

Members present:

Carson Courchaine
Mike Keating
Jeremy Shaw
Lauren Swartzbaugh

6 Members of the public in attendance

Meeting called to order at 1703

1. **Elect a Chair**

Due to Chair Dillard's absence, a motion was made by Jeremy for Lauren S to stand in as chair for the meeting and seconded by Mike.

2. **Review of 10/20 Meeting Minutes**

Jeremy made a motion to approve the Minutes, seconded by Mike and unanimous in favor.

3. **Old Business**

- Communication / Public Engagement

Lauren updated that Community Surveys and the results were available on the Town's website in PDF format for the public to view and download, if they wished. The results were quite consistent with the 2016 Survey results and residents' concerns in reference to the airport.

- Founding of OHAC / Alignment with original purpose

Lauren read from 07/06/99 Selectboard minutes re: the forming and function of OHAC as a committee to "be totally separate from the Airport Advisory Committee" and as "an informational committee aimed at getting information to the public."

- Discussion of Current Ordinances

Jeremy reminded us there aren't any (pertaining to the airport). Mike stated airport projects go through the review process w/ the Planning Board and if there's a problem, it goes to the ZBA. He mentioned the Planning Board has the option to use the Site Plan Review to apply to specific projects and that there is a lot in place to deal with the projects.

Lauren mentioned it would be good to hear from Planning Board or other board members whom have served in the last several years whom could provide some insight and background on how / why projects as presented were approved, or not. She mentioned the taxiway and certain phases of the hangar project as examples.

Jeremy stated it is part of the 2015 Master Plan presented for that area.

Mike mentioned the working waterfront in Owls Head has a town dock and how to nail down how much noise, exhaust, light pollution should or shouldn't be allowed. Similarly, how would the Town regulate traffic in and out of the airport. Transparency

would have to be on behalf of APAC, the selectmen and the townspeople and that the wording for how to legislate transparency would be interesting to hear.

Lauren felt there were similar parallels to the airport. She mentioned she moved here because it was here and that she likes the airport, but learning more about efforts made to create a different entity and a different function is troubling.

Mike mentioned the harbor went from having 15-17 moorings to 73 and that the harbor was dredged twice since the 60's. He asked if with the Site Plan Review, the airport is already meeting those standards and if we can hold them accountable with what we already have.

Mike asked "What can we do to ensure people are well represented in regards to projects that are happening?"

4. New Business

- Discuss the Town's Comprehensive Plan and how to use as a guide moving forward / Locate and Review similar Ordinances in other towns

Lauren mentioned "on p 195 of the Comp plan, 57% of residents felt Town Ordinances should be updated to place them in alignment w/ the current Comp plan". She asked if the majority thought that was such an important thing, why was that not upheld?

Jeremy stated he had reviewed the ordinances of several towns with airports for comparison - Sanford, Augusta, Bangor, Presque Isle, Portland and Trenton. He said Owls Head hasn't had a vision in the last 20 years, unlike these towns, and they would make great role models.

Carson said Saratoga Springs and Lake George are airports run by the County in upstate NY, which 'essentially blew up'. He mentioned "they are airports like ours, we're just at a different stage of it. We're here before the boom, before the rush."

Lauren mentioned the Comp plan "suggested the CEO be supported in an Annual Review of the airport." She stated that nowhere in the zoning ordinances or in the Comp plan were there enforcement mechanisms. She said that our ordinances should actually mean something - if they are violated, there should be a recourse.

Mike stated we need to come up with the wording. Comparison w/ other airports is a good place to start, but they might be missing things that are sensitivities for people.

Lauren said she felt the language should be more specific in the ordinances purpose of protecting the town's land use authority and the right to vote on measures which impact the Town.

Jeremy stated that in terms of frequency of use and intensity, there are things that we (the airport / County) and things that people want that are unlikely but we can look into it.

Lauren stated that the County signed agreements with the FAA. Owls Head did not sign anything with the FAA. She felt it important it be clear that County/FAA agreements don't supersede the town's ordinances.

Mike shared a report having reviewed the town's Comp Plan. He noted that concerns to be addressed were: noise, ops times, environmental impact issues, and increased development beyond the footprint of the airport.

He cited that the tools available were: zoning ordinances, Site Plan Review Ordinance, a new Interlocal Agreement, a creation of ordinance / amendments to be put to Town vote per Article 28 and working with County personnel to assure OH concerns were addressed.

Jeremy commented that in looking at Trenton's ordinances, "they created a district around the airport trying to minimize future growth within the community so that it's not more incomparable than it already is."

Lauren commented about Benner Lane and if its purchase would create an expansion of function or in services.

Jeremy said their (the County's) intent is not to modify it at all, just to sell the buildings and enter ground leases. That way we don't have to move the perimeter fence."

Lauren mentioned what many are concerned with are structures that broaden the usage or frequency of transient traffic each day.

Jeremy stated that those individuals interested in purchasing them all have aircraft here.

Carson said he felt the demand for hangars currently is for single engine aircraft vs jets.

Lauren mentioned people's concerns aren't so much just jets, but the frequency of air traffic overall.

Re: a Noise Study, Jeremy a noise study is a good way to start and that the County generated a significant source of revenue / undesignated surplus. He mentioned most of the communities (whose ordinances were referenced earlier) have started with that baseline and it would be good to know what that impact is.

He pointed out Trenton's website and asked, where was our forethought as a town?

Lauren iterated assignments for members - download the Site plan review and review other town's ordinances to be shared via email by Jeremy.

Lauren would ask the office if the building was available for a meeting on 12/01, but if not, the next OHAC meeting would take place 12/15 as regularly scheduled.

5. Adjourn

The motion was made to adjourn by Lauren, seconded by Mike and unanimous in favor

Respectively submitted,

Lauren Swartzbaugh