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DEPARTMENT OF CONSERVATION
MAINE LAND USE REGULATION COMMISSION
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All information related to the Comprehensive Land Use Plan Revision process can be found on the web at:
http://www.maine.gov/doc/lurc/reference/cluprev/PublicHearings/september_public_hearings.html

Comprehensive Land Use Plan Revision – PUBLIC HEARINGS

Dear Members of the Public:

The Commission is currently in the process of revising its Comprehensive Land Use Plan, the agency's primary policy and planning document. Periodic revision of the Plan, which was first adopted in 1976 and was comprehensively revised in 1983 and 1997, is necessary to enable the Commission to plan for the future. The Commission began the current Plan revision process in 2005. The work that has taken place since that time, outlined in more detail below, has helped shape the attached draft of the Plan.

The Commission has released the attached draft to formal public hearings. During the public hearing process, the Commission hopes to gather valuable public comment and input that will be used to revise and improve the final Plan.

The remainder of this letter outlines the work that has taken place over the last several years in order to create the attached draft as well as information on how to participate in the public hearing process. **Your participation is invaluable in shaping this Plan and consequently the future of the Commission's jurisdiction. We urge you to share your thoughts, comments, knowledge, and ideas with us.**

Summary of the work that has taken place to create this draft Plan (2005- 2009)

Comprehensive planning is a time consuming undertaking, involving data gathering and analysis, discussion of issues, and public participation, so the plan revision is typically a multi-year process. The Commission began the current revision process in 2005. The revision process was divided into several phases. These phases are summarized below.

- **Research and Drafting. 2005-2008.** The Commission hosted numerous topic-specific panel discussions and guest speakers with the goal of informing the Commission and staff about important issues affecting the jurisdiction. At these events, speakers were invited to share their thoughts on a variety of topics such as nature-based recreation, conservation easements, wildlife and fisheries resources, forest resources and land ownership, provision of public services to unorganized areas, economic development in rural areas, the perspectives of large landowners, and others. In addition, staff began collecting and analyzing information about the jurisdiction, including data on natural, cultural, and recreational resources, land ownership, the economy, and development trends. Based on the information generated from these efforts, the staff prepared a preliminary draft of the Plan. The Commission released this preliminary draft of the Plan in November of 2007 for public comment during a series of informal public workshops.
- **Public Workshops. Spring 2008.** The Commission hosted a series of informal public workshops on the preliminary draft of the Plan during the spring of 2008 in order to solicit comments, feedback, and additional information from the public. These workshops were held in Fort Kent, Presque Isle, Millinocket, Rangeley, Greenville, Augusta and Portland. Following the public workshops, the staff prepared a summary of comments. One of the comments

received during the public workshops was a desire to discuss development issues in a more in depth manner. Consequently, the Commission held a facilitated working group process for this purpose.

- **Working Group. Winter 2008 / 2009.** The Commission held a facilitated working group process to discuss specific issues in the Plan before undertaking any further redrafts and proceeding to formal public hearings. The Department of Conservation Commissioner, in consultation with the Office of the Governor, appointed members to the Working Group including representatives of landowners, developers, sporting camp owners, recreation interests, conservation groups, wildlife habitat specialists, legislators and the forest products industry. LURC Commissioners participated directly in the group's discussion. The working group discussed what appears to be the central issue in the draft of the Plan: development data, trends, issues, and possible tools for directing development.
- **Revising the Plan. Summer 2009.** At the conclusion of the working group meetings, Staff began revising the various sections of the Plan based on both information gathered during public workshops as well as from the Working Group process. The Commission reviewed these revised drafts and provided guidance to the Staff on further revisions.

From all of the work outlined above, the Commission has created a draft of the Plan for formal public hearings. The Commission has created two versions of the public hearing draft of the Plan to the Commission. The first is a 'clean' version of the proposed Plan. The second is a 'redline' version of the proposed Plan which tracks the changes made from the 1997 Plan.

Public Hearing Details

The Commission will hold hearings on the following dates in order to hear oral testimony from interested members of the public.

- **Monday, September 28th.** Augusta, Maine at the Senator Inn. 1:00 PM – 4:30 PM and 6:00 PM – 10:00 PM.
- **Tuesday, September 29th.** Bangor, Maine at the Ramada Inn. 1:00 PM – 4:30 PM and 6:00 PM – 10:00 PM.
- **Wednesday, September 30th.** Presque Isle, Maine at the Presque Isle Inn and Convention Center. 1:00 PM – 4:30 PM and 6:00 PM – 10:00 PM.

The Commission has established the following comment period dates in order to receive written testimony from interested members of the public.

- **Wednesday, September 9th.** Open the written comment period.
- **Wednesday, October 21st.** Close of written comment period.
- **Wednesday, October 28th.** Close of comment period for filing written statements in rebuttal of previously filed statements.

How to Participate

Public participation and comment on this draft Plan is crucial to creating the best Plan possible. Please attend one of the hearing sessions listed above to offer oral testimony or send written comments to the Commission during the comment period.

- **Attend one of the hearing sessions listed above:** Attend one of the sessions listed below and offer oral testimony which would have a bearing on this Plan. The public is not required to submit written testimony beforehand. Members of the public may simply attend the hearing and give oral testimony.
- **Submit written testimony:** Submit written testimony to the Commission which would have a bearing on this Plan. Written comments should be sent to Maine Land Use Regulation Commission, 22 State House Station, Augusta, Maine, 04333-0022. Comments may also be submitted by e-mail to LURC@maine.gov. Please indicate 'CLUP' in the subject line of emails sent to this address.

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