

## **Minutes of the Damariscotta Land Use Advisory Committee ( LUAC )**

4:30 - 6:00 pm, April 1, 2019

In Attendance : Robert Faunce, Bruce Rockwood, Haas Tobey, Jenny Begin,, Ronn Orenstein, Ann Jackson, Ann Pinkham, Chris Roberts

1. Review of draft agenda, approved .
2. Review of April 1, 2019 LUAC minutes, approved as amended.
3. The Planning Board approved the Subdivision Ordinance for the June town meeting. They will work on finishing their review of the Site Plan Review Ordinance and the Land Use Ordinance (*They did . finish and approved all three ordinances for the June meeting.*) There will be a public hearing on the ordinances on May 6, 2019. Bob Faunce would like us to look at the Schedule of Land Use in the LUO. The list should be more comprehensive and specific.
4. Bruce will look to see if the Board of Selectmen already have a fine schedule in place for ordinance violations.
5. We had a lengthy discussion about the pros and cons of the Land Use Ordinance limit on the number of units allowed in each multi-family building . We decided to remove the cap that limited the number of units to ten. We also discussed the idea of using incentives to encourage developers to incorporate green construction methods and materials.
6. At our April 16 meeting, we will look at the framework for a Community Conversation with Haas Tobey. We could possibly begin to look at the Historic preservation Ordinance again.
6. Next meetings :
  - Tuesday** April 16, 2019
  - Monday May 6, 2019
  - Monday May 20, 2019