

**BRUNSWICK TOWN COUNCIL**  
**Agenda**  
**March 18, 2013**  
**7:00 P.M. – Regular Meeting**  
**Municipal Meeting Room**  
**Brunswick Station**  
**16 Station Avenue**

Pledge of Allegiance

Roll Call

Public Comment:

Correspondence:

Adjustments to the Agenda:

**MANAGER’S REPORT:**

- (a) Financial Update
- (b) Council Committee Updates
- (c) Report regarding the Route 24 Corridor Study
- (d) Update on Police Station Project
- (e) Permission to apply for and expend Highway Safety Grant (*Action Required*)
- (f) Response to comments from Fred Blanchard
- (g) Permission to apply for and expend technology grant through Maine Emergency Medical Services (*Action Required*)

**PUBLIC HEARINGS**

26. The Town Council will hold a public hearing on the following special amusement license, and will take any appropriate action.

JJ&M LLC  
D/B/A: Benchwarmers Sports Pub  
212 Maine Street

Jennifer Lewis

**HEARING/ACTION**

27. The Town Council will hear public comments on the following resolutions: “Resolution Amending the 2012-13 Budget and Appropriating \$345,580 from the Unassigned Balance of the General Fund to Fund a Rescue Vehicle Already Acquired Pursuant to a Bond Ordinance and to Fund the Acquisition of Another New Fire Department Rescue Vehicle” and “Resolution Amending the 2012-13 Budget and Authorizing the Design and Re-construction of College Street and Related Improvements, with Total Project Costs Not to Exceed \$1,233,000, and Further Appropriating \$500,000 from the Unassigned Balance of the General Fund, plus any Additional Appropriation Authorized under this Resolution,” and will take any appropriate actions.

**HEARING/ACTION**

**TABLED ITEM**

20. The Town Council will hear public comments for the purpose of designating a tax increment financing district at Brunswick Landing, and will take any appropriate action. (Councilor Tucker and Councilor Richardson)
21. The Town Council will hear public comments for the purpose of designating a tax increment financing district at Brunswick Executive Airport, and will take any appropriate action. (Councilor Tucker and Councilor Richardson)

**ACTION**

**ACTION**

**NEW BUSINESS**

28. The Town Council will consider setting a public hearing for April 1, 2013, on amendments to the Chapter 11 “Marine Activities, Structures, and Ways” to allow bushel licenses, and will take any appropriate action. (Chair Wilson)
29. The Town Council will consider setting a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding amending the MU3 column of “Table 206.1 Use Table” to change Residence Hall from a prohibited use (X) to a permitted use (P), and will take any appropriate action. (Councilor Favreau)
30. The Town Council will consider setting a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding a request by the Midcoast Regional Redevelopment Authority for a proposed zoning amendment for the BNAS Reuse (BRU) Zoning District, Land Use District R-AR (A-III.6 Use Table for the Land Use Districts), removing the aviation-related use restriction for professional offices and business offices and will take any appropriate action. (Manager)
31. The Town Council will consider authorizing the submittal of the Letter of Intent for a housing assistance grant on behalf of the Brunswick Housing Authority, and will take any appropriate action. (Manager)

**ACTION**

**ACTION**

**ACTION**

**ACTION**

32. The Town Council will consider adopting the amended “Town of Brunswick Tax Acquired Real Estate Policy,” and will take any appropriate. (Manager)

**ACTION**

**CONSENT AGENDA**

- (a) Approval of the Minutes of March 4, 2013

**INDIVIDUALS NEEDING AUXILIARY AIDS FOR EFFECTIVE  
COMMUNICATION SHOULD CONTACT  
THE TOWN MANAGER’S OFFICE AT 725-6659 (TDD 725-5521)**

**Brunswick Town Council**  
**Agenda**  
**March 18, 2013**  
**Council Notes and Suggested Motions**

**MANAGER'S REPORT:**

- (a) Financial Update: Manager Brown will update the Council on the Town's financial picture to date for the current fiscal year. Copies of financial reports will be posted online, but are not included in your packet.

Suggested Motion: No motion is required.

- (b) Council Committee Updates: Councilors with information on the Committees they are involved with will share information with the Council and public.

Suggested Motion: No motion is required.

- (c) Report regarding the Route 24 Corridor Study: Councilor Knight requested this update be provided on this study. Anna Breinich will make a brief presentation. A copy of the draft report is included in your packet.

Suggested Motion: No motion is required.

- (d) Update on Police Station Project: Manager Brown will update the Council and the public on this project.

Suggested Motion: No motion is required.

- (e) Permission to apply for and expend Highway Safety Grant (Action Required) This item is to allow the Police Department to apply for, and if received, expend a grant from the Bureau of Highway Safety regarding the Seat Belt Enforcement and Education Campaign. The amount is for \$2,000 and requires no Town match. A copy of a letter from the Bureau is included in your packet.

Suggested Motion:

Motion to allow the Police Department to apply for and expend a grant from the Bureau of Highway Safety regarding the Seat Belt Enforcement and Education Campaign in the amount of \$2,000.

- (f) Response to comments from Fred Blanchard: Per the Council's request at your last meeting, Manager Brown will respond to Mr. Blanchard's comments at the TIF public hearing. Copies of materials regarding this item will be included in your packet.

Suggested Motion: No motion is required.

- (g) Permission to apply for and expend a technology grant through Maine Emergency Medical Services (Action required): This item is for a technology grant through the Maine Emergency Medical Services. This is a grant for three new laptops for use on the rescue vehicles. The Fire Department is currently using 10 year-old Tough Book Laptops to complete their run reports. They are not very reliable and are very slow. There is money proposed in the IT Budget for this equipment. If they receive the grant, they would be getting reimbursed for 2/3 of the cost or approximately \$3,400, which would reduce the amount the Town needs to fund the replacement. A copy of the grant application is included in your packet.

Suggested Motion:

Motion to allow the Fire Department to apply for and expend a technology grant in the amount of \$3,400 through Maine Emergency Medical Services to be used to replace laptops.

## **PUBLIC HEARINGS**

26. This item is the required public hearing on a renewal application for a special amusement license for Benchwarmers Sports Pub. Benchwarmers is seeking permission to have DJ's. Copies of the public hearing notice and the application are included in your packet.

Suggested Motion:

Motion to approve a special amusement license for Benchwarmers Sports Pub, 212 Maine Street.

27. This item is the required public hearing to amend the 2012-2013 Municipal budget to fund improvements on College Street and for the acquisition of ambulances. The funding will come from savings from other projects, as outlined in Manager Brown's memo. At the request of the Council, additional information is being provided on the College Street project. The CIP Committee also discussed the two proposals and they have provided comments on them. Copies of the draft resolutions, memos from the CIP Committee and Manager Brown, along with information on the College Street project, are included in your packet.

Suggested Motion:

No action can be taken on this item until your next meeting per Town Charter requirements.

## **TABLED ITEM**

20. This item, sponsored by Councilor Tucker and Councilor Richardson, was tabled at your last meeting after the required public hearing. It is to re-designate the MRRA TIF Districts for the Brunswick Landing Municipal Development District. The districts are very similar to last year's proposal, except that the area of the Molnlycke TIF district has been removed. A copy of the application for the district is included in your packet.

Suggested motion:

Motion to adopt a Town Council Resolution Designating the Brunswick Landing Municipal Development and Tax Increment Financing District.

21. This item, sponsored by Councilor Tucker and Councilor Richardson, was tabled at your last meeting after the required public hearing. It is to re-designate the MRRRA TIF Districts for the Executive Airport Municipal Development District. The districts are very similar to last year's proposal, except that the area of the Molnlycke TIF district has been removed. A copy of the application for the district is included in your packet.

Suggested motion:

Motion to adopt a Town Council Resolution Designating the Brunswick Executive Airport Municipal Development and Tax Increment Financing District.

**NEW BUSINESS**

28. This item, sponsored by Chair Wilson, is to consider setting a public hearing for April 1, 2013, on amendments to the Chapter 11 "Marine Activities, Structures, and Ways" to allow bushel shellfish licenses. The Marine Resource Committee is making this recommendation to allow for bushel commercial licenses for those who qualify. Copies of a memo of explanation from Officer Devereaux and the proposed ordinance amendments are included in your packet.

Suggested motion:

Motion to set a public hearing for April 1, 2013, on amendments to the Chapter 11 "Marine Activities, Structures, and Ways" to allow bushel shellfish licenses.

29. This item, sponsored by Councilor Favreau, is to set a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding amending the MU3 column of "Table 206.1 Use Table" to change Residence Hall from a prohibited use (X) to a permitted use (P). At the request of the Council, the Planning Board reviewed Bowdoin College's request to consider a possible Zoning amendment to include "residence hall" as a permitted use in the MU3 zone. The request was made as a result of the College's interest in purchasing the former Stevens Home to be used as a residence hall, which is not currently allowed. After the Planning Board held a workshop and public hearing, they voted 4-1 in favor of forwarding the zoning amendments as proposed to the Town Council for their consideration. A copy of a memo from Ms. Breinich, outlining the changes, is included in your packet.

Suggested motion:

Motion to set a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding amending the MU3 column of "Table 206.1 Use Table" to change Residence Hall from a prohibited use (X) to a permitted use (P).

30. This item is for the Council to consider setting a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding a request by the Midcoast Regional Redevelopment Authority for a proposed zoning Amendment for the BNAS Reuse (BRU)

Zoning District, Land Use District R-AR (A-III.6 Use Table for the Land Use Districts), removing the aviation-related use restriction for professional offices and business offices. The Planning Board reviewed this request from MRRA and recommended making changes to the zoning ordinance as outlined in Ms. Breinich's memo. A copy of her memo is included in your packet.

Suggested motion:

Motion to set a public hearing for April 1, 2013, for amendments to the Zoning Ordinance regarding a request by the Midcoast Regional Redevelopment Authority for a proposed zoning Amendment for the BNAS Reuse (BRU) Zoning District, Land Use District R-AR (A-III.6 Use Table for the Land Use Districts), removing the aviation-related use restriction for professional offices and business offices.

31. This item is for the Council to consider authorizing the submittal of the Letter of Intent for a housing assistance grant on behalf of the Brunswick Housing Authority. The letter is a grant for Brunswick Housing to acquire and renovate the Daniel Stone Inn for senior citizen housing. This letter does not commit the Town to anything. Copies of memos from Manager Brown and John Hodge, Executive Director of the Housing Authority, along with the draft Letter of Intent, are included in your packet.

Suggested motion:

Motion to authorize the submittal of the Letter of Intent for a housing assistance grant on behalf of the Brunswick Housing Authority.

32. This item is for the Council to consider amending the "Town of Brunswick Tax Acquired Real Estate Policy." The Town has had a tax-acquired property policy since 1991. It was last amended in 2007. The attached proposed policy incorporates changes to align the Town's policy with its practices and to make the entire process less cumbersome. The amended policy offers, to every property owner who has lost property via a Brunswick tax lien foreclosure, an opportunity to re-acquire the property by paying all outstanding obligations due to the Town. This has been the past practice. The proposal also eliminates the need to have the properties reviewed by Town boards and commissions unless the Town Manager determines that to be necessary. Copies of a memo from John Eldridge and the draft policy are included in your packet.

Suggested motion:

Motion to adopt the amended "Town of Brunswick Tax Acquired Real Estate Policy."

**CONSENT AGENDA**

- (a) Approval of the Minutes of March 4, 2013: A copy of the draft minutes are included in your packet.

Suggested Motion:

Motion to approve the Consent Agenda.

Suggested Motion:

Motion to adjourn the meeting.