

## Isle au Haut Comprehensive Plan Meeting Minutes

November 25th, 2025, 6:00 pm - 8:30 pm

*The Workshop for the workshop & Zoom*

Approval of Minutes

2. Future Land Use & Event Debrief

a. Workshop Summary

3. Review of Goals & Objectives

### Committee Attendance:

First Name	Last Name	Present	Absent
Mike	Delchamp	x	
Mike	Fedosh	x	
Kyle	Devereux		x
Kathie	Fiveash	x	
Sue	Foelix	x	
Christine	Hill	x	
Bob	Olney		x
Tucker	Runge	x	
Derrick	Sibbald		x
Dave	Wallstrom	x	

**HCPC Attendees:** Averı Varney, Addison Gruber

### Agenda/Minutes:

6:00 PM - 7:25 PM

### Sections reviewed included:

Marine Resources

Natural Resources

Agriculture & Forestry

Historical & Archeological

Recreation

Public Facilities & Services

Fiscal Capacity

Averi solicited input on specific questions to refine the **Future Land Use chapter**. Discussed:

Commercial Development: while it is allowed in any zone, the natural barriers to enterprise, size of the population, and current ordinances seem adequate. Group was challenged to think about potential issues.

Marine Zoning: Areas currently designated make sense; added a strategy to monitor for land that may be useful for public commercial access to ensure continued access for working waterfront.

Campgrounds: Not allowed beyond the National Park, driven especially by fire risk. Recognized that ordinance would need to address glampground development as well.

Short Term Rentals: Selectboard actively working on the question of appropriate ordinances to address Isle au Haut's particular issues. The goal of building/returning properties to year-round housing stock was highlighted.

Current Building Permit Process:  
The lack of easy access to relevant links on the town website was noted.

Several sections were covered in the **Goals and Objectives:**

The importance of sharing the draft plan with all those who are named as "responsible parties" was raised.

Committee members identified who should be responsible for each of the drafted objectives.

Marine Resources: Added objective to organize coastal clean-up and to monitor properties with potentially valuable access for marine zoning.

Natural Resources: Noted importance of education AND identifying specific invasives of concern on the Island.

Agriculture & Forestry: Changed local economic plan to regional economic plan.

Public Facilities and Services: Added Strategy for renovating firehouse to accommodate multiple public facility needs. Added strategy to continue the fire extinguisher program.

**Action Items:**

<b>What</b>	<b>Who</b>
Incorporate answers to questions in Future Land Use section	Averi
Review Future Land Use Chapter	All
Review and approve minutes from both October 28th & Nov 18th and Nov 25th	All
<b>Next Chapters:</b>	
<b>Capital Investments Plan</b>	

7:25 PM Kathie motioned & Tucker seconded a motion to adjourn; unanimously agreed.

**Next Meeting:**

**Tuesday December 23rd, 2025 6 PM-7:30PM**

***The finish line is in sight!***

Captured for the Crew by Sue and Respectfully Submitted,  
Dave Wallstrom, CP Committee Chair