

ARTICLE XII AMENDMENTS

12.1 Initiation.

A proposal for an amendment to this ordinance may be initiated by:

1. The Planning Board, by majority vote of the Board;
2. The municipal officers, through a request to the Planning Board;
3. An individual, through a request to the Planning Board; or
4. A written petition of a number of voters equal to at least ten percent of the voters in the last gubernatorial election.

12.2 Procedure.

A. Any proposal for an amendment shall be made to the Planning Board in writing stating the specific changes requested. When a change in zoning boundaries is proposed, the application shall state the nature, extent, and location of the boundary change proposal, and shall be accompanied by a scale drawing showing the areas to be changed, with dimensions. When an amendment is proposed by other than the municipal officers or the Planning Board, a fee of \$75.00 shall accompany the proposal to cover the costs of hearings and advertisements.

B. Within 30 days of receiving an amendment the Planning Board shall hold a public hearing on the proposed amendment (See 30-A M.R.S.A., Section 4352, Subsection 9 for notice requirements), and unless the amendment has been submitted by the municipal officers or by a petition, the Board shall vote whether to forward the amendment to the municipal officers. If the Board votes to forward the amendment to the municipal officers, it shall make a written recommendation regarding passage to the municipal officers and legislative body prior to any action on the amendment by the municipal officers.

C. The municipal officers shall hold a public hearing on the proposed amendment. Notice of the hearing shall be posted and advertised in a newspaper of general circulation in the municipality at least seven days prior to the hearing. The notice shall contain the time, date, and place of hearing, and sufficient detail about the proposed changes as to give adequate notice of their content. If the proposed changes are extensive, a brief summary of the changes, together with an indication that a full text is available at the Town Clerk's office shall be adequate notice.

D. Except for amendments affecting the Shoreland Zone, amendments shall take effect and be in force from the date of their adoption. Amendments affecting the Shoreland Zone shall not be effective unless approved by the Department of Environmental Protection. A certified copy of the amendment, attested and signed by the Town Clerk, shall be forwarded to the Department for approval. If the Department fails to act on this ordinance within 45 days of its receipt of the amendment it shall be deemed approved. Any application for a permit submitted to the municipality within the 45 day period shall be governed by the terms of the amendment if the amendment is approved by the Department of Environmental Protection.

12.3 Adoption.

Any amendment to this ordinance shall be adopted by the legislative body.