

York Planning Board
Thursday, February 23 2017, 7:30 P.M.
York Public Library, Kennebunk Room

Call to Order, Determination of Quorum; Appointment of Alternates

Chairperson Amy Phalon called this workshop meeting to order at 7:30. A quorum was determined with five people voting; Amy Phalon, Vice Chair Pete Smith, Board Secretary Gordon Eldridge, Al Cotton, and Lew Stowe. Alternates Kathleen Kluger and Wayne Boardman were present, but did not vote. Patience Horton took minutes. Assistant Planner Scott Hastings represented staff during the Bike/Ped Master Plan workshop. Planning Director Dylan Smith represented staff for all other matters.

The meeting followed a Planning Board Technology Training session from 6:30-7:30, also in the Kennebunk Room. Though the Planning Board meeting was not televised, it was recorded.

Public Forum

No one came forward to speak.

Review Bike/Pedestrian Master Plan with the York Bike/Ped Committee

The Bike/Ped Committee was represented by spokesman Brian Ross and Leah Drennan. Chairman Dave McCarthy and the remainder of their committee were not present. Scott Hastings represented the town as staff advisor. Brian Ross was the director of Parks & Recreation in Windham, Maine for ten years, where he oversaw creation of a Bike/Ped Master Plan like this. The York Selectmen originally charged the Committee with this project in July of 2015.

Brian Ross said that there has been a very successful outreach to the public. Last summer (2016), a workshop was held in the York Public Library, where the public viewed and discussed maps of possible Bike/Ped routes. An online survey was recently finished and some residents have been interviewed directly. A summary of the interviews and surveys will be included in the Bike/Ped Master Plan draft.

The Committee is in the final stages of writing the draft. If the Selectmen approve, the draft will become an appendix to the Master Plan. The Committee recommends a "Complete Streets" policy, with the basic premise that streets and roads have to serve more than cars. They have to serve bikes and pedestrians, too. In the regulatory framework, when Public Works Director Dean Lessard repairs or designs roads, he will make an effort to bring the road to the Complete Streets standard. While repairing a road, he might, as in the case of the recent repair of Rte. 91, widen a bike lane by adding fill and striping the road for a wide shoulder to accommodate bicycles.

The Bike/Ped Committee will take this draft before the Selectmen on March 13th in hopes that it will be placed on the ballot for inclusion into the Comprehensive Plan. It will also be the basic tool for applying for grants from the Bicycle Coalition and other funding sources. If accepted, it will develop into an Appendix of the Comprehensive Plan. A Planning Board liaison will be assigned to the Bike/Ped committee at that time. The Board agreed that the document is excellent and congratulated the Committee.

Motion: Pete Smith moved that the Planning Board encourage the Bike/Ped Committee to continue on this draft of their Master Plan, with the anticipation of moving it forward to the selectmen for inclusion in the Comp. Plan. The motion was seconded by Al Cotton and approved 5-0.

Discuss and Review November 2017 Ordinance Initiatives

Dylan Smith explained that he has rearranged the Board's priorities by concentrating on "big ticket items" like ordinances and zoning changes for November ballots, and easier, budget-related items for May ballots.

There are five projects scheduled for the November 2017 referendum.

1) Parks Overlay District ordinance

There are no definitions of "Parks" in our ordinances, Parks are more than swing sets and bike stands and need to be defined. They are not indicated on any map. What is stopping a cell tower from going on top of Mount Agamenticus?

2) Sign Standards for the Village.

Village sign standards have not been incorporated into the Master Plan. The standards being used now are copied from York Beach Village, and more appropriate ones should be developed.

3) Wetland fill per Article 11.3.2

During the Public Forum on January 26, 2017, Mike Micciche said that developers erroneously claim that access ways around parking lots are part of the driveways and can be filled with up to 4,200 square feet of fill. Code has already noted this discrepancy which should be clarified in our ordinances.

4) Route 1 Building Materials

PVC and cementitious building materials have become so commonplace in applications that it is time to add them to the list of acceptable materials for Route 1 applications.

5) Removal of Bird Habitat from the Resource Protection Overlay

There is no longer a State requirement that Bird Habitat has to be part of the Resource Protection Overlay. Though the Board of Selectmen has not formerly asked the Planning Board to take Bird Habitat out of the Resource Protection Overlay, it is expected they will. It will change Resource Protection to be limited to RES districts, a reduction in regulation, which might be the motive.

Amy Phalon said that the Planning Board needs to “think long and hard and perhaps form a subcommittee” before removing Bird Habitat from Resource Protection. “We are repeatedly told that this is a very important stop for migrating birds. Wading birds stop here on long flights, so they can eat and rest.” She intends to resist requests the Selectmen make in this issue.

Discuss and Review November 2017 Comprehensive Plan initiatives.

The first Comp. Plan hearing with the Selectmen scheduled for June 22, 2017 includes the Bike/Ped Master Plan draft and the Energy Chapter which need very little work, Dylan said.

The November 2017 Planning Board schedule includes Water and Sewer projects. Dylan recommends that board members read the Capital Investment Plan, Volume 1, Page 73. It includes the limits of funding for Town Water and Sewer expansions.

Minutes

Motion: Pete Smith moved to accept the minutes of January 12, 2017, as written. The motion was seconded by Gordon Eldridge and passed 5-0. (With Wayne Boardman voting as the January 12 alternate voting member.)

Motion: Pete Smith moved to accept the minutes for January 26, 2017, as written. The motion was seconded by Gordon Eldridge and passed 5-0. (With Kathleen Kluger voting as the January 26 alternate voting member.)

Other Business

Findings of Fact - 42 Brickyard Court; Map & Lot 0053-0022-E

Motion: Pete Smith moved to correct the Findings of Fact for 42 Brickyard Court; Tax map & Lot 52-22-E, especially item C-4, to state that the application was approved January 12, 2017 (not September 8, 2016). Al Cotton seconded. The motion passed 5-0.

Motion: Al Cotton moved to have the Chair sign the corrected Findings of Fact for 42 Brickyard Court; Tax map & Lot 52-22-E. Gordon Eldridge seconded. The motion passed 5-0.

Findings of Fact - 731 Route 1; Map & Lot: 0094-0014

Motion: Al Cotton moved to authorize the Chair to sign the Findings of Fact for 731 Route 1; Map & Lot: 0094-0014. Gordon Eldridge seconded. The motion passed 5-0.

Adjourn

The meeting was adjourned at 9:30