



## Planning & Code Enforcement

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### PLANNING & CODE ENFORCEMENT

**WESTBROOK PLANNING BOARD**  
**Tuesday, October 5, 2021, 7:00 P.M.**  
**Westbrook Middle School – Performing Arts Center**  
**471 Stroudwater Street**

#### AGENDA

1. **Call to Order**
2. **Approval of Minutes**

#### REGULAR BUSINESS

3. **2020.41 – Site Plan, Subdivision, Conditional Use – Brooks Edge Farm Subdivision – Wormell Farm, LLC:** The applicant is proposing a land division of the previous Wormell Farm and a 118-unit subdivision comprising of 58-duplex units with access along Brook Street. Tax Map: 016 Lot: 002 and Tax Map: 019 Lot: 029 Zone: Residential Growth Area 2

#### NEW BUSINESS

4. **2021.12 - Site Plan, Subdivision, Shoreland Overlay Zone – 216 Lincoln Street – WORG, LLC – Public Hearing:** The applicant is proposing an overall Phasing Plan for the development of the Rivermeadow Residential Project including final approval of Phase 1 comprising of 16 single-family house lots with frontage on a new public street, Nicklaus Lane; 12 single-family lots with frontage on Lincoln Street and access via a private driveway, Lopez Court; and a 43.6 acre parcel to be conveyed as land conservation. Tax Map: 037 Lot: 001 Tax Map: 010 Lot: 002 Zone: Residential Growth Area 1, Lincoln Street Overlay District Use: Dwelling, Single-Family.
5. **City Planner Business – Public Hearing**  
Discussion and approval of the Planning Board Remote Participation Policy