

approved
June 4, 2026

**Comprehensive Planning Committee Meeting
May 7, 2026
Hancock Town Office – 6:00**

Attendees: Doug Kimmel, Ruth Franzius, Chris Holmes, Ant Blasi, Patricia Kontur, Mary Turner, Matt Williams, Austin Schuver.

The minutes from the April 6, 2026 meeting were approved.

The chapters on Economics and Demographics still need to be completed.

Matt distributed copies of three large maps relating to determining potential growth areas. These maps showed the actual lots and we are focusing primarily on the Washington Junction Road. After much discussion we decided not to include the Thorsen Road but we expanded the growth area to add some land on the East Side of Route 1. The zoning will need to change in order to provide incentives for the current owners to build more housing.

We also looked at the Village Center section of Hancock, not as a growth area but possibly to rezone in order to encourage the DOT to assist in making the Village a safer and more user friendly space.

Austin Schuver attended the meeting to talk about access to the water and shoreland development. An owner of a marina along Frenchmen's Bay recently died and it is unknown what will happen to that property. Perhaps after the new bridge at the Carrying Place is completed that land could be modified to allow better access to the water. The current Shoreland Development Zone is currently very narrow and possibly the adjacent land could be rezoned in some way to provide additional protections.

Matt has drafted a chapter on Climate Resilience to be added to our plan. All committee members are asked to review this document and send any suggested changes to Matt before our next meeting, which will be on Thursday, June 4th at 6:00.