

Town of Islesboro
Planning Board
Regular Meeting
February 27, 2017 @ 6:15 PM
Town Office Meeting Room
MINUTES

Members Present: Chair Jan Harmen, Bill Schoppe, Gil Rivera, Jennifer Whyte, and alternate Isabel Jackson.
Excused: Peter Coombs
Others Present: William Boardman - CEO, Arch Gillies and Terry Cowan

The Chair called the meeting to order at 6:15 PM. Isabel Jackson was appointed a voting member and a quorum was established.
MOTION BY B. Schoppe, seconded by I. Jackson, to approve the minutes of January 23, 2017 as written. The motion passed 3 yes, 2 abstain (absent at that meeting was Gil Rivera and Jennifer Whyte)

OLD BUSINESS

1. Benjamin Berg, Map 11, Lot 38, Application #28-16: Construction of a dock, float and incline
This application was tabled in the past for Planning Board site review, Harbor Master review, and Army Corp permit, all of which have now been accomplished.
The Planning Board is also in receipt of a letter from Islesboro Harbor Master, Mark Clayton, stating that he does not see any interference with navigation. Bill Schoppe did the land site review and states her found everything to be in order.
MOTION BY B. Schoppe, seconded by I. Jackson, to approve application #28-16 for Bejamin Berg, Map 11, Lot 38, for construction of a 6' x 225' dock, seasonal float and incline. Motion passed 5-0.

OTHER BUSINESS

PROPOSALS FOR TOWN CENTER DISTRICTS ORDINANCE:

Arch Gillies updated the Planning Board on the status of the Town Center Districts. He and Tom Tutor met with Phil Carey of the Municipal Planning Assistance Program. His office is responsible for approving Comprehensive Plans for Maine towns and cities which was previously the job of the now defunct State Planning Office. Recommendations from both town attorney, Sally Daggett, and Phil Carey are that the Town of Islesboro first adopt a Comprehensive Plan to ensure the Town does not open itself up to any legal issues by adopting ordinances without having a Comp Plan in place. While the Comp Plan is being revised and updated, work will continue on finalizing the district maps and town centers proposals with an eye toward revisiting these with the Planning Board next fall. It was also noted that Sally Daggett would be involved in the rewriting process of the ordinances when it is time to insert town centers language and present it to the Public Hearings and Town Meeting.

Arch Gillies said that there are steps that can be taken immediately, without ordinance change, surrounding the parking configuration at the Post Office and the Second Baptist Church. A. Gillies said this will continue to be pursued and he will keep the Planning Board updated.

CEO Report: Bill Boardman reported that it continues to be slow, with very few applications so far this year.

Chairman - Additional Business: Jan Harmen questioned whether the Planning Board still needs to vote on the concept of the two up island centers as this was an issue postponed from an earlier meeting because there was not a full board present. She asked for an unofficial poll of the board of those in favor at this time of the two up island centers. Jan Harmen and Bill Schoppe said they are in favor, while Isabel Jackson, Gil Rivera and Jennifer Whyte are all currently opposed. As the Town Center Districts ordinance has now been withdrawn from consideration until further notice, the Board will withhold any further action. Also, as there is still not a complete understanding of the process in this situation, one possibility might be to inform the public, prior to Public Hearing, whether the Planning Board endorses all or part of the proposal so the public is aware.

ADJOURNMENT OF MEETING

J. Whyte moved to adjourn the meeting, Gil Rivera seconded the motion and it passed 5-0. The meeting adjourned at 7:10 PM.

Respectfully submitted,
Peggy Pike, Secretary to the Islesboro Planning Board