

Comprehensive Plan Review and Implementation Committee (CPRIC) Minutes
Tuesday, September 29, 2015 at 5:00 PM
Revere Memorial Hall

Attendees: Gerry Wurzburg, Kendra Chubbuck, Paul Lewis, Meghan Cooper, Kris Carlson-Lewis, Kristin Dillon, Bob Gerber, Harold van Doren, Rudi Graf, Peter Landers, Bill Calvert, Nancy Calvert, Gail Holmes

Paul presented an **agenda**:

- I. Review and approve minutes from 9/19/15 meeting
 - II. Survey status/issues
 - III. Proposed 20 candidates for the top 10 list
 - IV. Proposed: The top 8 implementation priorities
 - V. Section reviews
 - a. Housing section: Gerry
 - b. Land use: Bob
 - VI. Current top priorities
 - a. Fire department
 - b. Telemedicine clinic
 - c. School
 - d. Other
 - VII. Other business
 - VIII. Set date for next meeting
-

Meeting opened by **Paul** at 5:04 PM.

Review and approve minutes from 9/19/15 meeting

Kendra motioned to approve the minutes, **Gerry** seconded the motion, and it was approved.

Survey status/issues

There are currently 71 responses between hard copy and electronic. The goal is to wrap up the survey in the next couple of days, though we will continue to take responses if they come in a little bit late. **Meghan** will compose a report on the survey results for our next meeting in mid-October. This will also be released to the community.

Proposed: 20 candidates for the top 10 list/Proposed: The top 8 implementation priorities

Paul distributed these two documents, attached to these minutes. These are designed to focus our energy on what we can move the ball forward on. They are numbered, but not ordered by importance. It is suggested that once we get results from the survey back, we can look at top 8 and decide if these are still the top priority and if they need modification. At that point, we can report to the town, possibly ordering by importance.

Everyone should look at the top 8 list, circulate it to the community, get input, and encourage everyone to give feedback!

Kendra noted that the list she has of registered voters (which she distributed to the community), received from the town clerk, does not appear to be current.

Section reviews

Housing

Gerry has been working on a couple of things. Bob broke down some data from John's map, tied it into a database, and made more maps with property sorted by winterization, rental status, types of buildings, etc. This gives us a clearer look at the housing stock.

The town land purchase process: the end goal is to officially adopt the process and publicize it (transparency!).

The selectmen can create a policy as they wish *or* it could go on the warrant for adoption as an ordinance.

To buy town land currently: you have to have lived on the island 12 continuous months, including winter. You talk to the selectmen, select land, and they come up with a purchase price. A town meeting is called for the town voters to approve or disapprove the purchase. If approved, you get a 5-year lease agreement. It is unclear whether you can buy out at any time or whether you don't own the property until the 5 years are up. Can make improvements, but if you back out, it all goes back to the town.

Questions:

- Does the town have right of first refusal after ownership is transferred?
- How do they determine pricing?
- Is there a cap on acreage?
- What land is available/developable?
- Who has completed a lease purchase? Is anyone currently paying? Is anyone in arrears?
- What are the terms of delinquency?
- What's the process of adopting?
- What does the lease agreement look like?
- Do the selectmen conduct outside appraisal?

We should propose a process that is transparent/fair/etc.

Land use

Bob would like to do a map presentation in the near future on land use and Isle au Haut zoning.

He has developed lots of maps, many of them redos of maps in the back of the old comprehensive plan.

Feedback from the town is that people do not understand land use.

There will be another public hearing for the zoning changes, probably sometime in November.

Current top priorities

Fire department

When Paul talked to Donna Wiegler of Swan's, she mentioned that the Bureau of Labor Standards fined Swan's after inspecting their fire station. The Swan's department got 24 hours notice.

Bob will be at the selectmen's meeting next Monday to talk about his progress on the fire department effort.

There is one more barge trip this fall before spring, which means that the plow trucks can get off the island, but another barge will have to be hired to get them back.

The park pump is broken. The chain of command during a fire is unclear. The phone tree is out of date and disorganized.

Telemedicine

The Power Company is hesitant about clearing out of the building at the town landing. Paul and Gerry created a draft telemedicine proposal with the hopes of opening doors on an IAH telemed facility in June 2016. Paul talked to Donna Wiegler of Swan's. He will type up notes from that meeting and distribute them to CPRIC. The Swan's facility is all town-owned and funded by taxpayers. Their operating budget is \$29,000. It began as telemedicine, then expanded to a full health clinic.

How will we pay for all this? The current warrant article asks for \$5,000 for feasibility.

Gerry will edit the proposal for us to distribute to the town.

The big question: will the town support it? How much?

Donna also said it took a while for people to start using their clinic because they wanted more privacy than they believed an island facility would afford.

School

Deer Isle-Stonington has a school revitalization committee. We are part of their school union, and they have a school union board that hires the superintendent. Do we have a representative on that board? If so, how much of a vote do we get?

The current superintendent's contract expires in December.

The committee meets every other week. In the future, it might be broken down into smaller sub-committees. It is generally supported by the town.

According to the Department of Education, the superintendent reports to local school boards, not the Department of Education. Any changes in the school board have to come from the community. The Department of Education has no say.

Other business

Rudi went to a Prospect Harbor workshop about aquaculture. There are multiple groups doing workshops about diversifying outside of lobstering.

Set date for next meeting and Bob meeting

Our next meeting will be on Monday, October 12, at 5 PM.

Bob's land use meeting will be on Wednesday, October 14, at 5 PM.

The meeting adjourned at 6:57 PM.

Respectfully submitted,
Meghan Cooper

Top 10 Candidates Comprehensive Planning Review and Implementation Committee

Work In Progress
September 28, 2015

Note: The following represent specific policies or strategies highlighted in the Town of Isle au Haut 2011 Comprehensive Plan. The Chapter/Section reference appears in parentheses.

1. The town, through the select board, will support the work of Isle au Haut Community Development Corporation (ICDC) and other organizations to provide affordable housing and **economic development opportunities** (Population and Demographics)

It shall be the policy of the town of Isle au Haut to encourage **small-scale entrepreneurial business and cottage industries** (Economy)

2. The town and school board are committed to providing **quality K-12 education** (Population and Demographics)

It is the policy of the town of Isle au Haut to provide **quality K-12 education** (Public Facilities and Services)

The town shall **keep the Isle au Haut Rural School open** regardless of enrollment. The school board should investigate magnet programs to help **boost enrollment** (Public Facilities and Services)

3. It shall be the policy of the town of Isle au Haut to encourage telecommuting, writing and other home based occupations. The town shall ensure that **high speed internet** and other necessary infrastructure is available in all residential areas (Economy)
4. It shall be the policy of Isle au Haut to investigate methods of becoming more **energy independent** (Economy)
5. It shall be the policy of Isle au Haut to maintain safe, adequate and environmentally friendly **parking at the Isle au Haut town landing**, and work with the town of Stonington to ensure safe and affordable parking for Isle au Haut community members (Transportation)

The town, through the select board, shall **enforce parking ordinances at the town dock** and investigate options for expanding the parking area to accommodate some **long-term parking** (Transportation)

Town landing taskforce shall oversee the creation of a **sign at the town landing with road and dock rules** (Transportation)

The board of selectmen shall form a **town landing taskforce** (Transportation)

6. It is the policy of Isle au Haut to provide **fire** and emergency medical **services** (Public Services and Facilities)

The town shall **fund a fire department** and support several EMT's (public Services and Facilities)

The volunteer **fire department** will ensure that **equipment is operational and hold periodic trainings** (Public Services and Facilities)

The **fire department** will hold **public fire safety educational sessions**, including wild land fire prevention practices (Agricultural and Forest Resources)

The volunteer **fire department** will **ensure that equipment is operational and hold periodic trainings** (Agricultural and Forest Resources)

It is the policy of the town of Isle au Haut to **reduce the forest fire risk** (Agricultural and Forest Resources)

The town will work with the fire department, National Park Service, landowners, and power company to **reduce the amount of dead down wood** (Agricultural and Forest Resources)

7. It is the policy of the town of Isle au Haut to maintain **effective and efficient town government** (Public Facilities and Services)

8. The town shall encourage the safe and proper **disposal of bulky waste** on Isle au Haut (Public Facilities and Services)

It shall be the policy of the town of Isle au Haut to ensure and encourage a safe number and **proper disposal of vehicles** on Isle au Haut (Transportation)

The town shall implement a deposit policy to ensure the **proper removal of cars from the island** at the end of their useful life (Transportation)

The town shall implement a deposit policy to ensure the **proper removal of cars from the island** at the end of their useful life (Public Facilities and Services)

9. It is the policy of Isle au Haut to provide fire and **emergency medical services** (Public Services and Facilities)

The town of Isle au Haut recognizes and supports the efforts of the Maine Seacoast Mission to provide **telemedicine** and community services to outer islands (Public Facilities and Services)

The town shall fund a fire department and **support several EMT's** (Public Services and Facilities)

10. The town shall begin to **keep all records electronically** (Public Services and Facilities)

11. It is the policy of the town of Isle au Haut to **encourage agricultural enterprises** (Agricultural and Forest Resources)

12. The town and ICDC shall work together to market Isle au Haut as a welcoming interesting community

13. It is the policy of the town of Isle au Haut that **energy efficiency and green building** should be encouraged (Housing)

ICDC and Planning Board will encourage **energy efficiency and green building** standards for all new construction and major rehabilitation ventures and explore economic incentives for such practices (Housing)

14. The town selectmen will document a transparent process for the **transfer and sale of town land** (Housing)

15. It shall be the policy of the town of Isle au Haut to work with the town of Stonington to ensure an **adequate landing area for barges** (Transportation)

16. It shall be the policy of the town of Isle au Haut to **maintain safe roadways** during all seasons of the year (Transportation)

17. The town of Isle au Haut shall work with the town of Stonington to ensure that there are **affordable parking options in Stonington** for Isle au Haut residents (Transportation)

The Isle au Haut representatives to the **Colwell Ramp** Committee shall ensure that the ramp and its management are **meeting the needs of Isle au Haut residents** (Transportation)

18. The town, through select board or designee, shall make information about **arsenic and water testing** available to community members (Water Resources)

19. The town, through selectmen or designate shall investigate the development and implementation of a **shellfish/worm ordinance** (Marine Resources)

20. It shall be the policy of the town of Isle au Haut to support the level of **financial commitment necessary to provide needed infrastructure** in growth areas (Land Use)

At least 75 percent of **new growth-related capital investment** shall be made in the designated growth area (Land Use)

Proposed Top 8 Candidates Comprehensive Planning Review and Implementation Committee

Work In Progress
September 28, 2015

Note: The following represent specific policies or strategies highlighted in the Town of Isle au Haut 2011 Comprehensive Plan. The Chapter/Section reference appears in parentheses.

1. Economic Development/High Speed Internet

The town, through the select board, will support the work of Isle au Haut Community Development Corporation (ICDC) and other organizations to provide affordable housing and **economic development opportunities** (Population and Demographics)

It shall be the policy of the town of Isle au Haut to encourage **small-scale entrepreneurial business and cottage industries** (Economy)

It shall be the policy of the town of Isle au Haut to encourage telecommuting, writing and other home based occupations. The town shall ensure that **high speed internet** and other necessary infrastructure is available in all residential areas (Economy)

2. Quality School

The town and school board are committed to providing **quality K-12 education** (Population and Demographics)

It is the policy of the town of Isle au Haut to provide **quality K-12 education** (Public Facilities and Services)

The town shall **keep the Isle au Haut Rural School open** regardless of enrollment. The school board should investigate magnet programs to help **boost enrollment** (Public Facilities and Services)

3. Fire Department

It is the policy of Isle au Haut to provide **fire and emergency medical services** (Public Services and Facilities)

The town shall **fund a fire department** and support several EMT's (public Services and Facilities)

The volunteer **fire department** will ensure that **equipment is operational and hold periodic trainings** (Public Services and Facilities)

The **fire department** will hold **public fire safety educational sessions**, including wild land fire prevention practices (Agricultural and Forest Resources)

The volunteer **fire department** will **ensure that equipment is operational and hold periodic trainings** (Agricultural and Forest Resources)

It is the policy of the town of Isle au Haut to **reduce the forest fire risk** (Agricultural and Forest Resources)

The town will work with the fire department, National Park Service, landowners, and power company to **reduce the amount of dead down wood** (Agricultural and Forest Resources)

4. **Telemedicine**

It is the policy of Isle au Haut to provide fire and **emergency medical services** (Public Services and Facilities)

The town of Isle au Haut recognizes and supports the efforts of the Maine Seacoast Mission to provide **telemedicine** and community services to outer islands (Public Facilities and Services)

The town shall fund a fire department and **support several EMT's** (Public Services and Facilities)

5. **Parking**

It shall be the policy of Isle au Haut to maintain safe, adequate and environmentally friendly **parking at the Isle au Haut town landing**, and work with the town of Stonington to ensure safe and affordable parking for Isle au Haut community members (Transportation)

The town, through the select board, shall **enforce parking ordinances at the town dock** and investigate options for expanding the parking area to accommodate some **long-term parking** (Transportation)

Town landing taskforce shall oversee the creation of a **sign at the town landing with road and dock rules** (Transportation)

The board of selectmen shall form a **town landing taskforce** (Transportation)

6. Town Government

It is the policy of the town of Isle au Haut to maintain **effective and efficient town government** (Public Facilities and Services)

7. Waste and Vehicle Disposal

The town shall encourage the safe and proper **disposal of bulky waste** on Isle au Haut (Public Facilities and Services)

It shall be the policy of the town of Isle au Haut to ensure and encourage a safe number and **proper disposal of vehicles** on Isle au Haut (Transportation)

The town shall implement a deposit policy to ensure the **proper removal of cars from the island** at the end of their useful life (Transportation)

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- 8. It shall be the policy of Isle au Haut to investigate methods of becoming more **energy independent** (Economy)

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The rest of the top priorities:

- The town shall begin to **keep all records electronically** (Public Services and Facilities)
- It is the policy of the town of Isle au Haut to **encourage agricultural enterprises** (Agricultural and Forest Resources)
- The town and ICDC shall work together to market Isle au Haut as a **welcoming interesting community**
- It is the policy of the town of Isle au Haut that **energy efficiency and green building** should be encouraged (Housing)

ICDC and Planning Board will encourage **energy efficiency and green building** standards for all new construction and major rehabilitation ventures and explore economic incentives for such practices (Housing)

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