Special Planning Board of Georgetown Maine

Minutes of the Meeting of 23 February 2022

**Present**:

Chairman: Bob Trabona

Members: Lisa Sabatine, Terry Taylor, Bob Arledge (remote),

 Bill Webster (remote) Julie Pankey (alternate member)

CEO:

Selectmen Representative:

Public:

**Call to order**:

1. Chairman Bob Trabona called the meeting to order at 7:00 pm.

**Applications:**

None

**Minutes:**

None

**Old Business:**

1. Wireless Communications Facility Ordinance revision - The members agreed the final document will reflect the evidence of the work on this ordinance. Bill asked what occurs if a successor does not file a letter? (section 6 - Applicability, subsection f) What occurs if an existing owner doesn’t meet the conditions they have agreed to? What occurs if a grandfathered owner doesn’t meet the conditions? There was discussion about including an enforcement statement in the ordinance. Bob T read section 16- I - Enforcement on page 29 of the Shoreland Zoning Ordinance. Bill made a motion to accept the language of section 6/F as written in the WCF Ordinance and defer for further consideration next year. Terry seconded the motion. Bob A suggested we include something about enforcement at this time. There was a suggestion the verbiage from the Shoreland Zoning Ordinance regarding enforcement be adopted. Bob T suggested the members review the verbiage and make sure it is applicable as related to the WCF Ordinance. Bill withdrew his motion. Lisa made a motion to accept the WCF Ordinance with the addition of an enforcement section, using modified verbiage from the Shoreland Zoning Ordinance. Terry second the motion. After no additional discussion the motion passed 5-0. Terry will make the modifications, email it to the board members, and a final review will be held at the next Planning Board meeting (3/2/22).
2. Solar Energy Ordinance - The members agreed the final document will reflect the evidence of the work on this ordinance. Bob A made a motion to remove section 8-A-1-a-i “Shall not be placed in the Shoreland Zone”. Lisa seconded the motion. After no additional discussion the motion failed 4-1 (Bob A opposed).

**New Business**:

Legislative bill - Maine Comprehensive Permit Law - LD 1673 - Bob T reported a bill has been introduced that would create a state board that would consider building permits for affordable housing. It sets up a state board of appeals. It would take away home rule. It appears to skip local ordinances. Bob suggested after all Planning Board members have had a chance to review the information, the Board of Selectmen be approached with a letter/resolution. He suggested the town needs to offer input regarding what should be done, and then contact our representatives (Hepler and Vitelli).

**Public Comment**:

None

**Other**:

The members of the board agreed to meet on for a special planning board meeting on Monday 2/28/22 at 7:00. Terry motioned to adjourn the meeting at 9:12. Lisa seconded the motion. After no additional discussion the motion passed 5-0.

The Planning Board meets at the Town Office on the first and third Wednesday of the month at 7:00pm. Other meetings are scheduled and announced, as circumstances require. Members of the public are welcome. A full audio recording is available upon request at the Town Office. The next regular meeting of the Planning Board will be March 2, 2022 at 7pm.