

**Planning Board Meeting
Saturday, August 15, 2009
Frye Island Community Center**

Present: Steve Kaplan, chairman, Ron Cedrone, Pete Salinger, Dave Treacy, Ed Johnson, Sam Donio

Absent: Bob Sutherland

Attendees: Wayne Fournier 1113, Town Manager, John Nun 269, First Selectman, Nanci Salinger 217, Joe Potts 1633, BOS & BIT, Jim Kuiken 323, BOS, Bruce Nisula 16, chairman BIT, Dave Bond 297, BIT, Bob Ilich 1554

The chairman brought the meeting to order at 8:30 am and appointed alternate Ron Cedrone as a voting member for today's meeting.

Agenda

Minutes and Correspondence

Ron Cedrone moved to accept the 8/1/09 minutes; seconded by Sam Donio with all in favor.

Old Business

MMA Workshop

Steve asked for confirmation of those attending the 9/22/09 MMA workshop in Paris Maine. Pete Salinger, Ron Cedrone, Bob Sutherland and Steve Kaplan all confirmed that they plan to attend. The count and names were given to Wayne Fournier. Steve announced that Pete Salinger volunteered his 15 passenger van to transport the attendees to the workshop.

Open Fires

Steve stated he had spoken with the Frye Island fire chief re: open fires. The fire chief stated that residents/ renters just had to call the fire dept. for a verbal permit and as long as they were using the fire strictly for cooking and there were no previous complaints, it was OK. John Nun stated that this is in conflict with what the fire chief put in the FINS, and that the fire dept was granting seasonal permits. Steve will address the issue again with the F.I. fire chief.

Comp Plan

Wayne gave Steve the name of Rebecca Schnaffer as the contact person for the Greater Portland Council of Government. Steve has contacted her and stated that she has our current Comp Plan on the internet and will review it and offer suggestions. Steve feels she will be a big help in putting the Comp Plan together.

Central Maine Power

Steve stated he had spoken with a renter who works for CMP, and he volunteered to get information re: how they evaluate growth. He stated the town is charged on paper for extensions of lines to supply power to new homes, but the individual owners actually pay the bill. CMP will upgrade, at no cost to the Island, if the system cannot meet the needs of the Island. He will ask CMP to supply us with the info on how they compute kilowatt hours per building.

Land Use Maps

Marge sent a synopsis of the maps with suggestions. Steve put out copies for everyone to take. Dave Treacy stated he had completed his task and noticed that several lots have houses that are not listed on the on his sections of the map.

Joe Potts said that a lot of lots on these maps are not on the Grand List. Joe volunteered to give Steve an updated list of lots/ houses that are not on the Grand List. Wayne said he will ask Paul White to help out on this information.

Ron Cedrone made a motion to adjourn this portion of the meeting and start the combined Comp Plan discussion with the Board of Selectmen; seconded by Dave Treacy with all in favor.

New Business

Combined meeting with the Executive Committee

Steve opened the meeting and stated he was hoping for input from the Executive Committee as to what they think are the important issues and what they feel they can do to help put the Comp Plan together. He stated the Comp Plan needs input from people who have been on the island for a long time and who can offer expertise in certain areas.

Steve gave a synopsis of what he has done so far. He had contacted Ruta Dzenis AICP, Senior Planner, Maine State Planning Office, who sent him a report re: Duration of Consistency Findings (Town of Frye Island) and stated that our last Comp Plan is effective until January 1, 2014- an extended time from what we thought we had.

He also stated he had contacted the State for their input; i.e. Rebecca Schaffner from the Greater Portland Council of Governments. He is waiting for an e-mail from her with suggestions after she reviews our last Comp Plan on line.

He also stated he has an employee of CMP working with us in getting us statistics. He told the group that we need as many statistics of usage as possible to make future plans re: roads, beaches, water, power etc.

Jim Kuiken discussed the build out of houses- based on septic systems the maximum number of homes is slated to be 750; however, down the road septic will be changed to a chemical system where the waste will be dry and eventually there could be more then 750.

Joe Potts stated that we currently have approximately 496 homes with anticipated 6-8 new homes per year. He stated PWD issues a report of property usage and originally allowed 750 max septic systems. This report is updated every year to determine the max number of houses and currently the number is 761. The big kicker is that FII owns about 400-500 lots and they have pledged that they are not going to give any of them up; however, Joe feels if it goes to a chemical system then that changes the scenario where they might start to sell these lots.

Steve stated that the boards would have to look at the ferry, water, roads etc to see if the island can support this growth.

Joe stated that FII is a private corporation and does not have to include citizens in their meetings, but he feels our goal should be to keep FII from doing anything with the lots. He stated PWD would probably get involved because of clearing of the lots which would cause increased drainage and flow into the lake.

Steve gave John Nun a copy of the Comp Plan and asked John to look it over and pencil in the names of people who could provide assistance to each group.

Wayne stated we need to develop the vision and feels the Executive Committee can be very helpful in developing this.

Joe Potts asked what kind of entitlements are we going to offer new people; i.e. do we offer that everyone would have a place to put their boat on the water? Joe stated we need to be very careful what we offer and said he felt the Comp Plan has to address feasibility.

Sam Donio feels we are at least one year away from being able to solidify the vision. He states we need to get our statistical data put together first.

John Nun stated he felt the Executive Committee can be very helpful in developing the vision. He and Steve will get together to work on selecting the most appropriate people who can assist in addressing the various issues.

Steve thanked everyone for coming and asked if there were any other issues that anyone would like to discuss.

Bob Ilich 1554 had a question re: the removal of a rock wall between Beach 9 and an abutting lot. The owners of the abutting lot have apparently moved the wall closer and closer onto the beach, making their lot larger and encroaching on the usage of Beach 9. Those in the area who feel their rights to use Beach 9 are being infringed upon are considering taking it to court and feel Frye Island hasn't been trying to address the issue. Wayne said that right now all records indicate that the property belongs to Frye Island. He said he will again seek legal council.

Steve and John Nun will get together and set up another meeting.

The next scheduled Planning Board meeting will be held on Saturday, September 12, 2009.

The meeting was adjourned at 9:45 am.

Respectfully Submitted,

Inez "Smitty" Kaplan, Recording Secretary