

These are "Action Only" minutes. Video of comments may be found on recorded discs at City Hall or at www.cityofbelfast.org.

**City of Belfast
Council Chambers-Belfast City Hall
Tuesday, July 15, 2014
7:00 p.m.**

Public Hearing #1

In accordance with Title 28A Section 653 MRSA 1964 a public hearing will be held on Tuesday, July 15, 2014 at 7:00 p.m. or as soon as possible thereafter in the Council Chambers of Belfast City Hall to hear a renewal application by Debbie O'Leary d/b/a Bell The Cat at her new location at 15G Starrett Drive, Belfast, Maine for a Malt, Spirituous and Vinous Restaurant/Lounge (Class I-IV) license.

Mayor Ash asked for proponents and opponents and hearing none declared the hearing closed.

Public Hearing #2

Pursuant to the Special Amusement Ordinance of the City of Belfast and the provision of Title 28A Section 1054 MRSA a public hearing will be held in the Council Chambers of Belfast City Hall on July 15, 2014 at 7:00 p.m. or as soon as possible thereafter on a renewal application for a Special Amusement Permit for Debra O'Leary d/b/a Bell The Cat for Live Music, DJ, Karaoke, all Live Entertainment, and Dancing at 15G Starrett Drive, Belfast, Maine, interior only.

Mayor Ash asked for proponents and opponents and hearing none declared the hearing closed.

Public Hearing #3

In accordance with Title 28A Section 653 MRSA 1964 a public hearing will be held on July 15, 2014 at 7:00 p.m. or as soon as possible thereafter in the Council Chambers at City Hall to hear an application by Qi Qi Chen d/b/a Ming's Inc., located at 185 Searsport Avenue, Belfast, Maine for a renewal Malt, Vinous Restaurant Class IV liquor license, interior only.

Mayor Ash asked for proponents and opponents and hearing none declared the hearing closed.

Regular Council Meeting No. 2

1) Call to order

2) Present: Mayor Walter Ash, Jr.; Councilors Mary Mortier, Roger Lee, and Nancy Hamilton, and City Manager Joseph Slocum, Office Manager Nora McGrath.

Absent: Councilors Eric Sanders, Michael Hurley, and Admin. Assistant Manda Cushman.

3) Pledge of Allegiance

4) Adoption of the agenda

City Manager request to amend the agenda as follows:

- Change Consent Agenda item **9-E)** Request from Norm Poirier, Parks & Recreation Director, to change the Request for Facility use to August 23, 2014 from 5-10 pm at Steamboat Landing.
- City Manager Requested to add Consent Agenda & Agenda Items as follows: **9-G 1)** Request to approve a Facility Request Application for Street/Block Party August 4, 2014, **10-K 1)** Request from the Fire Chief to hire Full time Intermediate Alicia Prescott to the Belfast Ambulance, and **10-K 2)** Request to consider a Lunch Wagon License Permit Application for The Lobster Trap lunch wagon at 40 Main Street.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to adopt the agenda as amended. This motion was approved, 3-0.

5) Acceptance of the minutes

Regular Council Meeting of July 1, 2014, Special City Council Meeting of June 26, 2014 and Special City Council Meeting of July 7, 2014.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept the minutes from Regular Council Meeting of July 1, 2014, Special City Council Meeting of June 26, 2014 and Special City Council Meeting of July 7, 2014. This was approved, 3-0.

6) Open to the public

1. Dorothy Havey, Executive Director of the Belfast Chamber of Commerce gave an update on the happenings upcoming in and around Belfast for the near future, and handed out Official Programs from the Maine Celtic Celebration.
2. Lawrence Reichard, Citizen living at 108 Court St. Belfast ME spoke about the International Dark Sky Association with regards to minimizing light pollution (darksky.org). He then briefly added a Facebook address regarding putting a stop to loud motorcycles. It is [facebook.com/mecalm-Maine](https://www.facebook.com/mecalm-Maine) Citizens Against Loud Motorcycles, and urged others to go to the site.
3. Laurie Allen, Belfast Citizen spoke regarding drainage problems on Sea View Terrace.

7) Communications

City Manager Joseph Slocum discussed the following:

- August 5th Council Meeting will begin at 6:00 p.m. to interview candidates for the Airport Master Plan Committee before starting the regular meeting at 7:00 p.m.
- There will be fireworks this Saturday night during the Celtic Celebration.
- The Annual Street Party will be on August 4th.

- Tuesday, July 22nd from 10:00 a.m. – 12:30 p.m. there is an opportunity for all Councilors to meet to discuss goals.

City Planner Wayne Marshall gave an update on the Planning Boards public hearings for the proposed Ordinance Amendments and informed Council of the next steps in the process.

Councilor Nancy Hamilton would like to urge all groups who are putting on public events and posting signage around town to be mindful of safety. She recently had difficulty seeing around one such sign when she was trying to pull out onto a rather busy street.

Councilor Roger Lee addressed Mr. Reichard's concerns about updating lighting within Belfast.

8) Old Business and Council Committee Reports

No reports were made.

9) Permits, Petitions and Licenses - Consent Agenda

- A. Request to approve a renewal application by Debbie O'Leary d/b/a Bell The Cat at her new location at 15G Starrett Drive, Belfast, Maine for a Malt, Spirituous and Vinous Restaurant/Lounge (Class I-IV) license.
- B. Request to approve a renewal application for a Special Amusement Permit for Debra O'Leary d/b/a Bell The Cat for Live Music, DJ, Karaoke, all Live Entertainment, and Dancing at 15G Starrett Drive, Belfast, Maine, interior only.
- C. Request to approve an application by Qi Qi Chen d/b/a Ming's Inc., located at 185 Searsport Avenue, Belfast, Maine for a renewal Malt, Vinous Restaurant Class IV liquor license, interior only.
- D. Request to approve an off premises catering permit for Blue Sky Cantina for a wedding reception at the Belfast Boathouse on September 6th from 12:00 p.m. to 9:00 p.m.
- E. Request to approve a "Request for Facility" application by Tina DelSanto, Front St. Pub and the Belfast Area Chamber of Commerce to organize an outdoor waterfront concert with food vendors and a beer tent on August 23, 2014 from 5:00 p.m. – 10:00 p.m. with the recommendation from the Parks & Rec Department that it be held at Steamboat Landing.
- F. Request from the Fire Chief to confirm Julie Allen to be a member of the Belfast Ambulance Service as a per-diem paramedic for holidays, vacations or sickness when needed and available.
- G. Request from the Fire Chief to confirm Debra Tooley to be a member of the Belfast Ambulance Service as per-diem paramedics for holidays, vacations or sickness when needed and available.
- G. 1 Request to approve a Facility Request Application for Street/Block Party August 4, 2014.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept the Consent Agenda. This motion was approved, 3-0.

10) Business

- A) Update on possible Withdrawal from RSU 20.

City Attorney Kristin Collins gave an update on Withdrawal from RSU 20, informing the Council of the five towns that will be moving forward and have reached terms with the people who are negotiating with the RSU which include Belfast, Belmont, Searsmont, Swanville, and Morrill. It is scheduled to go before the RSU 20 Board on Thursday 17 July, 2014 at BAHS, 6:30 p.m. in the band room for a vote.

City Attorney Kristin Collins gave an overview of the process moving forward and the possibility of setting up a time with the Council to meet with Charles Lawton of Planning Decisions.

Councilors discussed the next steps and upcoming process with the City Attorney.

- B)** Request from Belfast Police Chief Mike McFadden to confirm two new officers to Belfast Police Department.

Chief of Police Mike McFadden spoke about his request and its importance in the evolution of the Department and introduced Officer Greg Jones and Officer Travis Spencer whom he is requesting to confirm to the Belfast Police Department.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept Travis Spencer and Greg Jones as the City's newest full time Officers, retroactive from July 10, 2014. This motion was approved, 3-0.

- C)** Consideration of the request from the Front St. Shipyard to temporarily store long sailing masts on City property.

City Planner Wayne Marshall gave a brief explanation of the request.

JB Turner discussed the boats that are coming in, overviewing their size and construction thus the Shipyard's need to temporarily store them on City property from early September to early November.

Councilors discussed this request and considered other options in the area for storage.

Councilor Lee, seconded by Councilor Mortier, made a motion to approve the Front Street Parking Lot site from early September through early November unless that site becomes unavailable in which case City staff will work with Front Street Shipyard to supply another site which will be reported back to Council. This motion was approved, 3-0.

- D)** Consideration of a proposal to purchase private property at 59 Bridge Street as part of the Front Street Reconstruction project.

City Planner Wayne Marshall discussed this request recommending that the City Council approve the purchase and sale agreement of parcel one for \$150,000 and to peruse the purchase and sale agreement of parcel two for \$120,000.

City Manager Joseph Slocum discussed were the funds for these two parcels would be coming from noting that parcel one will be part of the Front Street project thus half of it would be funded by the federal grant and parcel two would not be part of that project and would funds for this purchase would come from Undesignated Fund Balance.

City Planner explained that parcel two would initially be paid up-front by the City with the hope that it would eventually be rolled into the bond that the City would be pursuing for the Front Street reconstruction, ultimately having this parcel be paid for out the Downtown TIF funds.

Councilor Lee, seconded by Councilor Hamilton, made a motion to accept the request to authorize the purchase and sale of these two parcels for the dollars amount indicated. This motion was approved, 3-0.

- E) Request from the City Manager to move \$7,650 from the Harbor Waterfront Gasoline Account.

City Manager Joseph Slocum explained the request noting that the additional funds for the rebuilding of the floats are due to the bids coming in higher than expected, thus the need to move \$7,650 from the Harbor Waterfront Gasoline Account.

There was no discussion.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept the request from the City Manager to move \$7,650 from the Harbor Waterfront Gasoline Account to help fund the rebuild of floats. This motion was approved, 3-0.

- F) Discussion on the possible acceptance of a gift of an upright piano for the Boathouse.

City Manager Joseph Slocum discussed this request and the City's role in taking care of the piano if the Council decides to accept it.

Councilors discussed the possibility of it being on rollers and the City's responsibility to have it regularly tuned.

Councilor Mortier, seconded by Councilor Hamilton, made a motion to accept the gift of an upright piano for the Boathouse. This motion was approved, 3-0.

- G) Update on the Downtown Revitalization Project.

City Planner Wayne Marshall gave an update on the Downtown Revitalization Project reviewing the bid opening for the project. He recommended that the Council accept the

bids, acknowledging that they have been received and request that the Downtown Revitalization Committee come back with recommendations on how to proceed.

Councilor Hamilton, seconded by Councilor Lee, made a motion to accept and acknowledge the bids that were received. This motion was approved, 3-0.

H) Appointment of Nora McGrath as Office Assistant.

No discussion.

Councilor Hamilton, seconded by Councilor Lee, made a motion to accept Nora McGrath as full time Office Assistant, retroactive from July 1, 2014. This motion was approved, 3-0.

I) Discussion on tax acquired properties put out to bid.

City Manager Joseph Slocum reviewed the tax acquired properties that were put up for bid and explained the bid process, he asked if anyone else was present on behalf of these properties (No one was present).

City Manager Joseph Slocum opened the following bids:

- Bagley property at 18 Mill Lane: Bid of \$10,259.99 from Daniel McQuarrie

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept the bid from Daniel McQuarrie. This motion was not taken to a vote.

Councilor Lee requested to not vote on this matter noting that these bids will not be at fair market value and requested that Council consider alternative options.

City Manager Joseph Slocum requested that they table opening any more bids until consulting with the City Attorney and recommended that the Council revisit this at the August 5th Council Meeting.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to rescind the motion to accept the bid from Daniel McQuarrie. This motion was approved, 3-0.

Councilors agreed to table this issue until the August 5th Council Meeting.

I) Request from the Economic Development Director to re-authorize the City's existing CDBG Housing Assistance Advisory Committee and what individuals will fill open slots in the committee.

Economic Development Director Thomas Kittredge gave a background on the Committee and the need for this Committee to be re-authorized due to a new housing grant. The Committee would be comprised of the following members: Thomas Kittredge, Economic Development Director, Tod Rosenberg, Code Enforcement Officer, Patrick Walsh, Broadreach and is requesting a Councilor serve as a member. He recommended that the committee have five members, at this point there are no applicants.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to re-authorize the City's CDBG Housing Assistance Advisory Committee to carry out task for the current grant and to have Councilor Hamilton serve as one of the committee members. This motion was approved, 3-0.

- J)** Request to approved the formation of the Brownsfield Cleanup Task Force to advise on the cleanup of 45 Front Street.

Economic Development Director Thomas Kittredge explained the purpose of the Task Force and whom it would be comprised of the following members:

Breanna Bebb, Dorothy Havey, Skip Pendleton, Megan Pinette, Vyvyenne Ritchie, Keith Small, Larry Theye. The Task Force would have assistance from City staff that includes himself along with City Manager Joseph Slocum, City Planner Wayne Marshall, and Assistant Planner Sadie Lloyd.

Councilor Mortier, seconded by Councilor Hamilton, made a motion to accept the formation of the Brownsfield Cleanup Task Force to advise on the cleanup of 45 Front Street and to appoint the members that were mentioned during tonight's meeting. This motion was approved, 3-0.

- K-1)** Request from the Fire Chief to hire full time Intermediate Alicia Prescott to the Belfast Ambulance Service.

No discussion.

Councilor Hamilton, seconded by Councilor Mortier, made a motion to accept the request from the Fire Chief to hire full time intermediate Alicia Prescott to the Belfast Ambulance Service. This motion was approved, 3-0.

- K-2)** Request to consider a Lunch Wagon License Permit Application for The Lobster Trap lunch wagon at 40 Main Street.

City Planner Wayne Marshall explained the permit and requested that the Council consider relooking at these ordinances in the future.

Councilor Hamilton requested that reexamining these ordinances be looked at during an upcoming Council meeting.

Councilor Mortier, seconded by Councilor Hamilton, made a motion to accept the request of a Lunch Wagon License Permit Application for The Lobster Trap lunch wagon at 40 Main Street. This motion was approved, 3-0.

M) Signing of Council Orders and housekeeping items.

Council Order #3 Signed by Councilor Hamilton, Ordered That:

The City Manager and the City Treasurer are authorized to spend up to \$7,650 for the additional expense to rebuild the floats at the Harbor. The funds will come from the Waterfront Gasoline Account. (Approved July 15, 2014)

11) Open to the Public

1. Laurie Allen, Belfast Citizen discussed concerns with runoff at Seaview Terrace.

12) Communications

Councilor Lee noted that the stream that Ms. Allen refers to, as not being a stream appears on the 1902 and 1943 USGS maps.

13) Adjourn

Councilor Mortier, seconded by Councilor Hamilton, made a motion to adjourn the meeting at 8:45 p.m. This motion was approved, 3-0.

I HEREBY CERTIFY THAT THE ABOVE
IS A TRUE COPY OF INFORMATION
ON THE RECORD WHICH IS IN MY
OFFICIAL CUSTODY

ATTEST


AMANDA CUSHMAN, BELFAST MAINE