

City of Biddeford
Planning Board
February 06, 2019 6:00 PM City Hall
Council Chambers,

1. PLEDGE OF ALLEGIANCE

2. DECLARATION OF QUORUM/VOTING MEMBERS

3. ADJUSTMENTS TO THE AGENDA

4. PLANNER'S BUSINESS

5. CONSENT AGENDA

- 5.A. A. Consideration of Minutes: January 16, 2019
[January 16, 2019.doc](#)

6. UNFINISHED BUSINESS

7. NEW BUSINESS

- 7.A. A. 2017.41 Public Hearing, take comments, and make recommendations to the City Council regarding a proposed amendment to the Zoning Ordinance as follows to provide density bonuses in the MSRD-2 District for infill redevelopment multi-family projects and condominium redevelopment/conversions projects.
[MSRD 2 Density for PH 020619.docx](#)
- 7.B. B. 2019.05 Public Hearing, take comments, and make recommendations to the City Council regarding a proposed amendment to the Zoning Ordinance as follows to allow "Art gallery" and "art Studio" as Permitted (P) Uses in the B-1 Zone.
[B1 Art Amendment for PH 020619.docx](#)
- 7.C. C. 2019.03 Public Hearing, take comments, and make recommendations to the city Council regarding a proposed amendment to the Zoning Ordinance as follows to eliminate and clarify certain newspaper advertisement requirements for Planning Board, Historic Preservation Commission, and Zoning Board of Appeals related meetings.
[Newspaper Notifications Amendment for 011619.docx](#)
- 7.D. D. 2019.06 Public Hearing, take comments, and make recommendations to the City Council regarding a proposed amendment to the Zoning Ordinance as follows to allow street-level residential uses in the Downtown Area where non-residential street level uses remain fronting on public streets and public spaces.
[Street Level Residential Amendment for PH 020619.docx](#)
- 7.E. E. 2019.09 Concept Review: Repeal of Downtown Parking Waivers. In considering the repeal of the downtown parking waiver, the city council asks the Planning Board to consider an ordinance change that structures the way in which parking is provided for downtown properties (see attachment, number 3). The existing parking moratorium is on the council agenda for February 5, to be extended retroactive to January 16, so that the Planning Board can provide input to the city Council regarding this change in parking waivers.

[Parking Waivers Memo to PB 020619.docx](#)

- 7.F. F. 2019.08 Conceptual Subdivision/Site Plan Review for Biddeford Housing Authority to construct a three story, five unit residential building on a vacant lot located on 25 Green Street (Tax Map 38, Lot 263) in the MSRD-2 zone.

[2019.08 BHA 25 Green Street Concept SR 020619.docx](#)

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.