

Planning Board

Bustins Island Village Corporation

To: Planning Board
From: James Boone, Secretary
Copies To: CEO, Appeals Board, Board of Overseers, Clerk
Subject: Minutes of the meeting

Date: April 24, 2019
Corrected: May 23, 2019
Approved: April 27, 2019

Final minutes approved by the Planning Board

The meeting was held at Freeport Public Safety Building in Freeport Maine on March 9 2019. Present were Chairman Dave Gosnell, Secretary James Boone, Craig Allard, Charlotte Kahn and associate member Dave McCoy. CEO Barbara Skelton was also present. The chair appointed associate member Dave McCoy as voting member for the meeting.

The Board observed a moment of remembrance for Walton (Wally) Baker, he passed February 28, 2019. He had served on the Bustins Island Planning Board for 3 decades. He stepped down as Chairmen in 1994. He was 91 years old and a lifelong summer resident of Bustins Island.

The chair distributed an agenda for the meeting.

1) Approval of Minutes – The minutes from the January 19, 2019 meeting were approved with several corrections.

2) Action Items –

- 1) **All Board Members** to continue to read and research the components of Chapter 1000.
- 2) **Jeff Leland** to merge Chapter 1000 into our existing Zoning Ordinance.
- 3) **Dave Gosnell** to contact Department of Environmental Protection's Colin Clark about the course needed to follow to adopt option #3 in the Timber Harvesting Section.
- 4) **All Board Members** to further research the Hazard Tree section.
- 5) **Dave Gosnell** to review the Building Permit changes on line.
- 6) **Jim Boone** research the road fill currently used by the island. Jim will contact Crawford Taisey to discuss the supplier of the road fill.
- 7) **Dave Gosnell** to call Tanya Sweatt to update the board on our discussion to encourage electrical and chimney inspection.
- 8) **Charlotte Kahn** will research and creating an educational handout on chimney sweeps and possible electrical work. To include possible list of vetted contractors for the Annual Meeting
- 9) **All Board Members** to research the Timber Harvesting section.
- 10) **Charlotte Kahn** will contact Phil Carey about the requirements for a second Comp Plan.
- 11) **Jim Boone** to contact Crawford Taisey about a process to speed up the decomposition of the stump dump.
- 12) **Dave Gosnell** will contact Colin Clark about Island keeping the more restrictive requirements on non-conforming structures.

13) **Charlotte Kahn** will contact Phil Carey about the Comp Plan and whether it should be continued beyond 2019.

3) CEO Report – Barbara Skelton detailed a trip she had taken to the island with Pat Reardon. She surveyed the Steve Drew property for hazard tree removals. Barbara discussed the Meyer shed, the permit was denied. To move forward they will need a variance and a CUP. She stated that including the Meyer shed project four permits will need CUPs. Barbara informed the Board that the new Kirkland house received “final” approval. The Gosnell house permit is open, a fire safety inspection is required to close the permit. Ron Tozier has an open permit for the project at Annalee Pease’s house.

4) Comp Plan – The Board discussed whether a plan needs to be created beyond the current plan that ends in 2019. The following are the updates to the 2018 plans.

2018

- (1) BY OCT. 2018: **Brewer Cottage and Barn:** The Board of Overseers will continue to determine the highest and best uses of the Brewer Cottage, particularly the upper story. *Update: The barn has been demolished and removed. The building is being used as a meeting. The Board is looking for additional uses of the building, possibly an event space.*
- (2) BY OCT. 2018: Board of Overseers and Planning Board jointly to consider restrictions on the use of pressurized water systems for lawn watering during dry seasons and encourage the collection and storage of rainwater as an alternative. *Update: This is an ongoing research project.*
- (3) BY OCT. 2018: Planning Board to consider developing a set of options for addressing the increasing vulnerability of Bustins’ mature forest amid concerns about blow downs and fire safety. Consult local authorities as well as the extensive series of articles about Island forests available through www.Islandinstitute.org. *Update: The Island is making progress. The Firewise Program has made tremendous progress in the area of fire safety and education.*
- (4) BY OCT. 2018: Planning Board to consider ways to improve and restore marine water quality, biodiversity and productive use of marine resources such as by seeding bi-valves and by educating Islanders about fragile marine environments. *Update: This is an ongoing process.*
- (5) BY OCT. 2018: Board of Overseers and Planning Board jointly to create a list of recreation needs or develop a recreation plan to meet current and future needs. *Update: This is an ongoing project. New swing set and play structure has been purchased and will be installed in Richardson Park. This project was organized and created by Pat Lafleur and Annalee Pease. The project was completely funded by private donations.*

- (6) BY OCT. 2018: Board of Overseers to consider options for the productive use or ecologically safe and beneficial disposal of large logs resulting from the increasing blown down of Bustins' mature trees in storms and micro-bursts. *Update: The Island has created a "stump dump". Progress is being made on creating a system to decompose the stumps.*
- (7) BY OCT. 2018: Planning Board to consider the development of a digitized repository for the significant library of data on Bustins social and natural features, including maps, reports, swell surveys, historical housing surveys and so on to inform land use planning. *Update: An agreement has been made between the Island and John Woods for the Island to take possession of the digital material.*

5) Chapter 1000 – The Board discussed Non-Conforming structures. Dave Gosnell will contact Colin Clark about Island keeping the more restrictive requirements on non-conforming structures. The hazardest tree section was discussed. The Board will research adopting the hazardest tree section completely.

The Board scheduled the next meeting for April 27, 2019. The Board then voted to close the meeting at 11:42 am.

The meeting was adjourned at 11:42 am.

Respectfully submitted,

James Boone, Secretary