING BOARD BUSINESS

Election of a Planning Board Chair and Vice Chair.

4. CONTINUED PUBLIC HEARING/ SITE PLAN REVIEW/SUBDIVISION REVIEW

15 Academy Street (PID 230-132) Application by Gorrill Palmer on behalf of Auburn Town Center Apartments, LLC for final approval of the construction of a 53-unit residential development. This property is located in the Traditional Downtown Neighborhood (T-4.2) district and will be reviewed under Chapter 60, Article XVI, Division 2 – Site Plan Review, Division 3 – Special Exception, and Division 4 – Subdivision.

 [15 Academy combined final packet](#)

5. NEW BUSINESS:

Public Hearing Chapter 60 Zoning Amendment: L.D. 427 “An Act to Regulate Municipal Parking Space Minimums”. Staff will be presenting proposed changes to Chapter 60 zoning for compliance.

Public Hearing Chapter 60 Zoning Amendment: Sec. 60-44 Unsewered Lots. Staff will be presenting proposed changes to Chapter 60 zoning to allow for the development of unsewered lots less than 20,000 square feet in specific instances.

 [LD 427 Packet](#)

 [Section 60-44 Packet](#)

6. OTHER BUSINESS:

Comprehensive Plan Update. Staff and Chair of the Comprehensive Plan Committee will be presenting an update on the Future Land Use Map, policies, and actions to date.

7. PUBLIC COMMENT

8. MISCELLANEOUS

The City Council is working on a draft ordinance that proposes to strengthen protections of natural resources for solar and residential permit projects to inhibit projects that impact prime farmland soils, soils of statewide significance and wetlands.

9. ADJOURNMENT

Auburn Planning Board meetings can be viewed live on the City of Auburn YouTube channel

(<https://www.youtube.com/c/CityofAuburnMaine>), and on Great

Falls Television (Spectrum Cable Channel 11). Following live broadcasts, Planning Board meetings are rebroadcast at 7:00AM, noon, and 7:00PM on Tuesdays

on GFTV and are available anytime on our YouTube channel.