

TOWN OF WELLS, MAINE  
COMPREHENSIVE PLAN UPDATE REVIEW COMMITTEE  
Meeting Minutes  
Thursday, May 26, 2016 5:00 P.M.  
Wells Town Hall

Members Present: Town Manager Jon Carter, Town Engineer/Planner Mike Livingston, Code Enforcement Officer Jodine Adams, Selectman Kathy Chase, Conservation Commission representative Rocky Furman, citizen representative Edmond Pare', citizen representative Carol Simpson, Planning Board representative Charles Anderson, Budget Committee representative Luke Guerrette, Meeting Recorder Cinndi Davidson

1. Review of the May 12, 2016 minutes

Motion by Ed, seconded by Charles, to accept the minutes as written. Passed unanimously.

2. Survey Results

We have received 880 responses including 155 at the Library, 51 at the Senior Center, 284 at Town Hall and the balance on-line. There are several high school seniors who need community service hours in order to graduate; they will help with data entry. About 72% of the replies are from people over 55.

3. Discussion of the Comp. Plan, zoning ordinance and land use maps

Ed distributed copies of an e-mail exchange with Phil Carey and a summary of their recent telephone conversation. Phil will review our Comp. Plan for the State; Lee Jay is serving as our consultant at SMRPC. Ed was concerned about a possible legal challenge if the zoning ordinance is inconsistent with the Comp. Plan. Jon said we are not changing the zoning map, simply updating it to reflect changes in recent years and growth in the Town. Mike distributed copies of the zoning map and an overlay showing low and medium density residential, industrial and mixed commercial/residential areas.

Motion by Rocky, seconded by Charles, to have Mike make a conference call to address Ed's concerns. Passed with Luke abstaining.

Mike will arrange a conference call with Jon, Ed, Phil and Lee Jay before the next meeting

4. Next Meeting: Thursday, June 9 at 5 PM. Location to be determined. Since the Littlefield Meeting Room will not be available that evening, the Comp Plan Committee may meet in the small conference room or at the Library.

Respectfully submitted:

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Cinndi Davidson, Meeting Recorder

Accepted by:

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Jon Carter, Town Manager