Palmyra Planning Board
Meeting Minutes

Date: 6/9/2026

I. **<u>Call to order and flag salute</u>** - *The meeting was called to order by the Chair at 6:00 p.m.—flag salute*

II. **<u>Roll call</u>**
Planning Board Members present: Chair Dave Leavitt Vice-Chair Corey Dow, Katie Burrill, Gail Jones, William MacLaren, William Freudenberger Mike Lepage
Select Board Members: Ron Rowe (left early) Herb Bates (arrived late)
Others: Sarah North

III. <u>Correspondence</u>
MMA workshop on 7/28

IV. <u>Process Land Use Permit Application</u>
Sarah North Walmart Representative for upcoming expansion

- 5126 square foot addition dedicated to preparing online pickup and delivery
- Relocation of exiting trees and grease interceptor
- Project to start in July of 2027

Preliminary review of application completeness (open items not yet complete)

- Item 6 -current abutter shown on tax maps for map 5 lot 78A is Pleasant River Partners, it is believed that this property is now owned by Hammond Lumber
- Item 18- Provide evidence that all other local permits have been received not limited to
    - Maine DOT
    - Fire Marshal Permit
    - Public Safety Barrier Free Permit
    - Building Code Surcharge
- Item 41- Project Signage
    - Sign details shown on OPD detail page in plans provided
    - Provide sign application for Marquis Signs on building an pylon at driveway entrance
- Sarah to provide address labels to Diane for list of abutters
- Sign application to be received prior to meeting on 7/14
- Drawings to be stamped and provided to the town for record
- Public Hearing to be scheduled for 7/14 meeting

V. <u>Announcements</u>
a) None

VI. <u>Reports</u>
a) Secretary's Report (5/26//2026) - *Motion made by Bill M to accept as written—second by Katie. Passed 4-0 (Dave abstained, as he was absent).*

b) CEO Report – *Not present but spoke with Dave*
   - Repairs have started on solar array fencing
   - Solar company lost their contractor for tree replacement, currently looking for another contractor, or suggested waiting until next year. Planning board feels the problem has existed far too long. Repairs need to be done now. But agreed it is the prevue of Code Enforcement Officer

c) Select Board Meeting Minutes - *submitted*

VII. Old Business

a) Appoint Chair and Vice Chair – *Some discussion, board was comfortable leaving Dave as Chair and Corey as Vice Chair.*
   a. *Gail would like to move to Bill Freudenbergers alternate spot and asked Bill F to move into board member. Gail does not want to restart her term, would like the end date of her term to stay the same*

b) Planning Board to do list
   a. Remove Item3
   b. Assemble committee to explore adding denser housing appendix to exiting ordinance
   c. Revise Non-Residential checklist to be clearer if possible

VIII. New Business

Explore data center ordinance

IX. Adjournment

7:54 pm – motion made by Bill M to adjourn. Second by Gail. Passed unanimously.
Respectfully Submitted
~~*Diane White*~~
Corey Dow

NEXT MEETING 6/23/2026