

TOWN of PATTEN
P.O. Box 260
Patten, Maine 04765

Planning Board – June 19, 2025
4:30 P.M. *at the Town Garage*

MINUTES

1. Call to Order; 4:30pm at the Town Garage.

Attendance: Ron Blum, Chair; Joel Fitzpatrick, Vice-Chair; Kris Wittine, Les Hill, Dennis Brackett, Kent Smallwood

Guest: Gail Albert

2. Review of minutes of May 22 meeting

Motion made by Kris to approve and sign the minutes for May 22. Seconded by Les, no discussion heard. **All in favor.**

4. Report of June 10 Board of Selectmen meeting – Ron

Ron informed the Select Board that the Planning Board was in the process of updating the Building Ordinance.

5. Update on Subcommittee on Comprehensive Plan

Jay Kamm from NMDC attended the most recent subcommittee meeting, the group agreed to begin meeting twice a month rather than once. At the first meeting the group will review a section of the current plan, at the second meeting residents and stakeholders will be invited to give input on that particular section.

6. Old Business – Review of Building Ordinance

a. Affirmation of CEO suggestions

b. Revisit issue of piped hot water requirement

The Planning Board agreed to approve the draft Building Ordinance, removing the piped hot water requirement from section 10. M. Sanitary Fixtures.

There was a discussion about including requirements for commercial construction in the building ordinance, Ron will ask the Select Board for input.

c. Resume consideration of Land Use Ordinance

The Planning Board continued reviewing Island Falls' Land Use Ordinance and making edits that would apply to Patten. There was a brief discussion that the Building, Tiny Homes, and Manufactured Housing ordinances would all be a part of the new Land Use Ordinance or could be rewritten into the ordinance.

7. Other Business

The Planning Board signed a letter of support for a grant the Town is applying for that will fund improvements to the park and playground.

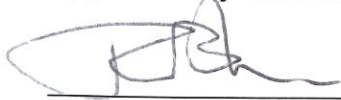
8. Next Regular meeting: July 17, 2025, at the Town Garage, 4:30 PM

9. Adjourn

Motion made by Ron to adjourn the meeting at 6:18pm. Seconded by Dennis, no discussion heard. **All in favor.**

Meeting Minutes for June 19, 2025

Approved by the Planning Board on 9/18/2025, 2025



Ron Blum, Chair



Les Hill

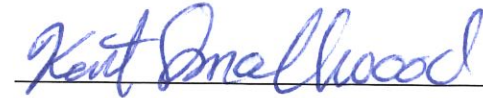


Joel Fitzpatrick, Vice-Chair

Dennis Brackett



Kris Wittine



Kent Smallwood