



**GARDINER CITY COUNCIL
AGENDA ITEM INFORMATION SHEET**



Meeting Date	08/04/2021	Department	City Council
Agenda Item	4.c) Second Reading and possible approval of the proposed amendment to the Land Use Ordinance (demolition permit)		
Est. Cost			

Background Information	This is the Second Reading on a proposed amendment to the demolition permit.		
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Requested Action	" I move to approve the amendments to the Land Use Ordinance as proposed."
City Manager and/or Finance Review	
Council Vote/ Action Taken	
Departmental Follow-Up	

City Clerk Use Only	1 st Reading _____	Advertised _____	EFFECTIVE DATE _____
	2 nd Reading _____	Advertised _____ w/in 15 Days	
	Final to Dept _____	Updated Book _____	Online _____

To: Gardiner City Council
From: Ordinance Review Committee/Mark Eyerman
Subject: Demolition Permits
Date: June 16, 2021

While the City has a process and forms for the issuance of demolition permits, the Land Use Ordinance does not have any specific provision as to when a demolition permit is required. Section 4 of the Land Use Ordinance lists the activities for which a permit is required. The ORC proposes that this section be amended to add a requirement for a permit when a structure is demolished. It calls for a permit when the structure to be demolished is connected to utilities or is larger than 144 square feet. The requirement for a permit will also apply when a portion of a structure is demolished such as removing a previous addition unless the removal is part of a project requiring another permit.

The Planning Board held a public hearing on the proposed amendment and has recommended that they be adopted. The proposed language of the amendment is attached.

June 16.2021

Proposed Amendments to the Land Use Ordinance Requirement for a Demolition Permit

Proposed additions to the ordinance are underlined;
proposed deletions are ~~struck-out~~.

Amend Section 4.1 Permit Requirements to add a new section 4.1.15 to read:

4.1.15 The demolition of any structure that is connected to electric or natural gas service or has provisions for water supply or sewage disposal or that has a footprint of more than one hundred forty-four (144) square feet including the demolition of a portion of an existing structure that is not subject to another permit requirement.

Public Notice

City of Gardiner will hold the following starting at 6pm:
Public Hearing on Wednesday, July 7, 2021 for a License for an Medical Marijuana Cultivation for Flying Fish LLC/Thomas Milton at 8 ABJ Dr. Unit 2 City Tax Map 019 Lot 002A In PD Zone.
Public Hearing for a License for a Medical Marijuana Cultivation for Rancho Bufalo/ Eduardo Buentello at 378 Costello Rd City Tax Map 003 Lot 016 In the Rural Zone. Public Hearing for a License for a Marijuana Testing Facility for MCR Labs ME, Michael Kahn at 11 Technology Dr. City Tax Map 007 Lot 018-A-013 in the PIC Zone.
Public Hearing and First Read for Proposed Amendments to the Land Use Ordinance Requirement for a Demolition Permit-Second Read to be held on August 4, 2021. Written comments may be submitted to the Interim City Manager at 6 Church Street, Gardiner, ME 04345, via phone at 207-582-4200 during regular office hours, or via email: adavis@gardinermaine.com. Copies of applications are available at the City Clerk's office