

**SAMPLE BALLOT
TOWN OF CAMDEN, MAINE
SPECIAL TOWN MEETING
NOVEMBER 7, 2023**

Town Clerk

Instructions to Voters

To vote, completely fill in the oval to the left, like this:
To have your vote count, do not erase or cross out your choice.
If you make a mistake, ask for a new ballot.

Article 2:

Shall the Town of Camden amend *Chapter 290, Zoning*, Article IV, Establishment of Districts, and Article VIII, District Standards to implement the State-Mandated Housing Opportunity Rules by increasing density on lots designated for residential use and by implementing an Affordable Housing Overlay Zone?

NOTE: *These amendments will implement **State-Mandated** requirements of P.L. 2021, Chapter 672 (LD 2003), An Act to Implement the Recommendations of the Commission to Increase Housing Opportunities in Maine by Studying Zoning and Land Use Restrictions. This State-mandated law was focused on removing regulatory barriers to increase housing production in Maine, while attempting to preserve municipal ability to create land use plans and protect natural resources. This new law mandates that municipalities create or amend local ordinance to allow for: 1.) additional density for affordable housing developments in certain areas; 2.) multiple dwelling units on lots designated for residential use. These amendments ensure that the Town is in compliance with State law and allow for increased housing opportunities. A copy of the Law and the proposed amendments are available for review in the Town Clerk's Office during regular business hours and on the Town of Camden's website at www.camdenmaine.gov*

Planning Board Recommends: 5-0-0 Select Board Voted: 5- 0-0

- Yes
 No

Article 3:

Shall the Town of Camden amend Chapter 108, Harbor and Waterways Ordinance to require that if existing piers are damaged, require significant repair or replacement, they must be raised to a height of 8 feet above mean high water, if practicable, and be structurally reinforced and designed to mitigate risk of sea level rise, to regulate Land-Attached Floats and to amend the review process for piers and other structures; provided however, that the Moratorium Ordinance enacted on June 14, 2022 and extended multiple times by the Select Board, prohibiting the construction of new residential piers and other structures, with the exception of Land-Attached Floats in the Outer and Coastal Harbors, shall remain in full force and effect unless specifically displaced by the amendments proposed by this Article?

NOTE: *The proposed ordinance amendments to Chapter 108, Harbor and Waterways address several of the issues identified in the Moratorium, and specifically relate to the following: land attached floats and the impacts of sea level rise on existing piers, when storm damage, significant repair or replacement is required. The Moratorium approved by voters and extended by the Select Board shall remain in full force except for the permitting and review of Land Attached Floats and the replacement or reconstruction of existing piers. These amendments implement some of the recommendations of the Harbor Committee. A copy of the proposed amendments are available for review in the Town Clerk's Office during regular business hours and on the Town of Camden's website at www.camdenmaine.gov*

Select Board Voted: 4-0-0

- Yes
 No

Article 4:

Shall the Town of Camden amend *Chapter 290 Zoning*, to regulate Land-Attached Floats in Camden Harbor and to amend performance and construction standards for piers in the Outer and Coastal Harbors to address Sea Level Rise; provided however, that the Moratorium Ordinance enacted on June 14, 2022 and extended multiple times by the Select Board, prohibiting the construction of new residential piers and other structures, with the exception of Land-Attached Floats in the Outer and Coastal Harbors, shall remain in full force and effect?

NOTE: *The proposed ordinance amendments to Chapter 290, Zoning generally implement several of the recommendations of the Harbor Committee and, specifically relate to the following: land attached floats and the impacts of sea level rise on piers. The Moratorium approved by voters and extended by the Select Board shall remain in full force except for the permitting and review of Land Attached Floats and the replacement or reconstruction of existing piers. A copy of the proposed amendments are available for review in the Town Clerk's Office during regular business hours and on the Town of Camden's website at www.camdenmaine.gov*

Planning Board Recommends: 5-0-0 Select Board Voted: 4-0-0

- Yes
- No

Article 5:

Shall the Town approve amendments to Article I Powers of the Town, Section 1.02 Town Meeting and Warrants, Article VI Financial Procedures, Section 6.02 Endowment Funds, 6.05 Select Board Action on Proposed Budget, and Section 6.06 Town Vote on the Budget of the Town Charter?

NOTE: *The purpose of these Charter amendments are to: (1) Remove the election of Budget Committee members from Article I to be consistent with past Charter amendments to Article VI Financial Procedures; (2) Remove mention of the Endowment Fund from the Budget Format as it conflicts with how the Endowment Funds are managed, as specified in Trust Documents; (3) Reorganize how the Select Board meets and deliberates on the budget to be consistent with Town Meeting Warrant public hearing and meetings; and, (4) Clarify that both the recommendations of the Budget Committee and Select Board will be on the ballot and that voters will be asked to approve the bottom-line revenue and expense numbers recommended by the Select Board. A copy of the proposed amendments are available for review in the Town Clerk's Office during regular business hours and on the Town of Camden's website at www.camdenmaine.gov*

Select Board Voted: 4-0-0

- Yes
- No