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**PLANNING BOARD**

Gregg McPherson, Chair

Heather Sullivan, Vice Chair

Don Roth Jr,

Heather Sullivan

Tom Witkowski

Seth Davis

Stephen Stark

**Minutes of Planning Board Meeting 31 January 2024**

**Members Present:** Paul Mattor, Chair, Gregg McPherson, Vice Chair**,** Heather Sullivan, Stephen Stark, Seth Davis, Tom Witkowski, Don Roth

**Call to Order:** With a quorum present, the meeting was called to order by Chair Paul Mattor at 8:00 PM following Zoning Ordinance Amendment Workshop

**Minutes:** None

**Correspondence:** None

**Reports:** Selectman Mary Hoffman – Warrant and budge are being worked on.

**Public Hearing:**

**Old Business:**

1. Hannah Watson, SMPDC

Zoning Ordinance Amendments & Flood Plain Management Ordinance

Planning Board held a workshop from 7:00PM – 8:45PM to continue working on the Town of Hollis Zoning Ordinance Amendments.

Hannah provided an overview of LD2003, reiterating it’s a State Law / Requirement. Work has also been done on the use table regarding Accessory Dwelling Units. Instead of Residence it will state Dwelling, Articles 2,5,6 were updated to reflect the LD2003 and Accessory Dwelling Units requirements, definitions were added for ADU, Dwelling single, Dwelling Two, Dwelling Multi.

Article 5 Land Use – Space and Bulk, primary change is formatting and tables.

Article 6 – Performance Standards

 6.2.1 new language to comply with LD2003

Flood Plain Management Ordinance reflects changes made by the state and FEMA Flood Maps. This model ordinance was provided by the State of Maine to the town with all the required changes.

Gregg McPherson made a motion to schedule 2 public hearings, one on February 14, 2024 and the second on February 28, 2024, seconded by Heather Sullivan.

**Vote: 6-0-1 (Mattor), motion passed, public hearings scheduled.**

**New Business:**

**Public Comment: None**

**Long Range Planning:**

**Plan for Next Meeting:**

**Adjourn:** Meeting adjourned 9:00 PM

Minutes submitted by Angela Chute, Admin. Asst.