

**APPROVED**  
**BRUNSWICK TOWN COUNCIL MINUTES**  
**Monday, July 17, 2006**  
**6:30 P.M. Executive Session**  
**7:00 P.M. Regular Meeting**

**6:30 P.M.** Chair King called the meeting to order.

**Councilors Present:** Chair Joanne T. King, W. David Watson, Jacqueline A. Sartoris, Hallie Daughtry, Louise V. Ansari, Ryan E. Ewing, Newell A. Augur, and Forrest Lowe.

**Councilors Absent:** Councilor Jeffrey A. Schneider.

**Town Staff Present:** Donald Gerrish, Town Manager; Fran Smith, Town Clerk; Patricia Harrington, Assistant Town Manager; Steve Levesque, Executive Director of LRA; Tom Farrell, Parks and Recreation Director; Tim Lukas, Natural Resources Planner; and TV video crew.

**EXECUTIVE SESSION: 6:30 P.M. Personnel Matter per 1 MRSA Sec. 405(6)(A)**

**Councilor Watson moved, Councilor Ansari seconded, to go into executive session pursuant to MRSA 1 §405(6)(A) to discuss a personnel matter. The motion carried with five (5) yeas. Councilor Sartoris, Councilor Daughtry, and Councilor Augur arrived after the vote.**

**MEETING CONTINUED: 7:00 P.M.**

Chair King called for the Pledge of Allegiance.

**Public Comment:**

None

**Correspondence:**

Councilor Watson commented on how well the Cooks Corner Fire Station dedication went. For the first time the author's name appeared on the Fireman's Prayer, as displayed on the Firefighter's Memorial, and his granddaughter came to the event. On behalf of the Firefighters, Councilor Watson presented the Council with a plaque as a way to thank them for all their support on this project. He also thanked other groups such as the Elks and Shriners for their assistance with the dedication.

**Manager's Report:**

**(a) Certificate of Achievement for Excellence in Financial Reporting – John Eldridge III**

Manager Gerrish said John Eldridge has received this award for Excellence in Financial Reporting for the seventh consecutive year.

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*(A copy of the letter of recognition will be attached to the official minutes.)*

### **(b) Nomination Papers**

Fran Smith, Town Clerk, explained that nomination papers for the November 7 Municipal Election will be available beginning Friday, July 28, 2006, and are due back to the Town Clerk's Office by Friday, September 8, 2006. Due to the Town Charter amendment effective January 1, 2006, the town will begin a transition from two year to three year terms for the Town Council and School Board Members. She provided a list of the offices and terms for the coming election.

### **(c) Council Committee Updates**

Councilor Lowe gave an update on the Maine Street Station Implementation Committee. They have not yet met. The RFP deadline passed last Friday, but there were no proposals submitted so they will be extending the deadline until August 18, 2006, to give an additional thirty days. The Committee will meet in August to review the proposals received.

Councilor Sartoris gave an update on the Comprehensive Plan Committee, which has had their 58<sup>th</sup> and last meeting. They voted unanimously to send the final draft first to the Planning Board and then to the Council, to whom it should come in late September to mid-October. She thanked town staff and Barbara Desmarais for her work even after she was off the Council.

Councilor Ansari reported on the Old High School Implementation Committee, which had their first meeting last Thursday. The committee members have a great deal of energy, which will be good since they will need to be in high gear with a December deadline to report to the Council. They will be meeting on Thursdays and hope to have as many meetings as possible televised. They will also have meetings for public input.

Councilor Watson said the Elementary School Construction Committee has met, but the Council representatives were unable to make it due to the Council meeting being held at the same time. Councilor Daughtry added the first item of business is to get an architect and then select a site next. There are still two vacancies on the committee.

Councilor Sartoris would like to have the meetings televised if possible since there is a lot of public interest.

### **(d) LRA Update**

Steve Levesque provided the Council with an update on what has been happening at the LRA. They are still wading through the federal screening process and have an agreement to move the Maine Army National Guard to a different location on the property, and they are working to move the Air National Guard, as well. In addition, the LRA has launched

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its public participation process, including having bus tours of the base. Responding to Councilor Ewing's question about the LRA's role versus other committees, Mr. Levesque said the LRA is the sole contact for the public reuse of the base. The Governor's Advisory Committee is looking at issues outside of the base.

*(A copy of Mr. Levesque's memo will be attached to the official minutes.)*

Representative Stan Gerzofsky, who is a member of both committees, said the article in the newspaper was confusing. The Governor's Committee is outside of the gate and is for the region. A recent meeting was to update town officials from around the area on the BRAC process and how the screening process worked.

### **(e) Mere Point Boat Launch Update**

Manager Gerrish said the final application to the Planning Board will be considered on July 25. The town has had a preliminary agreement with Inland Fisheries and Wildlife (IF&W), but the Memorandum of Understanding cannot be finalized until the Planning Board's approval. The agreement will have to come to the Council for final approval. The state has agreed to take care of some additional maintenance issues such as striping and dock maintenance, thus reducing the town's operating costs. He hopes to work through all issues as outlined in a letter sent on behalf of the Council regarding what the town expects to be in the agreement. Responding to Councilor Augur's question, Manager Gerrish said the Memorandum of Understanding is ongoing and could be dissolved by either side and they are working through the timeframes. IF&W will be putting out an informational brochure in the next few weeks. Responding to Chair King's question, Manager Gerrish said if the Planning Board does not approve this project, or if they do approve it, the project can be appealed to the Zoning Board of Appeals and then to court.

### **(f) Update on Military Redevelopment Zones**

Manager Gerrish explained the process to designate land in Brunswick and the region for this program. The Midcoast Military Redevelopment Zones will allow businesses to take advantage of some things. There are about 500 acres outside of the base that will be designated, and businesses that locate there can get some benefits. He listed the communities included in the area. As part of this process the Council needs to hold a public hearing and the towns will have to certify properties by August 18 so that when the law goes into effect, the land is designated.

*(A copy of the letter and additional information will be attached to the official minutes.)*

**Councilor Sartoris moved, Councilor Watson seconded, to hold a public hearing for August 7, 2006, regarding the Military Redevelopment Zones. The motion carried with eight (8) yeas.**

**Adjustments to the Agenda:** None

- 123. (TABLED) The Town Council will consider adopting a resolution supporting the joint resolution passed by the State Legislature and supported by a letter from the Governor requesting that the Department of Defense return to the Town of Brunswick at no cost, the former Town Commons property (1,000) acres, and take any appropriate action.**

Councilor Lowe said this item is asking the Council to support the Joint Resolution of the Legislature to return the 1,000 acres of the Town Commons back to the town. He suggested a certain motion including a statement for the Council to adopt: "The Brunswick Town Council supports the Joint Resolution passed by the 122<sup>nd</sup> Legislature requesting that 1,000 acres taken by the Federal Government from the Town for use as part of the Brunswick Naval Air Station be returned to the Town at no cost." He added having the Chair write a letter of support. He thanked Representative Gerzofsky, Speaker of the House Richardson and President of the Senate Edmunds.

Councilor Watson thanked Representative Gerzofsky for his effort to get this Joint Resolution passed. This is a great task to have both sides support it.

Councilor Sartoris thanked Pricilla Davis for her knowledge of this town and the history of the Town Commons. There is information on the town's web site. This relationship with the Commons began before this country was established.

**Councilor Lowe moved, Councilor Daughtry seconded, to adopt the following statement: "The Brunswick Town Council supports the Joint Resolution passed by the 122<sup>nd</sup> Legislature requesting that 1,000 acres taken by the Federal Government from the Town for use as part of the Brunswick Naval Air Station be returned to the Town at no cost" and at the appropriate time have the Council Chair write a letter of support. The motion carried with eight (8) yeas.**

- 130. The Town Council will hear a report regarding the BNAS Local Conveyance Process, and take any appropriate action.**

Pat Harrington, Assistant Town Manager, made a presentation regarding the BNAS Local Conveyance Process and the steps necessary for the town and citizens to follow in order to request property on the base. Any town or citizen request, which must go through the town, will need to be identified by October 2006. The request would go through the CIP Committee and come back to the Council for final decisions.

*(A copy of Ms. Harrington's memo and PowerPoint presentation will be attached to the official minutes.)*

Councilor Sartoris said although the CIP committee oversees town facilities, this is the vision of the community's needs. Therefore, she would like to see the Council involved

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as much as possible. This is a very important process with the community issues and she wants it to go from CIP to involving the entire Council. As a way to get citizen interest, this should be a visionary process involving them early on. There could be a visionary workshop including the full Council and those organizations such as People Plus and others, to look at what direction to go.

Ms. Harrington said she had concerns with doing much with Boards and Committees in August because of all the vacations and the hot weather. Councilor Sartoris wants to get it started early in August.

Manager Gerrish said the goal is to start the Committees thinking about this process as soon as possible, and bring everyone together in September.

Ms. Harrington added this part is very focused and narrow; the town is not planning for the whole base, just determining what parts would fit the town's needs. Responding to Chair King, she said the CIP committee focuses on the operation funding and needs of the community and any decision would, in the future go through the CIP for approval. The process is not looking for a wish list, but for something that is defensible.

Mr. Levesque added the state and local screening is just part of this project. The town has a process for identifying property that then goes to the LRA for the public hearing process and decision process. This is one piece of the pie in a much larger process of what the LRA is looking at.

Councilor Lowe said there needs to be a discussion on the town's process versus the LRA process. The local is straightforward – what property and/or buildings on the base would the town benefit from having and what can the town afford, who will assist, and so forth. The Council needs to get started right away. As far as the CIP Committee's role, it would be fine if requests go through them, but they should not spend a lot of time there so the requests can get back to the Council for public input and decisions.

Councilor Ewing said the CIP Committee has a critical eye as to what is needed and has developed expertise in this area. He suggested doing a CIP meeting on Saturday and include Town Councilors to be part of it. Having the full Council involved as early as possible would be best.

Councilor Sartoris said she wanted to clarify she did not see this as a vision for the entire base; instead it is a vision for certain town needs like a multigenerational center. The CIP Committee has an important role, but the Council should be the funnel for requests. This should be a "CIP plus" process with the Council being advocates for what is recommended to go to the LRA. The breath of issues is very far reaching and goes beyond the CIP Committee's role.

Councilor Augur echoed Councilor Sartoris' comments. The CIP Committee provides an advisory role, but the decision-making is done at the Council level. He asked about the philosophy of how to prepare a list – should it be three things like a police station, three

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soccer fields, and a multigenerational center, or the creation of a larger list in hopes of getting something.

Mr. Levesque said if the process produces suggestions that will benefit the town, it would help the LRA in its decision making.

Manager Gerrish said the goal here is to try to get a good sense of the property that could be a good benefit to the town. He hoped to listen to all requests, with a need to start with a broad look at all needs and then narrow down if necessary.

Councilor Augur said his fear is if the town casts a net so wide there will not be consensus by October.

Ms. Harrington said the town has been waiting for information on the base's natural resources and operational cost for facilities. The town will have to make requests for property without knowing if it can afford them since the information is not yet available.

Councilor Augur suggested getting information out to nonprofit groups and committees so that the public input process can begin, because of the short time frame to get requests ready.

Ms. Harrington said the LRA is determining the conveyances, not the town.

Councilor Lowe said, responding to Councilor Augur, the LRA will formally be allowing those groups to request conveyances. Certain groups may want to do it on their own or others may want it to go through the town since it is a town function idea.

Chair King said the bottom line is affordability, operational costs will not be known until October, but the Council will be able to narrow the list down when costs are known.

Manager Gerrish said the town is going to start the process now, keeping the Council abreast of the information and encouraging them to be involved with the subcommittees.

Chair King said there appears to be general support for this.

Councilor Watson asked if the CIP is to be the major screener.

Manager Gerrish said the CIP will be involved, but the Council makes final decisions and will be involved.

Councilor Sartoris asked if the Council will be involved with the funneling process more than originally proposed.

Chair King said the CIP has the same role as other committees.

- 131. The Town Council will consider the slate of Officers for the MMA Executive Committee, and take any appropriate action.**

Manager Gerrish said this item is the annual vote the Council makes on the slate of officers for the MMA Executive Committee. The difference this year is there is a contested race for the Vice-President slot between Anne Swift-Kayatta (Cape Elizabeth), Ruth Marden (Jay), and Janet White (New Portland).

**Councilor Sartoris moved, Councilor Augur seconded, to approve the MMA Executive Committee Election of Officers and Directors Ballot and to select Anne Swift-Kayatta for the Vice President slot. The motion carried with eight (8) yeas.**

- 132. The Town Council will discuss recognizing Town Committee and Board members, and take any appropriate action.**

Councilor Watson said this is an informal gathering that the town does not currently do. He sees it as a picnic type of affair to honor those who volunteer on committees. He hopes to have the Council's support. This is a way to bring together the Brunswick family.

Manager Gerrish said Thomas Point Beach may be a possible location. He thinks it is a good idea. There will need to be a budget between \$2,000 and \$4,000, which would come from the contingency fund. The Clerk has reviewed her records and indicated that there are approximately 250 current board members.

Councilor Lowe said it is a good idea, but wondered if it makes more sense to do it in the spring because of all the work ahead for the Council in the coming months.

Councilor Watson said the weather could be a concern in spring.

Councilor Sartoris was happy to support going ahead and wanted to invite family members. Manager Gerrish said he had expected it to be open to families.

It was decided to move ahead and have the picnic in September.

**Councilor Watson moved, Councilor Sartoris seconded, to authorize the Town Manager to plan this event for September. The motion carried with eight (8) yeas.**

- 133. CONSENT AGENDA:**  
**(a) Minutes of June 5, 2006**  
**(b) Appointment of Timothy Lukas as Harbor Master**

Manager Gerrish introduced the new Natural Resources Planner, Tim Lukas, who said he is very pleased and enthusiastic to be in Brunswick.

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**Councilor Ewing moved, Councilor Augur seconded, to approve the consent agenda which includes appointing Tim Lukas as Harbor Master for a term to expire on April 30, 2007. The motion carried with eight (8) yeas.**

**Councilor Ansari moved, Councilor Ewing seconded, to adjourn the meeting. The motion carried with eight (8) yeas.**

The meeting adjourned at 8:50 p.m.

**PLEASE NOTE: THESE MINUTES ARE NOT VERBATIM. A VIDEO RECORDING OF THE MEETING IS AVAILABLE AT THE TOWN CLERK'S OFFICE DURING REGULAR BUSINESS HOURS.**

*Frances M. Smith  
Town Clerk  
July 21, 2006*

**August 7, 2006**

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*Date of Approval*

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*Council Chair*