

**OGUNQUIT PLANNING BOARD
REGULAR BUSINESS MEETING
DECEMBER 11, 2023 at 6:00 p.m.**



This meeting will be held in-person in the Dunaway Center Lower Level Meeting Room and via the online ZOOM Platform.

HOW TO PARTICIPATE IN THE PLANNING BOARD MEETING VIA ZOOM

Connecting by computer or mobile device: Register in advance: Register in advance or at the time of the meeting:
https://ogunquitpd-org.zoom.us/webinar/register/WN_CZibVzZ7TCmknoitByBh3g

After registering, you will receive a confirmation email containing information about joining the meeting.

This meeting will be broadcast live on WOGT (Channel 1302), live streamed at <https://ogunquitme.portal.civicclerk.com/> and it will be recorded for future viewing on WOGT and on the Town's web site: www.ogunquit.gov.

- A. **ROLL CALL – 6:00 p.m.**
- B. **PLEDGE OF ALLEGIANCE -**
- C. **MISSION STATEMENT –**
- D. **MINUTES – November 27, 2023 Regular Business Meeting.**
- E. **PUBLIC INPUT – The Planning Board welcomes input for any matter not on this agenda.**
- F. **UNFINISHED BUSINESS –**
 - 1. **PUBLIC HEARING: TOWN OF OGUNQUIT – 102 Main Street – Map 6 Block 65 – GBD1.**
 - 1.A **TOWN OF OGUNQUIT – 102 Main Street – Map 6 Block 65 – GBD1 – Site Plan Review for Change of Use from Chamber of Commerce Office to Municipal Police Station.**
Planning Board Action: Review input from Public Hearing, Approve, Deny, or Table Application.
- G. **NEW BUSINESS –**
 - 1. **MOLLY MUSCARI – 17 Glen Ave #6 – Map 7 Block 26-6 – GBD1 – Application to Amend Design Review Originally Approved on October 10, 2023.**
Planning Board Action: Schedule a Public Hearing and/or Site visit if the Board determines it/they would be helpful, Approve, Deny, or Table the Application.
 - 2 **EB REALTY TRUST / OGUNQUIT RIVER LANDING – Captain Thomas Road – Map 20 Block 11 – F/SLR/RP – Subdivision Sketch Plan Application for a 13 Unit Cluster Subdivision.**
Planning Board Action – Determination of Application Completeness, Schedule Site Visit, Schedule a Public Hearing if the Board determines it would be helpful, Table the Application.
 - 3 **THRIVEWELL OGUNQUIT – 20 Shore Road Unit 8 – Map 7 Block 118-8 – DBD – Site Plan and Design Review for Change of Use from Spa to Retail / Office Space.**
Planning Board Action – Determination of Application Completeness, Schedule Public Hearing, Schedule a Site Visit if the Board determines it would be helpful, Table the Application.

4. **OGUNQUIT CHAMBER OF COMMERCE – 20 Shore Road Unit 1B – Map 7 Block 118-2 – DBD. Site Plan Review Change of Use from Retail to Chamber of Commerce Office Use.**
Planning Board Action: Determination of Application completeness, Schedule Public Hearing, Schedule Site Visit if the Board determines it would be helpful, Table the Application.
 5. **724 MAIN STREET SUBDIVISION – 724 Main Street – Map 11 Block 6 – Contract Zone – Subdivision Sketch Plan Application for a 36 unit Residential Community.**
Planning Board Action – Determination of Application Completeness, Schedule Site Visit, Schedule a Public Hearing if the Board determines it would be helpful, Table the Application.
- H. **CODE ENFORCEMENT OFFICER BUSINESS** –
- I. **OTHER BUSINESS** –
- J. **ADJOURNMENT** –

NO NEW APPLICATIONS WILL BE TAKEN UP AFTER 9:15 P.M.

THIS MEETING WILL HAVE A HARD STOP TIME OF 10:00 P.M.