

BRUNSWICK TOWN COUNCIL

Agenda

July 21, 2014

6:45 P.M. – Executive Session

7:00 P.M.

Council Chambers

Town Hall

85 Union Street

Executive Session: consultations with legal counsel regarding pending or contemplated litigation [1 M.R.S.A. §405(6)(E)]

Pledge of Allegiance

Roll Call

Public Comment

Correspondence

Council Committee Updates

Adjustments to the Agenda

MANAGER’S REPORT:

- (a) Financial Update
- (b) Nomination Papers availability
- (c) MMA Annual Election of Vice President and Executive Board (*Action Required*)
- (d) Approval of ballot for MMA’s Legislative Policy Committee (*Action Required*) (*Comes back from July 7th meeting*)
- (e) Update on ZORC schedule
- (f) Update on quiet zones and train idling
- (g) Update on the CDBG grant for the Greater Brunswick Housing Corporation

PUBLIC HEARING

- 94. The Town Council will hold a public hearing on applications for a special amusement licenses, and will take any appropriate action. (Manager)

Special Amusement

Hung Alan Hoang

D/B/A: Lemongrass LLC

212 E Maine Street

Hung Alan Hoang

Raven's Roost
D/B/A Raven's Roost
103 Pleasant Street

Raven Wing, Ronald Wing Sr. & II

HEARING/ACTION

95. The Town Council will hear public comments on amendments to the Zoning Ordinance to consider the rezoning of the MU1 (Rural Mixed Use 1 - Lower Bath Road) District within the Town's Growth Area to CC (Cooks Corner Center) District and remaining lands outside the Growth Area rezoned to CR2 (Country Residential 2) thereby eliminating the MU1 District in total, and will take any appropriate action. (Manager)

HEARING/ACTION

96. The Town Council will hear public comments on amendments to Chapter 15 ("Traffic and Vehicles – Article IV - Stopping, Standing, Parking") regarding making a section of upper Park Row from South Street to College Street two hour parking only, and will take any appropriate action. (Manager)

HEARING/ACTION

97. The Town Council will hear public comments on amendments to the General Assistance Maximums, and will take any appropriate action. (Manager)

HEARING/ACTION

NEW BUSINESS

98. The Town Council will consider creating a Finance Committee, and will take any appropriate action. (Councilor Brayman)

ACTION

CONSENT AGENDA

- a) Approval of the Minutes of July 1, 2014
- b) Approval of the Minutes of July 7, 2014
- c) Approval of quitclaim deeds for the following: mobile home on land depicted as Map 051 Lot 001 Sub 000 Typ 051; a mobile home on land depicted as Map 051 Lot 001 Sub 000 Typ 110; a mobile home on land depicted as Map 025 Lot 016 Sub 000 Typ 012; a mobile home on land depicted as Map 025 Lot 016 Sub 000 Typ 031; a mobile home on land depicted as Map 022 Lot 054 Sub 000 Typ 070; a mobile home on land depicted as Map 045 Lot 003 Sub 000 Typ 051; a parcel of land with any buildings depicted as Map G01 Lot 002 Sub 000 Typ 000; and a parcel of land with any buildings depicted as Map U11 Lot 033 Sub 000 Typ 000.
- d) Approval of gas utility location permit application for a section of Spring Street

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

**Brunswick Town Council
Agenda
July 21, 2014
Council Notes and Suggested Motions**

Executive Session: consultations with legal counsel regarding pending or contemplated litigation [1 M.R.S.A. §405(6)(E)]

Suggested Motion:

Motion to go into executive session for a consultations with legal counsel regarding pending or contemplated litigation [1 M.R.S.A. §405(6)(E)]

COUNCIL COMMITTEE UPDATES

Councilors with information on the Committees they are involved with will share information with the Council and public.

MANAGER'S REPORT:

- (a) Financial Update: Mr. Eldridge 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) Nomination Papers availability: Nomination papers for Town Council and School Board will be available starting Friday, July 25th, and need to be returned no later than Friday, September 5th. Districts 5, 7 and one of the At Large seats for both the Town Council and School Board will be up for election in November.

- (c) MMA Annual Election of Vice President and Executive Committee members (*Action Required*) The Council will vote for the MMA Vice-President and Executive Committee Members. There are no contested races. A copy of the information from MMA is included in your packet.

Suggested Motion:

Motion to approve the slate of nominations for the MMA Vice President and Executive Committee Members as presented on the attached ballot.

- (d) Approval of ballot for MMA's Legislative Policy Committee (*Action Required*) (*Comes back from July 7th meeting*): This item asks the Council to vote for the 2014-2016 Legislative Policy Committee member for our area and discuss a selection for the Brunswick representative. For the multiple community spot, there are two nominations, Peter Joseph of Freeport and Elinor Multer of Harpswell. The ballot for this choice has to be into MMA by August 6. The Brunswick only appointment does not have a deadline per se. The timing is

up to the Council - except the sooner you appoint, the sooner the person can be involved. Copies of the ballot, candidate profiles, MMA memos, and the LPC handbook are included in your packet.

Suggested Motion:

Motion to support _____ for the MMA 2014-2016 Legislative Policy Committee.

Motion to appoint _____ as the Brunswick representative for the MMA 2014-2016 Legislative Policy Committee.

- (e) Update on ZORC schedule: This item provides a schedule of upcoming meetings of the Zoning Ordinance Rewrite Committee. Anna Breinich will be at the meeting to answer any questions. A copy of the schedule is included in your packet.

Suggested Motion: No motion required.

- (f) Update on quiet zones and train idling: This item will update the Council on two issues surrounding train service. The first is an update on research being done on quiet zone requests. The second is an update on the train idling, with staff having attended a meeting on the 18th for further information to report to the Council. There will also be a meeting of the NNEPRA Advisory Committee on July 24th in the Council Chambers. A copy of a memo from John Foster will be included in your packet.

Suggested Motion: No motion required.

- (g) Update on the CDBG grant for the Greater Brunswick Housing Corporation: This item is an update on the status of this grant, which has been awarded. The Housing Authority will be purchasing the 27 Spring Street property as discussed earlier. Either John Hodge and/or Marty Szydlowski from the GBHC will be attending the meeting to answer any questions. A copy of the draft sub grant agreement will be included in your packet.

Suggested Motion: No motion required.

PUBLIC HEARING

94. This item is the required public hearing on two special amusement licenses. Lemongrass is requesting a new license in order to have folk grass trios for private functions only from 6 p.m. to 9 p.m. Raven's Roost is a renewal for bands and DJs as outlined in their application. Copies of the public hearing notice and applications are included in your packets.

Suggested Motion:

Motion to approve applications for special amusement licenses for Lemongrass, located at 212 E Maine Street, and Raven's Roost, located at 103 Pleasant Street.

95. This item is the required public hearing for amendments to the Zoning Ordinance to consider the rezoning of the MU1 (Rural Mixed Use 1 - Lower Bath Road) District within the Town's Growth Area to CC (Cooks Corner Center) District and remaining lands outside the Growth Area rezoned to CR2 (Country Residential 2) thereby eliminating the MU1 District in total. At the request of abutting property owners comprising the entire MU1 (Rural Mixed Use1 – Lower Bath Road) zoning district, the Planning Board considered the rezoning of the MU1 lands southeast of Old Bath Road to CC (Cooks Corner Center) zoning district, leaving a very small area remaining as MU1 to the west of Old Bath Road. The primary landowner representing all property owners has a potential development proposal and requested the zoning change prior to the completion of the comprehensive zoning ordinance rewrite later this year. Staff further recommended to rezone those remaining MU1 lands to the west of Old Bath Road to CR2 (Country Residential 2- Old Bath Road) thereby consolidating a very small zoning district with two larger districts anticipated to remain as part of the rewrite. The Planning Board held a public hearing on June 3rd to consider the proposed zoning amendment, at which time the Board unanimously recommended the rezoning request be considered by the Town Council for adoption. Copies of a memo and other supporting materials including maps are included in your packet.

Suggested Motion:

Motion to adopt amendments to the Zoning Ordinance to consider the rezoning of the MU1 (Rural Mixed Use 1 - Lower Bath Road) District within the Town's Growth Area to CC (Cooks Corner Center) District and remaining lands outside the Growth Area rezoned to CR2 (Country Residential 2,) thereby eliminating the MU1 District in total.

96. This item is the required public hearing on amendments to Chapter 15 (“Traffic and Vehicles – Article IV - Stopping, Standing, Parking) regarding making a section of upper Park Row from South Street to College Street two hour parking only. This request from Bowdoin College eliminates all day parking, which will free up spots for visitors and other members of the public. Traditionally, the spots have been filled by either students or staff who park for extended times. Representatives from the College will be at the meeting to answer questions. Copies of the draft language and a photo of the area are included in your packet.

Suggested Motion:

Motion to adopt amendments to Chapter 15 (“Traffic and Vehicles – Article IV - Stopping, Standing, Parking”) regarding making a section of upper Park Row from South Street to College Street two hour parking only.

97. This item is the required public hearing to change the current General Assistance maximums. This is the annual adoption of the limits, with changes only to GA overall maximums. Copies of a memo and supporting materials, including an explanation of Overall Maximum levels, are included in your packet.

Suggested Motion:

Motion to adopt amendments to the General Assistance Maximums for increases to GA overall maximums.

NEW BUSINESS

98. This item, sponsored by Councilor Brayman, asks the Council to consider creating a Finance Committee. A copy of the draft charge will be included in your packet.

Suggested Motion:

Motion to approve creating the Finance Committee as attached.

CONSENT AGENDA

- a) Approval of the Minutes of July 1, 2014: A copy of the minutes is included in your packet.
- b) Approval of the Minutes of July 7, 2014: A copy of the minutes is included in your packet.
- a) Approval of quitclaim deeds for the following: mobile home on land depicted as Map 051 Lot 001 Sub 000 Typ 051; a mobile home on land depicted as Map 051 Lot 001 Sub 000 Typ 110; a mobile home on land depicted as Map 025 Lot 016 Sub 000 Typ 012; a mobile home on land depicted as Map 025 Lot 016 Sub 000 Typ 031; a mobile home on land depicted as Map 022 Lot 054 Sub 000 Typ 070; a mobile home on land depicted as Map 045 Lot 003 Sub 000 Typ 051; a parcel of land with any buildings depicted as Map G01 Lot 002 Sub 000 Typ 000 and a parcel of land with any buildings depicted as Map U11 Lot 033 Sub 000 Typ 000. This item deeds back properties to their owners, who have paid all back taxes. Copies of the deeds are included in your packet.
- c) Approval of gas utility location permit application for a section of Spring Street: Below is information on this application:

In application ULP 2014-16, Spring Street Maine Natural Gas seeks authorization to install a 2" gas main along two portions of Spring Street, one portion of the proposed gas main will run in the sidewalk from the existing gas main located east of Spring Street on the north side of Weymouth Street, southerly, across Weymouth Street to the north side of Page St. Approximately 340 feet of 2" gas main.

The other proposed gas main will run in the sidewalk along the east side of Spring Street from the south side of Boody Street across Belmont Street to the north side of Columbia Avenue. Approximately 725 feet of 2" gas main.

Suggested Motion:

Motion to approve the Consent Agenda.

Suggested Motion:

Motion to adjourn the meeting.