

## PLANNING BOARD

Tuesday, June 23, 2026 at 4:30 PM  
Room 24 (Basement Level of City Hall)  
and Zoom



## MEMBERS

Joseph Zamboni, Chair  
Kelsey Robertson, Vice Chair  
Eric Dinn  
Nicholas Messina  
David Silk  
Austin Smith  
Beverly Uhlenhake

### REMOTE ACCESS INFORMATION:

The Planning Board will conduct this meeting in a hybrid format via Zoom pursuant to the Remote Meeting Policy adopted by the Planning Board. Allow your computer to install the free Zoom app to get the best meeting experience. If you are not able to attend live either in person or via Zoom, a recording will be available in the Agenda Center following the meeting. For more information on how to use Zoom, please go here:

<https://content.civicplus.com/api/assets/18148b5d-f26e-472f-8d2c-245db97e5c27>

For public comment via Zoom, you will need to use the “raise your hand” feature. To raise your hand via the telephone, please hit \*9. You will be unmuted by the host when it is time for public comment. Please note that the placement of items on this agenda are subject to change – please check the agenda center prior to the meeting for the item start time.

Please click the link below to join the webinar:

Join from PC, Mac, iPad, or Android:

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## **PUBLIC COMMENT INFORMATION:**

To submit written public comment on an agenda item, email [planningboard@portlandmaine.gov](mailto:planningboard@portlandmaine.gov). Submissions must be received by 12:00 pm the day before the Planning Board meeting to guarantee their inclusion in the agenda packet. All submissions must include the commenter's name and legal address. To help ensure your comment is submitted for the correct item, please include the name of the agenda item (see below).

## **AGENDA:**

### **PUBLIC HEARING - 4:30 PM**

#### **1. ROLL CALL AND DECLARATION OF QUORUM**

#### **2. COMMUNICATION AND REPORTS**

Update on Portland in Motion

#### **3. REPORT OF ATTENDANCE AT THE MEETING HELD ON JUNE 9, 2026**

##### Workshop

15 & 19 Cedar Street: Din, Robertson, Uhlenhake, and Zamboni present. Silk and Smith rescued; Messina absent.

#### **4. REPORTS OF DECISIONS AT THE MEETING HELD ON JUNE 9, 2026**

#### **5. NEW BUSINESS**

- i. Major Site Plan; 1871 Forest Avenue; Avesta Housing Development Corporation, Applicant. The Planning Board will hold a hybrid public hearing to consider an application for the construction of a four-story, approximately 28,000 square-foot multifamily building at 1871 Forest Avenue in the B-2 Community Business Zone. The proposed development includes 33 dwelling units, 100% of which would be affordable, and eight parking spaces. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-003538-2026.

#### **6. UNFINISHED BUSINESS**

- i. Major Site Plan; 0 Dalton Street; Main-Land Development Consultants, Inc, Applicant. The Planning Board will hold a hybrid public hearing to consider an application for the development of eight new dwelling units across two lots. Each lot will contain two, two-family buildings, totaling four units per lot, with eight off-street parking spaces in total. The subject property is located within the Residential Neighborhood RN-3 zone. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-003335-2025. **This item was tabled at the May 26, 2026 Planning Board Meeting.**
- ii. Major Site Plan; 16 Purington Way; Main-Land Development Consultants, Inc, Applicant. The Planning Board will hold a hybrid public hearing to consider an application for the development of eight new dwelling units across two lots. Each lot will contain one four-family building, with eight off-street parking spaces. The subject property is located within the Residential Neighborhood RN-3 zone. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-003302-2025. **This item was tabled at the May 26, 2026 Planning Board Meeting.**