

**CITY OF BELFAST PLANNING BOARD MEETING
WEDNESDAY, MAY 11th, 2022 6:00 PM
PROPOSED AGENDA
MEETING IN COUNCIL CHAMBERS
AT CITY HALL**

NOTES TO PUBLIC:

Following the direction of the Belfast City Council for all Boards and Committees, the Planning Board will again be meeting in person in the Council Chambers of Belfast City Hall to conduct the May 11th, 2022 Board meeting. Thus, the public will now have access to City Hall during the meeting. The space will be laid out with more distance between Board members and any attendees.

There is very limited space for the public to attend the meeting in person in Council Chambers at City Hall. The meeting will be streamed live on the city website (cityofbelfast.org), and it can be seen on BEL-TV. The meeting will also be broadcast in a conference room at City Hall for any overflow from Council Chambers.

There is no public hearing at this meeting and public comments are not being accepted at this time.

A copy of the meeting documents is available at City Hall, and many are available on the City website. Questions regarding proposed amendments should be directed to Planning and Codes at 338-3370 x 125.

PLANNING BOARD AGENDA

- 1. Call to Order & Roll Call. Hugh Townsend, Chair, Geoff Gilchrist, Secretary, David Bond, Wayne Corey, and Kathleen Dunckel regular members, and Pippa Jollie and Lewis Baker, associate members.**
- 2. Adoption of Agenda.**
- 3. Review of Meeting Minutes**
- 4. Discussion regarding LD 2003, An Act to Implement the Recommendations of the Commission to Increase Housing Opportunities in Maine by Studying Zoning and Land Use Restrictions, recently approved by the State.**

4.1 Staff Introduction

4.2 Board Discussion

5. Request to Direct the Board Chairman to sign a Letter in Support of Wight Street Infrastructure Improvements.

4.1 Staff Introduction

4.2 Board Discussion and possible action

4. Ordinance Amendment Workshop – Potential Near Bypass Zoning Amendments –

Following the Board’s recent recommendation that the City Council adopt Outside Rural zoning amendments, a proposal for the Flex Housing concept and converting uses and dimensional requirements to a table format to be incorporated into Near Bypass zoning districts is appropriate. Flex Housing is an approach conceived by the Board to accommodate housing options for the Outside Rural areas so that property owners could have the opportunity to increase housing in Belfast.

4.1 Staff Presentation on proposed amendments

4.2 Board Discussion

6. Code and Planning Department Report - Bub Fournier, Director, Code & Planning

7. Other Business

8. Adjournment