

Growth Planning Committee
Minutes
May 4, 2021

Attendees: Dan Saunders, Chair, Jim Fitzgerald, Paul Hogan, Werner Gilliam, Director of Planning and Development, Jim McMann, Janet Powell
Absentees: Mike Corsie
Guests: Liz Durfee, Tom Morgan

Dan called the meeting to order at 6:01 PM and introduced Liz Durfee who presented the results of Mini Survey #3.

As of May 4, 75 residents had responded to this survey, only a few of whom had not responded to the first two surveys.

1. In response to the question of where they would go due to a potential evacuation caused by flood or extended power outage, with the exception of only a few, most respondents identified a specific alternative place to stay. Only two respondents mentioned having difficulty accessing transportation but almost 20% of respondents knew of other residents who would need help finding transportation in order to evacuate.

2. In response to the question about flooding and high tides, 75% of respondents mentioned having already been impacted by having to use alternate routes after flooding, several mentioned being inundated by floodwaters or having sustained water damage to their homes. All but 15% knew whether their properties were within the FEMA 100 year floodplain maps.

3. In response to the question regarding well water, 65% of respondents indicated that they do not have well water. Those who do for the most part have not experienced high salinity. Several answered yes, they had; a few others were not certain.

4. On the question of sea level rise, 70% said they are “somewhat” to “very familiar” with sea level rise projections from the Maine Climate Council. Liz reminded us that the survey is still posted and additional responses will be recorded.

Public Outreach with Jayne Knott

Jayne Knott will present “ Groundwater Rising” on Tuesday, June 1 at 6PM on Zoom. As of May 4, the plan is to present this through Zoom. Advertising will follow previous distribution channels for town events such as the Town website, the CP website, KRA and other neighborhood group emails, the Coast Star, KPT Channel 2/16 and flyers to be posted around town.

Werner will contact the Highway Department to see if the digital sign at the North St. Fire Station is available, as well. The Webinar will be a thirty minute lecture followed by a Q and A. Dan will provide an introduction and Tom and Liz will manage the questions for Jayne emailed by residents after the lecture.

The Summer Outreach Event

Werner has spoken to both Tom Bradbury at the KCT and Lisa at the Nonantum about holding the outdoor event at one of these two sites under a tent. He also mentioned the possibility of using the tent at Consolidated which has restroom and power access. One evening during the last week of July (26-30) seems to be the most promising. He will continue discussions with Lisa who has been very supportive about the possibility of holding the event at the Nonantum.

Tom presented a synthesis of data from the 2018 town survey compiled by Abbie Sherwin and the most recent input from CP surveys this past year. The topics of interest with the public at 50% or higher are:

1. Housing (limiting the number of dwellings, impact or user fees to offset the Town's costs)
2. Transportation (explore regional alternatives, bicycle, and hiking paths)
3. Future Land Use (higher density around village, establish areas of business for locals, introduce food trucks)
4. Resource Protection (stricter town regs on septic, fertilizer, pesticide use, support open space and public access, protect resources from development, especially water resource protection)
5. Economy (support home businesses and the local fishing industry)
6. Public Recreation (access to beaches, scenic water views)
7. Evacuation (where to go)
8. Climate change (Town plan for sea level rise and climate change, reduce municipal energy consumption, sustainability plan, replace town vehicles with electric vehicles)
9. Town Characteristics (low crime rate, attractiveness, access to coastal, recreational and cultural opportunities, character of town and houses, sense of community, low taxes, high quality elementary school)
10. Priority Issues (natural resource protection)

Tom emphasized the importance of continuing to collect data that accurately reflects the interests and opinions of the residents.

The SWOT workshop will revolve around these key issues and topics. The info sheets will provide prompts that help people brainstorm and talk about these themes. The discussions in each of the small groups will be transcribed and shared with the whole group at the end. Climate resiliency will be woven through each of the topics discussed.

Tom and Liz have written a survey to discover residents' comfort level with the workshop's format (live or Zoom), time (weekday am or pm/weekend am or pm), topics, length of workshop, number of attendants. It will be posted on the CP website.

Following discussion of the survey, the Committee voted unanimously to accept, with no further discussion, the minutes of 4/6 and 4/20.

Werner presented a proposed amendment to the Kennebunkport Land Use Ordinance concerning residential mixed-use structures. The amendment would allow residential mixed-use as a conditional use within the Dock Square Zone, as well as increase the number of residential units per parcel from 2 to 4. All other residential mixed-use standards remain in effect. These residential units will be for year-round living, not short-term rental. Both the Selectmen and the members of the Planning Board are supportive of the Amendment. After discussion, the GPC voted to unanimously support the Amendment, as well.

With no further business to discuss, Paul motioned to adjourn the meeting, Jim seconded. Dan adjourned the meeting at 7:38 P.M.

The next meeting is scheduled for Tuesday, May18 at 6:00P.M.