

Town of Chebeague Island  
Planning Board

Minutes

Monday July 8, 2024

Attendance: Travis Nadeau, Paul Belesca, Aaron Julien, Kyle Koerber

- 1) Call to Order. The meeting of the Town of Chebeague Planning Board was called to order at 6:30 p.m. at the Chebeague Island Hall.
- 2) Election of Officers. After motion (Belesca) and second (Nadeau), the Planning Board unanimously voted to elect the following officers:
  - a. Chair – Aaron Julien
  - b. Vice Chair – Travis Nadeau
  - c. Secretary – Kyle Koerber
- 3) Short Term Rental Ordinance. The Planning Board briefly discussed the status of the draft Short Term Rental Ordinance and agreed to continue working on the ordinance with the aim of providing a draft to the Selectboard.
- 4) Code Enforcement Officer Meeting. The Planning Board agreed to invite Paul Demers, Town of Chebeague Island Code Enforcement Officer, to the next Planning Board meeting to hear Demers' impressions of and thoughts on the town's land use ordinances as part of the Planning Board's continuing mandate to review and propose amendments to the land use ordinances. The Planning Board also hopes to discuss reviving the town's prior practice of posting information regarding pending and approved permits on the town's website.
- 5) Public Comment. Mike Makee raised concerns regarding recent zoning ordinance modifications to Section 407, Accessory Dwelling Units, that were approved at town meeting, with a particular concern regarding the scope of the term "street" in Section 407.3. He also noted his concern on ordinance drafting generally, citing the Shoreland Zoning Ordinance and stating that in his reading the current version seems to require paid permits before owners can perform legal annual maintenance on paths and other annual growth, observing however that the town does not seem to have taken this position on the application of the ordinance. The board said it would look into these issues.
- 6) Next Meeting. The next meeting of the Planning Board will be either August 7<sup>th</sup>, August 10<sup>th</sup> or August 14<sup>th</sup>, depending on the availability of the Code Enforcement Officer.
- 7) Adjournment. After motion (Nadeau) and second (Belesca), the Planning Board unanimously voted to adjourn the meeting at 8:28 p.m.