

# Readfield Planning Board

## Meeting Minutes of February 21, 2024 - Approved

**Planning Board Members Present:** Paula Clark (Chair), Jack Comart, Brandon Fike, Peter Bickerman, Don Witherill, John Mitchell

**Excused:** Henry Clauson, Bill Buck

**Others Attending:** Chip Stephens (CEO), Anjelica Pittman (Board Secretary), Jamel Torres, Charles Tetelman

*Meeting called to order by Paula at 6:30 PM*

### **Public Meeting:**

Jamel introduced Charles Tetelman as Readfield's assigned Planner. Charles has worked with Readfield before when we were updating our Comprehensive Plan.

Paula discussed the most recent revisions, reminded the board that a finished draft will be needed to meet the scheduled Town Meeting vote in June.

Jamel made some modifications after the last discussion and Paula also made some edits and sent those out to board members.

For the most recent LD 2003 LUO revisions (also included in the agenda packet), some of the changes addressed the reorganization of Article 8, ADUs and nonconforming structures and standards of ADUs.

The board also discussed the residency requirements for construction of ADUs. Brandon suggested requiring the owner to reside in the primary home at the time an ADU is built, remaining members of the board agreed.

Peter suggested removing the ADU Purpose Statement as a necessity, remaining members of the board agreed.

Paula added a second sentence to the ADU definition.

### **Minutes:**

**Motion** to approve the minutes as amended made by Jack, **seconded** by Don, **vote 6-0** in favor

### **Other Business:**

Public Hearing for LD2003 LUO Revisions will be March 19, 2024 – NorthStar will not be in attendance

Next regular scheduled meeting is March 12, 2024 for two applications and a possible discussion regarding LD2003

*Meeting adjourned by Paula at 8:23PM*