



Planning & Code Enforcement

2 York Street
Westbrook, Maine 04092
Phone: 207-854-0638
Fax: 866-559-0642

PLANNING & CODE ENFORCEMENT

WESTBROOK PLANNING BOARD
Tuesday, November 2, 2021, 7:00 P.M.
Westbrook Middle School – Performing Arts Center
471 Stroudwater Street

This meeting will be offered as a hybrid meeting, accommodating both in-person and remote participation.

Where public comment is permitted, members of the public attending remotely will have the opportunity to provide remote oral testimony. If you wish to speak during a Public Hearing or Public Comment, use the “Raise Hand” function through Zoom (or dial *9 on your phone) when instructed by the Planning Board chair.

Zoom Link: <https://us02web.zoom.us/j/81700741385>

Dial-in (audio only): 1-646-558-8656

Webinar ID: 817 0074 1385

AGENDA

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

NEW BUSINESS

3. **2021.27 – Conditional Use – 396 Cumberland – Pastor Samuel Luzingu:** The applicant is requesting a conditional use within an existing building located at 396 Cumberland Street to be operated as a church facility. Tax Map: 043 Lot: 044 Zone: Residential Growth Area 1 Use: Church
4. **2021.20 – Site Plan, Subdivision – 500 Spring Street – Westbrook Housing Group, LLC:** The applicant is requesting a 64-lot subdivision with 60-residential lots and 4-commercial lots along Spring Street located at the former Twin Falls Golf Course. Tax Map: 008 Lot: 008B Zone: Residential Growth Area 1, Shoreland Overlay Zone, Limited Residential and Resource Protection

WORKSHOP

5. **2021.28 – Subdivision – 313 Forest Street – Landsdowne Development Company, LLC:** The applicant is proposing a duplex on a recently divided lot located at 313 Forest Street. The application requires subdivision review due to an additional residential unit that was added to the divided lot in 2020 resulting in the creation of 3 residential units within a 5-year period. Tax Map: 034 Lots: 128 and 128B Use: Dwelling, Two-Family
6. **2021.29 – Site Plan, Subdivision – Methodist Road – Methodist Homes, LLC:** The applicant is proposing 10 units on a named private driveway located on the westerly side of Methodist Road approximately 2,000’ northerly of Timberland Drive and Cobb Farm Drive. Tax Map: 014 Lot: 009 Use: Dwelling, Two-Family
7. **2021.30 – Site Plan, Subdivision – Stacy M. Symbol Apartments – Westbrook Development Corporation – Symbol Apartments LP and WORG, LLC:** The applicant is proposing a three-story, 60-unit affordable senior housing development located on a +/- 4.32-acre condo lot with frontage on the proposed public street, Nicklaus Lane, within the Rivermeadow Residential Development. Tax Map: 037 Lot: 001 and Tax Map: 010 Lot: 002 Use: Dwelling, Multiple-family

Deliberation of agenda items, including workshops, that have not been commenced by the Planning Board as of 10:00p.m. may be rescheduled to the next regularly scheduled meeting.