

# Article 6 Proposed Changes

Proposed change would:

Create an ordinance provision to regulate venues and allow for venue growth.

## Chapter 4: Land Use Control Standards

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### 4-301.5 District Uses

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TABLE OF LAND USES

LAND USES	DISTRICTS				
	VD	GDD	RID	RIID	RD
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36. <u>Event Venue</u>	<u>PB<sup>SR</sup></u>	<u>PB<sup>SR</sup></u>	<u>PB<sup>SR</sup></u>	<u>PB<sup>SR</sup></u>	<u>PB<sup>SR</sup></u>
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### 4-501.2 Off-Street Parking and Loading

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Activity	Minimum required Parking
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<u>Event Venue</u>	<u>1 space per 3 attendees</u>
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### 4-501.19 Event Venue

#### A. Purpose.

The purpose of this section is to regulate Event Venues to ensure they are designed in compliance with applicable fire and safety standards and operated in such a manner as to protect the health, safety, and general welfare of the residents of Minot.

All definitions relating to an Event Venue can be found in Chapter 14 Definitions of this Land Use Code.

#### B. Exemptions.

The following sites are exempt from the provisions of this Section.

- property owned by the Town of Minot
- state-owned property that is used for public purposes.
- Event Venues previously approved by the Planning Board.

Event Venues that were legally established prior to the adoption of this Section will be assessed by the Fire Chief to understand the current limitations associated with the operation. Courtesy life safety inspections can be requested from the Planning Board. These inspections aim to provide recommendations to homeowners to improve fire safety. However, these inspections in no way entitle the Event Venue established prior to the adoption to this section to immunity from changes recommended by the Fire Chief to protect the health, safety, and general welfare of the residents of Minot.

### **C. Standards.**

Event Venues must comply with the following criteria:

1. Site Plan Review is required for all Event Venues proposed after the adoption of this Section, regardless of whether any new, permanent buildings are proposed.
2. All applications shall be referred to the Fire Chief for a review of compliance with the National Fire Protection Association (NFPA) Life Safety Code.
3. The site must comply with all applicable state and federal laws concerning accommodations of disabilities, including but not limited to the Americans with Disabilities Act and the Maine Human Rights Act.
4. **Parking**
  - a. All parking must be located on site, or off-site with written authorization.
  - b. If off-site parking is utilized, parking must be within walking distance of the Event Venue (defined as no more than ¼ mile). If parking is located beyond ¼ mile of the Event Venue, a dedicated shuttle service will be required for transport to and from the Event Venue.
  - c. Walking or use of a shuttle shall not impede the normal flow of traffic on any roadway.
  - d. Under no circumstances shall on-street parking be permitted.
5. Event venues with capacity for more than 200 attendees must submit a Traffic and Parking Management Plan as part of the Site Plan application. The Traffic Management Plan shall be referred to the Highway Director by the Planning Board for review.

- a. This Plan must address how traffic will be handled on the adjacent roads and at any intersection leading to the site, as determined by the Planning Board (e.g. hire a traffic attendee), in addition to the entrance to the site. It must also address how traffic circulation within the parking lot will be handled (e.g. staff direction of attendees to parking spaces). Traffic management must be carried out to handle both traffic arriving at and leaving the site and is separate from any plan or permit required by the Maine DOT.
6. Events held Sunday-Thursday shall end no later than 10 PM. Events held Friday-Saturday shall end no later than 12 AM.
7. Signage shall be permitted in compliance with the requirements in Title 23 M.R.S.A. Chapter 21 Section 1914.
8. All light fixtures must be located and aimed to only illuminate areas and/or objects necessary for the event and the safety of attendees. Lighting should not be directed skyward, towards abutting properties, or produce glare on adjacent roadways.
9. Fixed and portable sanitary facilities must be provided in compliance with the Site Plan Approval and setback a minimum of ten (10) feet from any property lines.
10. The distribution and sale of alcoholic beverages must be in compliance with all applicable state laws. Copies of state approvals must be submitted to the Town.
11. The Planning Board may require the installation of a vegetated buffer and any other buffers to minimize disturbance to adjacent properties as a component of Site Plan review.

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## CHAPTER 14 DEFINITIONS

**Event Venue:** A building, or portion of a building, outdoor area, and related parking area generally open to the public which is made available to individuals or groups through a contract to accommodate private functions including, but not limited to, weddings, receptions, business meetings, and banquets. Use of private property for an event in which a contract is not made shall not qualify as an Event Venue.

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