

CITY OF LEWISTON
STAFF REVIEW MEETING
MINUTES for September 30, 2010

- I. ROLL CALL:** The meeting was held in the Third Floor Conference Room of City Hall and was called to order at 8:30 a.m.

Staff in Attendance:

Jan Patterson, Project Engineer, Paul Ouellette, Fire Inspector, David Hediger, City Planner, Gildace Arsenault, Director of Planning & Code and Joline Boulay, Senior Principal Clerk

Staff Absent: David Chick, LPD Sergeant

II. NEW BUSINESS:

Gil and Dave gave a brief overview of the project.

Brenda Cote, owner of 910 and 914 Sabattus Street was present at the meeting. Brenda stated that the plan was to change the use of 910 Sabattus Street from a single family dwelling into a commercial space for storage and warehousing associated with commercial use at 914 Sabattus Street, Aquamax.

Ron Jean, councilor from Ward 4 was present. Patricia Cressey of 35 Turgeon Street and Robert Langelier of 31 Turgeon Street expressed concerns regarding deliveries on Atwood Street. David stated commercial traffic should not be crossing the Cote's property to Atwood Street and that if the neighbors had concerns or questions to not hesitate to call the Code/Planning Department. Patricia had concerns with the Cote's dog barking at 5:00 a.m. Gil suggested she call the animal control officer. It was noted that as part of the application that a written waiver for the required buffer was submitted by the neighbor at 908 Sabattus Street, Earl Tibbetts.

Discuss followed related to changes that needed to be shown on the final site plan.

The following motion was made:

MOTION: by Paul Ouellette for the change of use of 910 Sabattus Street from a single family dwelling into commercial space for storage and warehousing associated with commercial use at 914 Sabattus Street with the following conditions:

1. The site plan clearly delineate the separation in pavement between 21 Atwood Street and 914 Sabattus Street.
2. The site plan must clearly delineate location of a screened dumpster, which may be no closer than 5' from the side property line.
3. The site plan must clearly delineate the property line between 910 Sabattus Street and 914 Sabattus Street.
4. The site plan must clearly delineate net impervious area, providing both the post and pre square footage conditions on the site.
5. The site plan must clearly delineate the removal of the front porch.
6. The site plan must clearly delineate the existing street tree located at 914 Sabattus Street.

7. The site plan must clearly delineate the location of the free standing sign.
8. The site plan must clearly delineate location of the three existing parking spaces at 910 Sabattus Street.
9. Applicant must apply for applicable permits, including a use permit so that a certificate of occupancy may be issued.

Second by Jan Patterson

VOTED: 4-0 (Passed)

III. OTHER BUSINESS: None

IV. READING OF MINUTES:

Draft Meeting Minutes for September 9, 2010. The following motion was made.

MOTION: by **Paul Ouellette** to approve the September 9, 2010 with no changes.
Second by **Jan Patterson**.

VOTED: 4-0 (Passed)

V. OTHER BUSINESS: None

VI. ADJOURNMENT: The following motion was made to adjourn.

MOTION: by **Jan Patterson** that this meeting adjourned at 9:11 a.m. Second by **Paul Ouellette**.

VOTED: 4-0 (Passed).

Respectfully Submitted:

Joline Boulay
Senior Principal Clerk
Planning & Code Enforcement