

CHAPTER 1.

WHERE WE HAVE BEEN – PAST PLANNING ACTIVITIES

(Revised 2-14-03)

The Town of Ogunquit was incorporated as a separate municipality in 1980. Prior to 1980, Ogunquit was officially part of the Town of Wells although the Ogunquit community had some degree of self-government for much of the 20th Century. In 1913, the Maine Legislature created the Ogunquit Village Corporation that was responsible for certain aspects of local government while the Town of Wells was responsible for the overall school system. The Village Corporation oversaw the operation of the village until the Town of Ogunquit was created by the state legislature in 1980. The Ogunquit Village Corporation adopted a village zoning ordinance in 1958 and the Ogunquit community has exercised local land use regulation since that time.

The Town prepared a Comprehensive Plan in the late 1980s in conjunction with the State of Maine's Growth Management Program. The Comprehensive Plan was updated in 1991 and was further amended in 1993. The Plan was formally adopted by the Town Meeting and was approved by the State Planning Office in 1993 as being consistent with the State's Growth Management Program.

The 1989-1991-1993 Comprehensive Plan provided a detailed look at the community's natural and developed environments. The plan contained significant policy recommendations including a land use plan that proposed a new zoning framework for the Town and revised Shoreland Zoning provisions to bring the Town into compliance with the state Shoreland Zoning Law. Since the adoption of the Plan, the Town has implemented many of the policy recommendations. The Town updated its Shoreland Zoning as envisioned by the Plan and, in 1991, adopted a new Zoning Ordinance that implemented many of the land use recommendations of the Plan. In the mid 1990s, the Town adopted design review provisions as proposed by the Plan. In 1998, the Town replaced the 1991 Zoning Ordinance with an updated zoning ordinance that fully implemented the land use recommendations of the adopted Plan. This ordinance has been periodically amended since its adoption. In 2000, basic historic review provisions were incorporated into the ordinance.

In addition to the Comprehensive Plan and Zoning Ordinance, the Town has been involved in a variety of other long range planning activities. A major focus of activity involved the reopening of the Town's clam flats. The flats were closed to harvesting in 1988. In response, the Town worked to remove potential sources of pollution and to document the improved water quality resulting from these actions. In 1997, the state approved the reopening of the Ogunquit clam flats. Other important activities that have occurred since the adoption of the Comprehensive Plan include:

- The updating and expansion of the sewage treatment plant including the relocation of the outfall from the river to the ocean in 1993;
- The reconstruction of the Beach Street Bridge;
- The reconstruction of the Perkins Cove pedestrian draw bridge; and
- The Shore Road sidewalk and lighting improvements from the Downtown to Perkins Cove.