

TOWN COUNCIL WORKSHOP AGENDA

MARCH 2, 2023; 7:00 PM

American Legion Log Cabin 196 Main Street, Yarmouth and by remote access:
To access the meeting remotely, log in from your computer, Smartphone, or tablet:

<https://meet.goto.com/YarmouthTownMeetingRoom/tcws>

Or dial in by phone: [+1 \(872\) 240-3212](tel:+18722403212)

Access Code: 627-651-157

Public comment period

Item No. 1: To hear the reports of the Council Chair, committees, delegates, liaisons and the Town Manager.

Item No. 2: To hear a Presentation/Discussion with ecomaine Executive Director, Kevin Roche

Background: Yarmouth is a member-owner of ecomaine, which was formed back in the 80's as towns and cities were closing their landfills. The ecomaine facility is both a recycling facility and a waste-to-energy incinerator. The heat generated by the incineration process is used to generate electricity. In addition to its 20 member owners and 7 associate members, ecomaine has contracts with 48 communities from Maine and NH.

At This Workshop: ecomaine president Kevin Roche will give an update to Town Council, and an overview of capital needs on the road ahead.

Item No. 3: To hear a report on Water Quality issues (Royal River).

Background: Royal River Alliance, a concerned citizens group interested in restoring the health and ecology of the Royal River, recently conducted dissolved oxygen monitoring of the Royal River, to learn whether the Elm St. Dam meets the criteria of Class B rivers. The study showed that the river has low Dissolved Oxygen Levels, which have a strong detrimental effect on the health and biodiversity of river habitats. Town Council is interested in learning more about the issue, so is having Matt Reynolds, an engineer of Portland-based Drumlin Environmental LLC, give the Council a brief tutorial on the Royal River Water Quality Classification system and issues relative to dissolved oxygen and other issues. The Royal River Alliance study is independent of the work the Town is doing through the Army Corps of Engineers but has been offered as information for consideration. The Corps of Engineers will be providing an update on their work in progress on March 17, 2023 at 10AM by Zoom.

At This Workshop: Reynolds will not advocate any particular course of action, but provide Council with an introductory understanding of the Water Quality Classification issues and implications for contextual understanding of the river health and related concerns.

Item No. 4: To hear a brief summary report from the Town Manager on the proposed FY 24 budget draft.

Background: Town Council will be deliberating over the budget for the next fiscal year at meetings throughout March. Town Council will vote on the budget at meetings on April 6 and May 4, and the public will vote on the budget at the Town meeting on June 6.

At This Workshop: The Town Manager will provide a brief overview of the proposed budget which was previously presented to the Town Council on Feb 24. .

Item No. 5: To consider issuance of liquor licenses to REVEL Catering and Owl and Elm (new owners)

Item No. 6: To hear a report from the Assessor and consider an appropriation of funds for an update to assessments.

Background: Ben Thompson, the Town Assessor, will present information to the Town Council about the current status of our property tax assessments (now 7+ years dated) and the Town's options to bring the assessments to current market conditions. Based on prior guidance, Thompson is preparing numbers for you to contract for a "tabletop" revaluation as opposed to a more expensive and time consuming effort of revisiting, inspection, grading and measuring of every property. The intention is the Town Council will commission a contract so that new values can be in place for the FY 25 tax year

At This Workshop: The Assessor will make a presentation to Town Council.

Item No. 7: To consider a recommendation of the Planning Board regarding a proposed Zoning Map amendment at Map 31 Lot 36 (Libby)

Background: Property owner Ed Libby, has requested a zoning change from Medium Density Residential (MDR) to the CD4-C District (Route One Corridor Character District) for a 5-acre property he owns between 342 and 370 Portland Street, roughly

between Brentwood Center for Rehabilitation and the MDOT railroad right of way. No specific project is envisioned at this time, the zoning change would allow for a wide range of uses, including multifamily housing. The Planning Board voted 4-2 to amend the zoning of the property to CD4.

At This Workshop: Council will discuss the issue.

Item No. 8:

To hold an Executive Session, if needed, including consideration of various committee and board appointments.