



Office of Planning & Codes

WISCASSET ORDINANCE REVIEW COMMITTEE.

Minutes - August 19, 2013

Present: Jackie Lowell, Karl Olson, Doc Schilke, Luis Serrano and Town Planner Misty Parker

1. Call to Order

Chairman Karl Olson called the meeting to order at 5:12 p.m.

2. Approve July 8, 2013 minutes

Doc Schilke moved to approve the minutes. Vote 3-0-1.

3. Road Ordinance changes and discussion of workshop

Misty Parker pointed out the changes that had been made in the Road Ordinance as a result of the workshop with the selectmen. The feedback she had received included concern about bringing existing non-conforming roads up to a better standard without affecting property owners. She expressed concern that if the ordinance is not supported by the selectman it might not pass. As a result she had amended the draft ordinance by removing Section 1C, but added two sections which would require adequate traffic carrying capacity. In both sections, reference will be made to Section 3E, Road Design Standards. Section 2 first sentence was changed to read "An Application for the construction, expansion or lengthening of any road shall be...". An additional column will be added to the Road Design Standards chart for Private Roads serving fewer than ten dwelling units. Doc Schilke moved to forward the revised ordinance to the selectmen. Vote 4-0-0.

4. Review Performance Standard – Lighting

The section was briefly discussed. Doc Schilke moved to include the lighting standard in the future standards. Vote 4-0-0.

5. Review Performance Standard – Mineral Extraction and Excavation

There was a consensus that changes be made as follows: 1. Last sentence, change to read "as close as possible to pre-exploration conditions"; 2.1. delete Code Enforcement Officer;

and a new section, 2.5.4, will require applicant to meet state regulations M.R.S.A. 38, §490-D. Parker will revise to include these changes.

6. Other Business

Parker will present the revised Road Ordinance to the planning and select boards and bring back any comments.

The committee will continue reviewing performance standards (minimum lot size, setbacks, etc.) and will finish up the districts during the winter.

In order to include the Road and Adult Entertainment ordinances on the November ballot they must be approved by the select board no later than September 20.

7. Adjourn

Doc Schilke moved to adjourn. Vote 4-0-0.