

Minutes, Bucksport Economic Development Committee – April 12, 2016

Attending: Andy Lacher, Larry Wahl, Paul Rabs, Jim Boothby, Frank Dunbar, Peter Stewart, John Wardwell, Daphne Eyerer, Ron Russell, Don Houghon, Rich Rotella and Jeff Hammond.

Paul Rabs called the meeting to order at 5:02pm. March minutes were reviewed and John Wardwell stated that Ron Russell's name was left off roll call. Peter Stewart asked if we heard from the Department of Commerce. Rich explained that he invited Charlotte to a meeting, but Charlotte said that they had sent the letter without Bucksport's written support. The minutes were accepted by Peter Stewart and seconded by Frank Dunbar.

Code Enforcement Officer: Jeff Hammond said he had a few things to update the committee. The first is the Flood Plain Management Ordinance. He said it was on track for approval and on the Town Council agenda Thursday, April 14th for introduction. He wasn't sure if the Council would send it to the Ordinance Committee because there is not too much they can do with it. It has been reviewed by the State Flood Plain Management Office and they found it in Compliance with FEMA's expectations for new language that needs to be incorporated. We have 25 new flood maps to replace the 4 that we have currently. These are digital and are on the website that we can look at as well as look at the draft ordinance. This has to become effective by July 21, 2016 or we will no longer be able to participate in the Flood Insurance Program. Jeff was confident that it would happen before that day. Second, a vendor ordinance is being developed. The Ordinance Committee and the Waterfront Committee met jointly to look at some proposed changes to Chapter 6 to add Outdoor Vendors as a licensed activity. They have asked for a couple of minor changes and those have been made. Jeff isn't sure what will happen next. He said there might be nothing happening to that ordinance for a while, but he is prepared to deal with any further changes that may be needed. The Comprehensive Plan Committee met April 11th in the Jewett School Conference Room and took up the Vision Statement that has been drafted. They wanted to make a few changes to it. He said that will come back for some more review at the next meeting. They are also getting into the preparation of the Goals & Strategies Section of the Plan. Paul Rabs asked Jeff if the plan was still to get the Comprehensive Plan in front of the Town Council by the end of May. Jeff said it would be several more months before it is ready to go. He said there is a plan to have a public meeting on what has been accomplished so far on the inventory and analysis section of the plan. He wasn't sure of the exact date but there is going to be a public hearing held to take public comments on what has been done to date. Larry Wahl confirmed the date as May 26th and Rich confirmed that it would be part of the Town Council Meeting that evening. Two businesses are moving to new locations in Bucksport. Bucksport Monuments is moving from Heritage Park to the building formerly occupied by Industrial Packing on the River Road. Also, a gun smith (Jeff wasn't sure of the name of the business) located on Route 46 was planning to operate the business out of his home on Route 15. Jeff said that neither business has been permitted but he expects them both to be done. The last item pertains to the Board of Appeals. They have scheduled a meeting for next month to deal with 2 variance appeals. One is on the Bucksmills Road that is requesting a variance to allow 2 mobile homes to be located on a lot that is only big enough for one. The other pertains to lot coverage in the Shore Land Zone. The Light House Art Center is proposing a site development in the back of their building that will exceed the maximum lot coverage which is allowed (80%) in the Shore Land Zone. They will be coming to the board to ask for a variance that will allow them to exceed the maximum. Jeff & Rich met earlier in the day with the architects to discuss the application and their plans. Peter asked when the meeting was scheduled. Rich said the meeting was scheduled for May 10th. Jeff said it would be in the Council Chambers at 7pm. Peter asked if this was solely a Town ordinance. Jeff said it is State shore land guidelines and they are rules that we have to adopt. Jeff said the rule used to be 70%. He said the prior owner of the building wanted to build an addition and they exceeded the lot coverage at the time and they received a variance to do so. Peter asked if the easement the Town gave could be used and Jeff said no. It is just their property and we can't include the Town's property.

Lot coverage applies per lot. Ron Russell mentioned a picture that Rich had shown him and Ron wanted to know if it included just the bump out. Jeff said no it includes the bump out, the patio, and the walkway. He said the walkway is made of stone pavers to match the waterfront walkway. He said this is considered an impervious surface so it counts towards lot coverage. Jeff said one possible solution is that they can use pervious pavers. There is product made to do that and allows it to be included in the drainage and you can count that towards pervious rather than impervious. It costs more to do but it is a possibility. Jeff wanted to update the committee on the informational sign panels on the Waterfront. He said there are 5 of them and that 3 of them have been fairly finalized with help from our graphic designer, Asha Fenn. He had to send them back to her for minor corrections. 2 of the panels are still in rough draft stage because some initial content needed to be changed. Currently, they are now with Pat Ranzoni to get content from the Penobscot Tribe to talk about the relationship with the Penobscot River. Pat put Jeff in touch with James Franics, the Penobscot Historian. Jeff sent him an email today to invite him to meet about the panels and what the purpose of them are. He is hoping to get some contributions from them. It is still on-going and he is hoping that we will have them presentable to us later this spring. Peter asked where we were going to get all the lights changed over. Rich said that he was working with Joe Allard to have all the lights changed to LED. Rich received a quote for this project and was waiting to hear back about any credits from Efficiency Maine. Rich also received a quote to have all the timers changed to digital because as of now only 1 is digital. All quotes have been submitted to the Town Manager.

Heart and Soul Update: Rich said there was an Open House on April 2nd and that the group gave out 141 ice cream coupons compliments of Lane Construction, Darling's Auto, and Camden National Bank. He said that Ed Newbegin won a \$100 Visa Gift Card that was drawn that day. He said that Richard & Kim Rosen and the BHS Jazz Ensemble Band were in attendance that day. He said 22 volunteers emerged from that event. Rich thanked Mrs. LaLonde's 4th grade class, who came down on April 1st to clean up the building. He said that Don came and took pictures of the students and published them in the Enterprise. He said that there are photos in the windows from the Penobscot Marine Museum. Rich said that Phase II training would be held April 30, 2016 from 9-3 at the BHS library. Rich said you can follow the group on Facebook at Bucksport Heart & Soul or on their website at www.bucksportheartandsoul.com.

Heritage Park Sign Update: Rich now has sign in his possession from Linwood Bridges. Rich showed a picture slide-show of the condition of the deteriorating sign and the posts the sign rests on top. Rich shared the quotes provided by Linwood Bridges. Peter asked if businesses paid to have their signs up on the polls. Jeff said they don't have to pay nor do they need a sign permit. Rich said the last sign lasted 15 years. Ron & Larry suggested Rich get quotes and to speak to Kim Delbridge at Banner City Graphics. Peter suggested that we replace names of old businesses on the sign with current businesses. Jeff suggested having the signs framed in place to make it easier when we needed to change them out. Daphne asked if we could do just 1 name per sign and Rich said there wasn't enough room. Jeff mentioned there is a business owner in the park who is looking to condo-minimize his building which will create more businesses and a need for even more signs. Jim said wouldn't we also want to plan for Phase II expansion of the park. Peter said to think maximum number of businesses so we don't have to go through this in 5 years.

Wednesday On Main: David Kee advised the group to look at the last 2 pages in the packet in which the 2nd page includes the program line-up for the coming year. He suggested the Economic Development Committee, Town Employees and Town Council attend the events in a show of support. He explained that there is an advertisement going to be in the Down East Magazine this spring. He said that Paula Kee will also reach out through social media. Paul Rabs recommended handing out packets to the cruise ship passengers as he, his wife, David Kee and Paula Kee did last year.

He said the patrons were happy last year when they received the new resource guide, and suggested this year we include a list of the W.O.M. events, movie information, and church service hours. David Kee said there is no reason why this can't happen this year. He asked for a reminder from Paul to bring this up at the Town Council Meeting on Monday evening, so it isn't just talked about then forgotten.

Heritage Park Sign Update: Rich reached out to Linwood Bridges via email looking for location and time to have sign returned so the committee could see the condition of the sign to see how to proceed. Rich hasn't heard back from Mr. Bridges and will continue to reach out to him. Rich located a proposal Mr. Bridges which was over \$6,000 meaning the sign would have to go to bid. Peter Stewart questioned if this was a new topic. Rich explained this has been ongoing and was put on hold while the electronic sign was being discussed and due to the fact that Mr. Bridges had yet to return the sign.

Waldo-Hancock Bridge Item: Rich contacted Joe Prescott with Bangor DOT. Joe said the flag poles went to Verona & Prospect and that he had no more bolts. He thought that he had 3 of the cables and was going to drive down later that day to meet with Ken Cooper in Orland to see if they were still there. Rich hadn't heard back from Joe prior to tonight's meeting.

Water Trough Update: Rich met individually with some of the departments and they came to the conclusion that there is no water coming to the structure from the road nor the Jed Prouty. Rich met with Island Pool & Spa who said we could install a small pump and make a fountain out of it. They suggested reaching out to Freshwater Stone in Orland because they build items like this. Rich said that he would reach out to them. John asked if the trough was in the right away. Rich shared a photo and it showed the trough on the sidewalk not in the right of way.

Old Business: Peter asked where we stood with AIM starting back up. John said that he spoke with Jeff McGlenn earlier in the day and they were going to start up on Monday. He said the first piece of equipment arrived today. Peter is thinking about an amendment to extend the permit. He thinks people are ready to get moving. He believes people are ready to let them work Saturday/Sunday. Andy agreed he said he lives close by and he can barely hear noise when they are working. Jeff said it would take an ordinance because right now they can operate 7am-7pm Monday to Friday period. Peter said he will bring it up at the Council Meeting on Thursday to have it moved to the Ordinance Committee.

New Business: There was no new business to discuss.

Adjournment: Peter Stewart made the motion at 5:38pm and it was seconded by Frank Dunbar.

Submitted by Rich Rotella

Next BEDC Meeting is scheduled for Tuesday, May 10th @ 5:00 pm

Jewett School Conference Room