

Calais Planning Board
August 31, 2020

The meeting of the Calais Planning Board was called to order by William Cody at 5:58 p.m. on Monday, August 31, 2020.

Present was Chairman William Cody, Planning Board Members Glenn Gallina, Everett Libby, Ron O'Brien and Joan Perry. Also present was Andrea Walton; Code Enforcement and Haley Coutinho; Office Assistant.

On a motion by Member O'Brien and seconded by Member Libby, it was unanimously voted to approve the previous minutes.

In attendance was Rod Tirrell who is representing Manny Grand and his property located at 10 Lowell Street, Map 6 Block 6 Lot 29. He is requesting approval to transform a retail building in a C-1 Zone into an apartment building.

Mr. Tirrell addressed the Planning Board stating that Mr. Grand recently purchased this property from the bank. Mr. Grand is willing to invest money into the property as it is in desperate need of repairs. Mr. Tirrell stated that some upgrades have started, but COVID has slowed them down. Mr. Tirrell who currently owns and manages properties in the Calais area sees the high demand for affordable housing as the need for retail spaces decreases. The building currently has 5 units and upon approval will increase to 7 units total.

CEO Walton addressed the Planning Board with a recommendation they bring the idea of updating an Ordinance with the potential of adding a new zone to City Council. The new zone give other commercial properties outside of that new zone the potential to turn downstairs retail space into apartments.

On a motion by Member O'Brien and a second by Member Gallina, it was unanimously voted to recommend to City Council to extend the R-1 zone.

It was unanimously voted to recommend to City Council to create a new zone giving owners in commercial zones the ability to transform downstairs retail space.

There being no further business to come before the Planning Board, Chairman Cody adjourned the meeting at 6:07 p.m.

Attendance

Consent of Previous Minutes

New Business

Adjourn

Attested By: Halley Coutinho date: 9/1/2020