

Ordinances & Rules Committee
Meeting Minutes
January 16, 2024

The Clerk called the meeting to order at 8:16 p.m.

Present: Councillors Dunn, Harris, LeBlanc, Logan, and McLaughlin.

Absent: None.

Clerk Wilson opened the meeting with accepting nominations for a chair person for the Committee for the 2024 year.

Councillor McLaughlin nominated Councillor Harris.

With no further nominations the Councillor LeBlanc moved to close nominations. The motion was approved by a voice vote.

The Clerk stated that as your name is called to say out loud the name of the person you would like to nominate.

Caren Dunn – Cathyann Harris

Cathyann Harris – Cathyann Harris

Randy LeBlanc – Cathyann Harris

John McLaughlin – Cathyann Harris

Robert Logan – Cathyann Harris

With a total of five votes for Cathyann Harris, Councillor Harris was nominated as the 2024 Chair of the Ordinances & Rules Committee.

Chairwoman Harris took the Chair.

Councillor McLaughlin moved approval of the minutes from 12/18/2023. The motion was approved by a voice vote.

Councillor Dunn moved approval of the minutes from 12/26/2023. The motion was approved by a voice vote.

First agenda item: Time extension for Flora Holdings LLC Special Permit Order #35781 at 219 & 221 Bear Hill Road

Attorney Joseph Connors, representing the petitioner spoke on the matter and explained the process of the lots merging (on this property) during the time Flora was applying for their special permit. They needed to straighten out with the owner and the other tenants that share the lot.

Patrick Smith, owner of Flora Holdings LLC was also present. Councillor LeBlanc spoke on the matter and moved approval of the time extension. The motion was approved by a voice vote.

Councillor Harris relinquished the chair to Councillor McLaughlin. Councillor Harris moved to take the 55 First Ave special permit application off of the table. The motion was approved by a voice vote. Councillor Harris made a request to have Attorney Azadi, Inspector Bower, Engineer Winn attend the next Committee meeting to discuss this application. On the motion Councillor Dunn asked to also include Traffic Engineer Garvin in to the meeting to discuss application. The motion was approved by a voice vote.

Councillor Harris made a second request to ask Attorney Azadi to attend the next Committee meeting to discuss best practices for special permit review. On the request Councillor Dunn asked questions. The motion was approved by a voice vote. The motion was approved by a voice vote.

Councillor Harris made a third request that was approved by a voice vote to have Attorney Azadi attend the next Committee meeting to discuss the guidance on the intensity of uses and assessing and estimating cost impacts to the city that she has previously matter within different departments.

Councillor McLaughlin relinquished the chair to Councillor Harris.

Councillor LeBlanc moved to take the Zoning Review Resolution off of the table. The motion was approved by a voice vote. Councillor LeBlanc moved to hear from all off committee members. The motion was approved by a voice vote. Councillor LeBlanc spoke on the zoning review matters and made a request to send the latest version dated 1/16/2024 to the law department to review and opine. The two changes were within the demo delay change to twenty-four months and the dormers matter to be two feet from the ridge beam. The motion was approved by a voice vote. Councillor LeBlanc moved to table the Resolution. The motion was approved by a voice vote.

Councillor McLaughlin moved to adjourn. The motion was approved on a voice vote and Chairwoman Harris declared the meeting adjourned at 8:36 p.m.

Respectfully submitted,
Kara Wilson, Assistant City Clerk
January 24, 2024