



Office of Planning & Codes

Wiscasset Ordinance Review Committee Meeting Notes October 27, 2008

Members Present: Doc Schilke, Larry Lomison, Jackie Lowell, Jill Lorom, Karl Olson, Jeffrey Hinderliter (Town Planner). Absent: Pat Barnes.

1. Meeting Opens at 5:30 PM.
2. Agenda items discussed: Site Plan Review Ordinance, Draft 1
3. September 8, 2008 minutes approved.
4. Site Plan Review Ordinance, Draft 1: Jeffrey explains the various sections of the proposed SPR ordinance. He points out that in the Criteria and Standards section, there will most likely be supporting performance standards. For example, one of the criteria requires that the applicant provide adequate parking. The supporting performance standard will offer specific parking standards that would have to be met. Jeffrey asks whether the performance standards should be included in the SPR ordinance or should they be a separate article. Jeffrey thinks it should be a separate article because the performance standards could apply to other ordinances such as Subdivision. ORC discuss the pros and cons of including the performance standards in the SPR or be its own article. Some feel that it is a good idea to keep it as one whole ordinance so you don't have to go to numerous articles to find out what standards apply. Maybe we should have one section of performance standards for the subdivision and SPR ordinances. Some of the other comments are:
 - The selectmen should set the fees so we don't have to change the ordinance each time we seek to change a fee.
 - We need to be sure there is consistency with the ordinances and articles.
 - Flow chart representing the procedure of how development proposals are reviewed.
 - Include subdivision as a subset?
 - ORC offer various comments and corrections to SPR ordinance, draft 1. These comments included describing the 5-year period for the 2,500 and 10,000 sq. ft. or less standard, re-write 0.2.1.G, include shoreland zoning in 0.2.4, 0.3.1.C- have selectmen set fees, 0.3.1.D- have Dennis check this, 0.3.1.H- delete board of appeals sentence, adjust wording in the submission requirements, waiver standard to be place in the admin section.
5. Other Business.
6. Adjourn: 7:00 pm.

Recommendation: Continue review of the SPR ordinance.