

City of Biddeford
Planning Board
September 06, 2023 6:00 PM City Hall
Council Chambers, & Zoom
<https://biddeford.zoom.us/j/91621088534?pwd=Tk5yRGtlblZ0eHEzTElScdGhKb3VuQT09>
Webinar ID 916 2108 8534; Passcode 276637

STATUS: Planning Board Meeting, Wednesday, September 6, 2023, 6:00 PM, City Council Chambers & Zoom

- 1. PLEDGE OF ALLEGIANCE**
- 2. DECLARATION OF QUORUM/VOTING MEMBERS**
- 3. ADJUSTMENTS TO THE AGENDA**
- 4. PLANNER'S BUSINESS**
- 5. CONSENT AGENDA**
 - 5.A. Approval of meeting minutes of August 16, 2023
[PB Minutes 081623-DRAFT.pdf](#)
- 6. UNFINISHED BUSINESS**
- 7. NEW BUSINESS**
 - 7.A. 2023.38 Review and take public comments regarding a Shoreland Zoning Permit Application for Flycatcher LLC for the benefit of Melinda Anderson. The applicant would like to replace an existing 4' x 264' pile supported pier that includes an 8' x 10' bump out. The existing pier was destroyed in a storm in December of 2022. The applicant intends to rebuild the pier in the same footprint as it was originally built. The location of the property is 148 Hills Beach Road, Tax Map 55, Lot 68 in the Coastal Residential and Shoreland Zones.
[148 Hills Beach Road DCMG Planning Board Report 8-24-23.pdf](#)
[148 Hills Beach Road FOF COA.pdf](#)
[Planning Board Application_Anderson.pdf](#)
[Kenslea 8-31-23.pdf](#)
[Cohen 9-5-23.pdf](#)
 - 7.B. 2023.16 Preliminary Application request to review and take comments for a change of use application for Jason Jirele of Woodhull. Mr. Jirele proposes to turn the Odd Fellows Hall at 25 Alfred Street into a 30-room boutique hotel. The property is located on Tax Map 38, Lot 402 and is in the MSRD-1 Zone.
[25 Alfred Street Hotel Preliminary Review Memo 8-24-23.pdf](#)
[2023-08-03_25 Alfred St_Site Plan Review Narrative.pdf](#)
[2023-08-03_25 Alfred St_Site Plan Application.pdf](#)
[2023-08-03_25 Alfred St_Off-Street Parking Reduction Waiver.pdf](#)
[2023-08-03_25 Alfred St_Hotel_Site Plan Review Set.pdf](#)
[25 Alfred St_Ability to Serve_Biddeford Engineering.pdf](#)
[25 Alfred St_Ability to Serve_Fire Department.pdf](#)
[25 Alfred St_Ability to Serve_Maine Water.pdf](#)

- 7.C. 2023.36 Review and Discuss a Final Site Plan application for Steve Liautaud, Freddy LLC to have a Food Truck Court & Community Events at 64 Alfred Street (Tax Map 38, Lot 361) in the MSRD 1 Zone.

[64 Alfred St.. FOF_COA.pdf](#)

[Final Staff Review- 64 Alfred St.pdf](#)

[64 Alfred Final Application Signed.pdf](#)

[64 Alfred Street_Narrative.pdf](#)

[23.08.13_FINAL SITE REVIEW_THE LOT PROPOSED SITE PLAN.pdf](#)

8. OTHER BUSINESS

9. ADJOURN

The Board reserves the right to halt official business at 9:30 p.m. Items not heard at tonight's meeting shall be rescheduled to the next meeting of the Board. All materials pertaining to items on the agenda are available for public review at the Biddeford Planning Department, second floor, Biddeford City Hall during normal business hours.