

BUSINESS AND ECONOMIC DEVELOPMENT COMMITTEE

Tuesday, February 18, 2014 5:15 PM
City Council Chambers

Minutes

Committee Members Present: Chair Durgin, Councilor Graham, Councilor Plourde, Councilor Nealley, Councilor Civiello, and Councilor Blanchette

Staff Present: City Solicitor Norm Heitmann, and Tanya Emery, Director of Community and Economic Development, Steve Bolduc, Economic Development Officer, Jeff Wallace, Housing Rehab Coordinator; and Jason Bird, Business and Economic Development Officer

Chair Durgin called the meeting to order at 5:15 p.m.

CONSENT AGENDA

1. Community Development Residential Rehabilitation Loan – 395 Essex Street

Councilor Nealley moved to approve the Consent Agenda. The motion was seconded by Councilor Blanchette, and it carried unanimously.

REGULAR AGENDA

2. Maine Business Enterprise Park Telecommunications Conduit

Steve Bolduc, Economic Development Officer, explained that when the Maine Business Enterprise Park was created, a telecommunications conduit was installed for use by those who located within the park. Staff has talked with technical companies and has hired a consultant in this field for guidance as to how to manage the conduit. Staff is also working on developing a contract for use of conduit. Once completed, Staff will bring this back to the Committee for review and approval.

As this was informational, no action was required.

3. Parks and Recreation Department Request for Play Structure

Tanya Emery, Director of Community & Economic Development, indicated that the Parks and Recreation Department wants to create a play area for the before and after school program at its facility on Main Street and is seeking approval for CDBG funds. This is an eligible activity for CDBG funding.

Tracy Willette, Director of Parks and Recreation, explained that they have created an area for the children to play behind their facility. This play area would be similar to Coe Park and Williams Park.

Councilor Plourde moved and Councilor Graham seconded the motion to accept Staff recommendation. The motion passed unanimously.

4. Open Space Ordinance.

Chair Durgin indicated that this item was withdrawn.

5. Farmers Market Lease of Abbott Square.

Jason Bird, Business and Economic Development Officer, explained that this is a request to renew the Lease agreement with the Farmer's Market. The new three-year lease will extend their hours of operation from April 1 to November 30, from 9 a.m. to 4 p.m.

Councilor Civiello ask why the Farmer's Market was not being charged a fee and suggested that this should be looked at and a policy be established for all who wish to lease City-owned space.

Councilor Blanchette indicated that not all users of City-owned property are charged fees because the benefit they provide to the citizens outweighs any fees.

Councilors Graham suggested a \$25.00 fee and that the Council review its policy regarding leases.

Councilor Nealley expressed his concern about the expanded hours and committing to a three-year lease.

Councilor Blanchette felt that this was unfair as this has not been discussed with the Farmers Market. She felt that this should also be discussed by the full Council.

Councilor Plourde moved to recommend a lease fee of \$1.00. As there was no second, the motion failed.

Councilor Graham moved to recommend a \$25.00 lease fee. Councilor Plourde seconded the motion. The motion passed 3 to 2.

6. Executive Session – Economic Development – Property Acquisition – 1 M.R.S.A. § 405(6)(C)

Councilor Plourde moved to enter Executive Session under 1 M.R.S.A. § 405(6)(C) at 6:10 p.m. Councilor Nealley seconded the motion. All in favor, motion carried.

It was moved and seconded to exit the Executive Session.

7. Committee Action on Above Item.

Councilor Nealley moved Staff recommendation on Item No. 6. Councilor Plourde seconded the motion. All in favor, motion passed.

8. Executive Session – Economic Development – Property Disposition – Maine Business Enterprise Park – 1 M.R.S.A. § 405(6)(C)

Councilor Plourde moved to enter Executive Session under 1 M.R.S.A. § 405(6)(C) at 6:20 p.m. Councilor Nealley seconded the motion. All in favor, motion carried.

It was moved and seconded to exit the Executive Session.

9. Committee Action on Above Item

It was moved, seconded and unanimously approved to support Staff recommendation.

10. Executive Session – Economic Development – Property Disposition – 1 M.R.S.A. § 405(6)(C)

Councilor Plourde moved to enter Executive Session under 1 M.R.S.A. § 405(6)(C) at 6:20 p.m. Councilor Nealley seconded the motion. All in favor, motion carried.

Meeting adjourned at 6:38 p.m.