

**Approved  
BRUNSWICK TOWN COUNCIL  
MINUTES  
July 19, 2021  
Regular Meeting**

**Councilors Present:** W. David Watson, Stephen S. Walker, Dan Jenkins, John M. Perreault, Christopher Watkinson, Kate Foye, James Mason, Kathy Wilson and Dan Ankeles.

**Councilors Absent:** None

**Town Staff Present:** John S. Eldridge, III, Town Manager; Fran Smith, Town Clerk; Ryan Leighton, Assistant Town Manager; Julie Henze, Finance Director; Jay Astle, Public Works Director; Matt Panfil, Director of Planning and Development; Tom Farrell, Director of Parks and Recreation; Ryan Barnes, Town Engineer; Sally Costello, Director of Planning and Development; and TV video crew.

Chair Perreault opened the meeting and acknowledged the meeting had been properly noticed.

**Public Comments/Announcements** (for items not on the agenda) [\*\(This item was discussed 6:32 p.m.\)\*](#)

**Lucy Derbyshire**, 14 Mill Street, Libson Falls, spoke regarding homelessness in Brunswick.

**MANAGER'S REPORT** [\*\(This item was discussed 6:35 p.m.\)\*](#)

**a) Financial update**

Manager Eldridge provided this update.

**b) Nomination papers**

Fran Smith, Town Clerk, spoke regarding this item.

Chair Perreault will not be running again.

**c) Pleasant Street Corridor Study**

Manager Eldridge provided this update.

**d) Mere Point Wastewater**

Manager Eldridge provided this update.

**e) Construction Updates and Alerts**

Manager Eldridge provided this update.

**PUBLIC HEARING**

- 100. The Town Council will hear public comments on an application for a liquor license for Watami, and will take any appropriate action. (Town Manager Eldridge) *(This item was discussed 6:44 p.m.)***

**Full-Time, Spiritous, Vinous & Malt**

**Watami Corp.  
D/B/A: Watami  
115 Maine Street**

**Kevin Chen**

Chair Perreault opened the public hearing.

Ms. Smith, Town Clerk, introduced this item.

**Kevin Chen**, owner, spoke regarding his application.

**Lucy Derbyshire**, 14 Mill Street, Libson Falls, spoke regarding this item.

Chair Perreault closed the public hearing

**Chair Perreault moved, Councilor Watkinson seconded, to approve a liquor license for Watami, 115 Maine Street. The motion carried with nine (9) yeas.**

- 101. The Town Council will hear public comments on a Special Amusement license application for Magee's Pub at Bowdoin College, and will take any appropriate action. (Town Manager Eldridge) *(This item was discussed 6:48 p.m.)***

**Special Amusement**

**Bowdoin College  
D/B/A: Magee's Pub  
3700 College Station**

**Kenneth Cardone**

Chair Perreault opened the public hearing.

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Ms. Smith, Town Clerk, introduced this item.

Chair Perreault closed the public hearing.

**Councilor Watkinson moved, Councilor Watson seconded, to approve a Special Amusement license for Magee's Pub at Bowdoin College, 3700 College Station. The motion carried with nine (9) yeas.**

**102. The Town Council will hear public comments relative to a Zoning Ordinance text amendment regarding Lot Size Exceptions within Rural Protection (RP) Districts, and will take any appropriate action. (Planning & Development Department) [\*\(This item was discussed 6:50 p.m.\)\*](#)**

Chair Perreault opened the public hearing.

Matt Panfil, Director of Planning and Development, introduced this item.

Chair Perreault closed the public hearing.

The Council agreed to vote this evening.

**Chair Perreault moved, Councilor Mason seconded, to adopt a proposed text amendment to Section 4.2.5.B.(1), Lot Size Exceptions within Rural Protection (RP) Districts of the Brunswick Zoning Ordinance. The motion carried with nine (9) yeas.**

*(A copy of the adopted ordinance will be attached to the official minutes.)*

**NEW BUSINESS**

**103. The Town Council will receive a proposal to enter into a twenty-year power purchase agreement (PPA) with ReVision Energy to provide solar power to the Towns' municipal buildings and facilities, and will take any appropriate action. (Town Manager Eldridge) [\*\(This item was discussed 6:53 p.m.\)\*](#)**

Sally Costello, Economic Development, introduced this item.

Manager Eldridge spoke regarding this item.

**John Dunster**, ReVision Energy, spoke regarding this item.

Councilor Walker asked questions to which Ms. Costello responded.

Councilor Ankles and Councilor Wilson spoke regarding this item.

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Kristin Collins and Todd Griset, Town Attorneys, spoke regarding this item.

Ms. Derbyshire asked questions to which Ms. Costello and Mr. Dunster responded.

**Chair Perreault moved, Councilor Mason seconded, to authorize the Town Manager to finalize and execute a 20-year PPA Agreement with ReVision Energy. The motion carried with nine (9) yeas.**

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

**104. The Town Council will discuss the potential acquisition of real property known as the Ormsby (aka Merrymeeting Park) property, will authorize the Town Manager to apply for grants to acquire the property, and will take any other appropriate action. (Town Manager Eldridge) [\*\(This item was discussed 7:18 p.m.\)\*](#)**

Manager Eldridge introduced this item.

Chair Perreault, Councilor Wilson, Councilor Walker, Councilor Watkinson, Councilor Watson spoke regarding this item.

Tom Farrell, Director of Parks and Recreation, spoke regarding this item.

**Chair Perreault moved, Councilor Walker seconded, to authorize the filing of grant applications (to date and future) with the Land for Maine's Future program. The motion carried with nine (9) yeas.**

**105. The Town Council will consider setting a public hearing for August 2, 2021, regarding "A Resolution Amending the Municipal Budget for the Period July 1, 2021 to June 30, 2022", and will take any appropriate action. (Town Manager Eldridge) [\*\(This item was discussed 7:34 p.m.\)\*](#)**

Manager Eldridge and Julia Henze, Finance Director, introduced this item, and responded to questions from Councilor Watkinson.

Councilor Ankles, Chair Perreault, Councilor Mason. Councilor Wilson, Councilor Watkinson spoke regarding this item.

Richard Fisco, 2 Lincoln Street, spoke regarding 3% increases.

**Chair Perreault moved, Councilor Foye seconded, to set a public hearing for August 2, 2021, to consider amending the 2021-22 Town of Brunswick budget. The motion carried with nine (9) yeas.**

**106. The Town Council will consider a request from the engineering department**

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**to apply for a Heads Up! grant to pursue funding for two (2) possible projects for pedestrian and bicycle safety, and will take any appropriate action. (Engineering Department) ([This item was discussed 7:50 p.m.](#))**

Ryan Barnes, Town Engineer, introduced this item.

Councilor Ankles, Councilor Watson, and Chair Perreault asked questions to which Mr. Barnes responded.

Councilor Watkinson, Councilor Watson, and Councilor Wilson spoke regarding this item.

**Councilor Watkinson moved, Councilor Ankles seconded, to authorize the engineering department to apply for Heads Up! grants for the two (2) projects specified. The motion carried with nine (9) yeas.**

**107. The Town Council will consider establishing a *Policy Regarding Remote Participation in Public Proceedings*, and will take any appropriate action. (Town Manager Eldridge) ([This item was discussed 8:10 p.m.](#))**

Manager Eldridge introduced this item, and responded to questions from Councilor Mason.

**Chair Perreault moved, Councilor Wilson seconded, to adopt a Policy on Remote Participation in Public Proceedings. The motion carried with nine (9) yeas.**

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

**108. The Town Council will consider directing the Finance Committee to review the user fees at the Graham Road Processing Facility, and will take any appropriate action. (Council Chair Perreault) ([This item was discussed 8:25 p.m.](#))**

Chair Perreault introduced this item.

Councilor Ankles spoke regarding this item.

**Chair Perreault moved, Councilor Watson seconded, to direct the Finance Committee to review fees charged at the Graham Road Processing Facility by addressing how the fees were established, how the fees compare to other municipal facilities and how much of the operating cost is paid for through fees. The Finance Committee should return this report in time for the Town Council's October 18, 2021 meeting. The motion carried with nine (9) yeas.**

**109. The Town Council will consider appointments to the Town's Boards and**

**Committees, and will take any appropriate action. (Appointments Committee) ([This item was discussed 8:27 p.m.](#))**

Councilor Ankles made the following nominations:

- Alison Harris for reappointment to the Davis Fund for term to begin immediately and end June 30, 2024.
- Amanda Bunker for reappointment to Conservation Commission to begin immediately and end May 1, 2024.
- James Olson for appointment to Comprehensive Plan Committee for a term to end when the work of the committee is complete.
- Will Wilkoff for reappointment to Recreation Commission to begin immediately and end July 1, 2024.

The Council unanimously supported the slate.

**CONSENT AGENDA** ) ([This item was discussed 8:29 p.m.](#))

- Approval of the minutes from June 21, 2021 and June 28, 2021:**
- Approval of a Utility Location Permit (ULP) from Central Maine Power (CMP):**
- Approval of a Utility Location Permit (ULP) from Maine Natural Gas:**
- Approval of a Utility Location Permit (ULP) from Maine Natural Gas:**
- Approval of a Utility Location Permit (ULP) from Central Maine Power:**

**Chair Perreault moved, Councilor Watson seconded, to approve the Consent Agenda. The motion carried with nine (9) yeas.**

*(A copy of support materials for CA-b, CA-c, CA-d, and CA-e will be attached to the official minutes.)*

**Councilor Watson moved, Councilor Walker seconded, to adjourn. The motion carried with nine (9) yeas.**

[The meeting adjourned at 8:31 p.m.](#)

**PLEASE NOTE: THESE MINUTES ARE ACTION MINUTES. THE ENTIRE MEETING CAN BE VIEWED AT [WWW.BRUNSWICKME.ORG](http://WWW.BRUNSWICKME.ORG).**

*Frances M. Smith*

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*Town Clerk*  
*July 23, 2021*

August 5, 2021  
*Date of Approval*

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Council Chair