

Planning Board of Georgetown Maine
Minutes of the Meeting of 8, September 2026

Present:

Chairman: Bob Trabona - Chairman
Members: Lisa Sabatine, Pam Gunnell, Rufus Brown, Terry Taylor, David Trigg (alternate)
CEO:
Selectboard Representative: Katie Goodwin
Public: Kathy Gravino

Call to order:

I. Chairman Bob Trabona called the Planning Board meeting to order at 9:00am.

II. **Applications:**

III **Minutes:**

IV. **Old Business:**

A. Discussion of the draft letter that may be sent to the state concerning changes made to LD 2173. It was agreed there will be a letter proposed to the Select Board with the request it be sent from the Town of Georgetown. It was suggested Bob as chair of the Planning Board and Aria as chair of the Select Board sign the letter. A third draft of the document was reviewed. Rufus will create a final draft and email it to the member of the Planning Board. This will be submitted to the Select Board at the 9/8/26 meeting. The document, if it is approved by the Select Board, must be submitted to the state by 9/18/26. Terry motioned to approve Rufus's document for the Town of Georgetown on the 08-001 Municipal Land Use and Zoning Rule with the final draft as distributed by email. After no additional discussion the motion passed 5-0.

V. **New Business:**

- A. Minimum lot size. If an area in Georgetown is outside of a growth area we are well within rights to have a 2 acre minimum lot size. It is required that we have a growth area(s) in the comprehensive plan. Generally within a municipal approved comprehensive plan there is an allowance for some discretion based upon natural resources. The town must make the case in order to avoid forcing the comprehensive plan into noncompliance. There was discussion about whether or not the Planning Board should make a recommendation to the Select Board to start discussion about deleting the growth areas given our restricted natural resources. Also discussed was whether or not the town should have a minimum lot size for additional units on a single plot of land. In addition to a minimum lot size there could be a requirement for a specific amount of land if someone wants to have an additional dwelling unit on that lot. In the past there was such a requirement based upon the number of additional bedroom(s) added. Current growth areas are in Georgetown Center and Five Islands. It was suggested at the very minimum the perimeters of the growth areas should be identified.
- B. Site plan reviews will be discussed at a future meeting.

VI. **Other**

VII. **Public Comment:**

VIII. **Adjourn**

Terry motioned to adjourn the meeting at 10:40. Lisa second 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 September 16, 2026 at 7pm.