MINUTES
ORDINANCE REVIEW COMMITTEE
January 31, 2012

PRESENT: ORC Chair Richard Remsen
ORC John Alexander
Molly Sholes
Planning Office - Tom Ford
Planning Office Scott Bickford
ORC Will Gartley
ORC Mark Ingraham
Alex Armentrout
Select Person Charlton Ames

Chairman Remsen opened the meeting at 7:04 a.m.

MINUTES

a. Mr. Alexander motioned to accept the minutes of January 24, 2012. The motion was seconded by Mr. Gartley and passed unanimously.

A. REVIEW OF LUO –New Section 604 – Rental Property Standards

a. The proposed addition of Section 604 is an attempt by the Planning Office to inspect non-owner occupied rental units ensuring basic National Fire Protection Association standards are in place. Inspections could be done on a voluntary or mandatory basis. There are no ordinances in place, at this time that inspections can be tied to.

The Committee discussed: deplorable and/or dangerous living conditions, life safety, habitability, problem solving with landlords, and ordinances at length. The role of the Planning Office in this matter was also explored.

B. Review of Section 601.4 – Reference to MUBEC (Maine Uniform Building and Energy Code)

a. The Town of Rockport is not required to use the Maine Uniform Building and Energy Code because the population does not exceed 4000.

b. Ms. Sholes recommended the following verbiage after review by the Committee: "In the process of applying for a building or structure permit, the applicant is encouraged to review any other state codes." Mr. Remsen motioned to approve the wording suggested by Ms. Sholes. The motion was seconded by Mr. Smith and passed unanimously.

C. **REVIEW OF LUO Section 801.6 - Nuisance**

a. The Committee thoroughly discussed Section 801.6 – Nuisance. It was a consensus of the Committee to leave the section as currently written.

ADJOURN

The meeting adjourned at 8:25 a.m.

NEXT MEETING

The next ORC meeting will be scheduled in February for the Richardson Room of the Town Office.