



**GARDINER CITY COUNCIL
AGENDA ITEM INFORMATION SHEET**



Meeting Date	05/10/2023	Department	Code Enforcement
Agenda Item	4e. First Read for amendments to the Land Use Ordinance in regards to Demolition delay		
Est. Cost			

Background Information	Please see the attached documentation.		
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Requested Action	" I move to approve changes to Land Use Ordinance 4.4 regarding Demolition Delay as written and move it to a second read on May 17, 2023"
City Manager and/or Finance Review	City Manager approves this action
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 _____

4.3 Permits Required Prior to Development

A permit shall be obtained for all activities listed in section 4.1, prior to the start of any development, construction, site work or commencement of a land use activity.

4.4 Permits Issued After Appropriate Review

All permits shall be obtained from the Code Enforcement Officer after meeting the appropriate review requirements established in this Ordinance.

4.4.1 The applicant shall obtain a permit from the Code Enforcement Officer within one year from the date the Planning Board approved a planning board review or site review application.

4.4.2 For demolition permits, a historically significant structure may be subject to a demolition delay of 30 days allowing the CEO to determine if the structure proposed for demolition is a historic resource.

The following criteria shall be used to determine if a building is significant:

- (1) The building is listed or **be eligible for** listing on the State or National Register of Historic Places, or is partially or completely within the boundaries of an area so listed; or
- (2) The building has documented associations, with one or more historic persons or events, or with the broad architectural, cultural, political, economic or social history of the city, the state or the nation.