

MINUTES
Planning and Development Committee
6:00 PM, Wednesday January 6, 2009
Council Chambers

Attendees: Andre Cushing
Matt Arnett
Jean Lawlis
Shannon Cox
William Shakespeare
Tom Brann

Staff: Bob Osborne
Tom Russell
Ben Johnson

1. Approval of Minutes – December 2, 2009 Meeting

The committee voted unanimously to approve the minutes of the December 2, 2009 meeting as printed.

2. New Business:

a. Discussion with Bob Dunton on Rural District Uses.

Mr. and Mrs. Robert Dunton addressed the committee to discuss their desire to construct a barn-like structure of approximately 4,000 sq. ft. for the purpose of housing and repairing heavy equipment and trucks that Mr. Dunton's business requires for earthmoving activities. The committee asked a number of questions of both the Duntons and staff.

Action: Councilor Shakespeare made a motion for staff to draft language for consideration of the committee. Councilor Lawlis seconded the motion. The committee voted six in favor and none against.

b. Applications for Reappointment

Councilor Arnett indicated that the two reappointments for the Board of Appeals should go to the Finance Committee. The committee only considered the two appointments for Historic Preservation. Chairman Cushing asked for a vote on Mr. Pullen and Ms. Bass.

Action: The committee voted unanimously in support of their reappointment.

3. OLD BUSINESS

a. Draft Shoreland Zoning Ordinance

As discussed at the Council meeting there had been four basic questions that the committee were charged to address which were: The definition of family. The

definition of structure height. The requirement for a forester. Changes to the map. There was considerable discussion on these items. There appeared to be a general consensus that the first three items were not of such a level of concern that the committee would force the item back through Planning Board.

The Committee discussed and agreed that the definition of family/household was to be actively researched by town staff and to be brought to the next meeting the places in ordinances where household/family is referenced with the objective of drafting a definition that worked for the town and getting those ordinances updated as a block. It was agreed not to wait for the Comprehensive Plan/Zoning/Planning cycle which might take years.

Attorney Russell answered a number of questions related to his admonishment that the shoreland zoning map must be officially amended rather than casually changed by staff when updated information is provided by landowners or developers. Mr. Russell indicated that in order to change either the map or the ordinance such changes must go back through the planning board process.

Acting Chairman Cushing indicated that he would carry this item forward to the subsequent meeting for more discussion and review.

Action: The Planning and Development Committee took no action on this item.

b. Zoning Ordinance Sign Provisions Discussion

Given the hour the item was carried forward to the next meeting.

The meeting was adjourned at 9:00 pm.

Respectfully submitted,

Robert Osborne, Town Planner