

**SELECTMEN'S MEETING
WORK SESSION WITH PLANNING BOARD AND YORK BEACH
SUBCOMMITTEE
7:00 P.M. MONDAY JUNE 29th, 2009
YORK LIBRARY
MINUTES**

Attendees: Michael L. Estes, Kinley Gregg, Mary Andrews, Tracy Jackson-McCarty, Catherine R. Goodwin, Robert G. Yandow, Town Manager, Kathryn Danylik, Recorder, and Members of the Planning Board and York Beach Subcommittee and the Press & Public

Call to Order- Chairman Estes called the meeting to order at 7:00 PM

Pledge of Allegiance

A. Minutes

-June 15th 2009 Selectmen's Meeting Minutes

Moved by Ms. Gregg and seconded by Ms. Andrews to approve the June 15th 2009 Selectmen's Meeting Minutes. Without objection so ordered

B. Chairman's Report

Chairman Estes stated that at the next meeting that will be held on July 13th, there will be a public hearing on the Growth Ordinance. The Board is looking for input from the public in regards to what direction they would like to see the Board of Selectmen take with the Growth Ordinance.

Chairman Estes asked for an update from the Community Development Department on the wait list status now that the safety valve program has gone into effect, and what activity we have seen and maybe an estimate of how many new permits have been applied for.

Chairman Estes received a letter from Don Neumann, Superintendent of the Water District, requesting a meeting with the Board about the Bridge on Route 103. The issue is that they have to relocate the water line and might need an easement from the town, do the voters have to approve an easement from the town to someone else? The Water District will let the Town Manager know when they determine is an easement is needed.

C. Manager's Report

None

D. Reports

E. Citizens Forum - Open to audience for comments on items to be addressed on this agenda; or, to propose items for board consideration.

Public Comment: Ryan Knowles
Greg Gosslin
Charles Stacey

F. Approval of Warrant #52

Moved by Ms. Gregg and seconded by Ms. Andrews to approve Warrant #52.
Without objection so ordered.

H. ENDORSEMENTS

License Applications

- Steven D. Giles dba York Corner Deli and Ice Cream (Lunch Box)(Victualers)
- Blue Sky on York Beach LLC dba Blue Sky on York Beach (Victualers, Liquor, Special Amusement, Dance Hall)
- Mary Rivers dba Clara's Cupcakes (Victualers)

Moved by Ms. Gregg and seconded by Ms. Andrews to approve the license applications for Steven D. Giles dba York Corner Deli and Ice Cream (Lunch Box)(Victualers), Blue Sky on York Beach LLC dba Blue Sky on York Beach (Victualers, Liquor, Special Amusement, Dance Hall) and Mary Rivers dba Clara's Cupcakes (Victualers), subject to taxes fees and inspections being current and compliant with the usual noise stipulations. Without objection so ordered.

J. New Business

1. Board and Committee Appointments: Harbor Board and Planning Board

Moved by Ms. Gregg and seconded by Ms. Andrews to appoint Mike Sinclair as an alternate member of the Harbor Board. Vote 5-0, motion passes

Moved by Ms. Gregg and seconded by Ms. Andrews to appoint Torbert Macdonald as an alternate member of the Planning Board. Vote 5-0, motion passes.

2. Special Event Permit: The Big Andrew Foundation

Moved by Ms. Andrews and seconded by Ms. Gregg to approve the special event permit for the Big Andrew Foundation surf contest on Sunday, July 5th from 7:00 AM to 5:00 PM. Vote 5-0 motion passes.

3. Special Event Permit: Oceanside Store

Moved by Ms. Gregg and seconded by Ms. Andrews to deny the special event permit for Oceanside Store, as it is not for a charitable event. Vote 4-1 motion passes Ms. McCarty-Jackson against.

4. Business Directional Sign: Cape Neddick Inn

Moved by Ms. Goodwin and seconded by Ms. Andrews to approve two off premise directional signs, denying the one at Route 1 A and York Corner. Vote 4-1 Ms. Gregg against.

5. Work session with Planning Board and York Beach Subcommittee

Chairman Estes welcomed the members of the Planning Board and the York Beach Subcommittee and stated that the purpose of these joint meetings is to hopefully stay in good contact with each other and be able to work through issues together.

Barrie Munro, Planning Board Member and Co-Chair of the York Beach Subcommittee stated that the York Beach Subcommittee has done what they were asked to do and have given the Board the tools to go forward with policy. Dave Woods, Planning Board Member and Co-Chair of the York Beach Subcommittee read the mission statement of the subcommittee into the record. Mr. Woods stated that he subcommittee has done the work that they were charged with except for the final drawings to complete the entire report.

Mr. Yandow reminded the Boards that the reason that we are here is to discuss where to go with the existing subcommittee and how to push forward with the implementation of the projects. We need to facilitate a transition from the Planning Board to the Selectmen but at the same time not severing the ties with the Planning Board because the Subcommittee will still work with the Planning Board. Any issue that might involve funding falls under the purview of the Selectmen. We need to start looking at what these infrastructure improvement projects are since we are going to be doing the drainage project and we are going to need to coordinate all these efforts.

Lew Stowe, Planning Board Vice Chairman, recommended a transition period with an understanding of what Planning Board tasks still remain and an update of what the Selectmen want the Subcommittee to report to them on. There should be the commitment of someone to manage that transition and request that the Selectmen look at what tasks are most important and then develop a charter that outlines what the responsibilities are of the Planning Board in this process. We need to understand what our role as the Planning Board is in this process.

Mr. Woods proposed that the Selectmen appoint two representatives to the Subcommittee to become active participants who would report directly back to the board, similar to the way the Subcommittee operates currently with the Planning Board, this would create a two track system.

Christine Grimando, Town Planner, stated that she has been working heavily with this Subcommittee and does agree that the communication with the Planning Board is free flowing and does agree that a regular designated representative from the Board of Selectmen would be very helpful. Ms. Grimando stated that there needs to be a regrouping and the work that was done by the Subcommittee needs to be workshopped and vetted with the public so that these documents can be addressed.

Mr. Estes commended the group and all the hard work and dedication that they have given to this committee but now it is time to take this information and make them action items. Mr. Estes stated that he does agree that there are Planning Board items, such as design standards, but there are also items such infrastructure improvements that really need to be governed by the Board of Selectmen. Mr. Estes agrees that there does need to be Board of Selectmen representation on the York Beach Subcommittee.

Ms. McCarty-Jackson volunteered to serve as a representative to that committee.

Mr. Woods again strongly recommend that there be two Selectmen representatives to keep continuity with the two Planning Board representatives.

York Beach Transition Zone

Mr. Estes stated that The Renaissance Committee had a transition zone in there plan because they felt in order to make the York Beach Village Area an economically viable spot they needed such a thing. This idea seems to have been dropped in the past year within the subcommittee's work, but he does not think that this should go away. How could we make this work and take the last remaining big piece of land and make that compatible with the vision for York Beach

Mr. Woods reported that we as a subcommittee have done a little bit of speculating about scenarios around the transition zone and have determined that it comes down to an access road and what that should look like. Should it be a through-way to the beach or should it be an access road to a parking lot to and from Route-1? Mr. Woods does not think that this committee can make that decision and think that should go out to an engineering firm or an expert in that field. Initially the intent of the transition zone was more of a feathering from a commercial zone into a residential zone so that it blended back into the community.

Mr. Estes stated that there was a willingness of people to sell property but we have not had any conversations with any of these people, this is an opportunity for the Planning Board to put in zoning that is compatible with York Beach and what we want to allow in that area in the future.

Mr. Stowe asked if we should be looking at the transition zone with our focus on the 200 acres that was being proposed and the total picture of York Beach relative to the transition zone.

Ms. Goodwin stated to make sure to keep in mind that the original transition zone is not just the 200 acres of the wild kingdom land. Also keep in mind that the TIF zone is limited to the center of the village and should it be expanded out in some kind of way, how would that look.

Mr. Estes reiterated that we are not asking you to design property we are asking you to take a look at what uses would make sense and take a visionary look at what would work there and make the zoning changes that might someday allow those uses.

Ms. Andrews stated that it is very important to remember what the voters are looking for and that is that York Beach is a family destination

Update on Affordable Housing

Steve Burns, Community Development Director, gave an update on affordable housing and upcoming ordinances for 2010. Due to the success of the survey turnout we have generated five affordable housing amendments for the November ballot, which have recently been put forth for public hearings in front of the Planning Board. The five amendments are: 1) Conversion of buildings to apartments, 2) Allow apartments over business in York Village and long Route One, 3) Remove apartment prohibitions from the Growth Ordinance, 4) Revise design standards for the Workforce Affordable Housing Overlay District, and 5) Add an affordability requirement for the York Village Affordable Elderly Housing Overlay District. There are some issues that we have not tackled yet such as; safe housing for seasonal workers and new policies regarding manufactured housing and mobile home parks. We are hoping to enlist the help of the Seacoast Workforce Housing Coalition to research the needs of the seasonal workers. We have made excellent progress on this issue over the past year and we have come a long way.

Ordinances for consideration for May 2010 and November 2010

Some upcoming ordinances for consideration in May 2010 are:

- The transition to new Statewide Building Codes-Required by the state
- Adopt new Floodplain Maps-required by NFIP
- Re-adopt all Town Ordinances so we have a clean slate for codification.- Currently Kathryn is going through all town meetings starting back in 1970 and researching all the town codes to see what has been enacted, repealed and amended.

November 2010:

- Revise/reformat Zoning use tables, dimensional standards and definitions
- Amend the sign standards

- Design standards

Other Ordinance

Ms. Gregg asked about applications in the Shoreland zones to addresses pesticides on lawns

Mr. Estes inquired about Wetland Mitigation

Mr. Burns stated that we will look into both of these

K. Other Business

Adjourn

The meeting was adjourn at 10:15 PM

Respectfully Submitted By

Kathryn Danylik, Recorder