

Town Of Islesboro
Planning Board

Regular Meeting
January 12, 2014
6:15 PM

MINUTES

Members Present: Janice Harmen, Gil Rivera, Peter Coombs and alternate William Schoppe.
Excused: Greg Barron and Jennifer Whyte

Others Present: Bill Boardman - CEO

Chair Janice Harmen called the meeting to order at 6:17 PM. Bill Schoppe was appointed a voting member and a quorum was established.

MOTION by Gil Rivera, seconded by W. Schoppe, to approve the minutes of 12/15/14 as written. Motion passed 4-0.

OLD BUSINESS

DARK HARBOR BOAT YARD, MAP 8, LOT 3, APPLICATION MD5-14

This application for the construction of a 50' x 60' storage building for both boats and equipment was tabled at the last meeting for Findings of Fact and a site review. W. Boardman, CEO, performed the site review and submitted the Site Review Report for the file. He reported that everything was found to be in order.

The Board reviewed the Findings of Fact as written and the following motion was made:
P. COOMBS MOVED to approve the Findings of Fact for the Dark Harbor Boat Yard, Application #MD5-15 as written. G. Rivera seconded the motion and it passed 4-0.

MOTION by W. Schoppe to approve Application #MD5-15 for Dark Harbor Boat Yard, Map 8, Lot 3, to construct a 50' x 60' storage building for both boats and equipment. G. Rivera seconded the motion and it passed 5-0.

OTHER BUSINESS

- CEO report for November was submitted and reviewed by the Board.

Bill Boardman, CEO, reported that he recently met with Arch Gillies - Chair of the Select Board, Steve Miller, Tom Tutor and Janet Anderson - Town Manager to talk about possible changes to the ordinances. This group is looking at establishing a committee consisting of two Planning Board members, along with Tom Tutor, Steve Miller, and Vern Ziegler and Bill Boardman as ex-officios. Their goal would be to study the town centers and delineate these areas with an eye toward decreasing the 1.5 acre limit in these centers. The Planning Board would focus on possibly drafting language to allow accessory structures on any lot island-wide which already has a main dwelling on less than 3 acres. Bill notes that the key is to make the language restrictive especially regarding septic system requirements.

- The new Flood Plain Ordinance is going to need to be adopted by the town before July 7, 2015. As a result of the new flood plain designations, the Districts Map will have to be changed as well. There is a notification and public hearing process that goes along with

changing the flood plain. Bill says that the Town will need to get help with drawing up a new Districts Map and he recommends that it may be prudent to wait until after zoning changes possibly occur before going forward with changes to the map so they can all be done at once.

- J. Harmen asked the Planning Board to read through to the end of the Land Use Ordinance for the next meeting.

MOTION by W. Schoppe to adjourn the meeting. G. Rivera seconded the motion and it passed 4-0. The meeting adjourned at 6:46 PM.

Respectfully submitted,

Peggy Pike
Secretary to the Islesboro Planning Board