

**City of Belfast
Council Chambers-Belfast City Hall
Tuesday, August 5, 2025**

6:00 p.m. Request to go into an Executive Session on a Personnel Matter pursuant to 1 M.R.S.A. 405 (6) A.

6:20 p.m. Request to go into an Executive Session on a Legal Matter with the City Attorney pursuant to 1 M.R.S.A. 405 (6) E.

6:40 p.m. Request to go into an Executive Session on a Real Estate Matter pursuant to 1 M.R.S.A. 405 (6) C.

7:00 p.m. Regular Council Meeting

Regular Council Meeting No. 3

Public Hearing #1

Pursuant to Belfast Victualer License ordinance a public hearing will be held on August 5, 2025, at 7:00 p.m. or as soon as possible thereafter in the Council Chambers at Belfast City Hall on the following applications for a Victualer License renewal, due to expire May 31, 2026.

Sharon Kull

d/b/a Spring St. Eatery

1) Call to order

2) Roll call: Mayor Eric Sanders; Councilors Mary Mortier, Neal Harkness, Brenda Bonneville, Chris Bitely and Paul Dean, City Manager Erin Herbig, and Deputy City Manager Manda Cushman.

3) Pledge of Allegiance

4) Adoption of the agenda

5) Acceptance of the minutes

Regular Council Meeting of July 15, 2025.

6) A. Open to the public

Wharf, Belfast, Maine in front of the brewery for additional capacity on October 4, 2025, for their Annual Beer Festival.

- E.** Request to approve an Incorporated Civic Organization License by Eve's Garden d/b/a Eve's Garden for a fundraiser for food pantries during the Maine Celtic Celebration located at Steamboat Landing Park, Belfast, Maine on July 19, 2025, from 9:00 a.m. to 9:00 p.m.
- F.** Request to approve an off-premises catering permit for Bell the Cat, Inc d/b/a Bell the Cat for a fundraiser event for the Belfast Soup Kitchen on July 24, 2025, from 5:00 p.m. to 9:00 p.m. located at the Bayview Event Center, 15 Front St., Belfast, Maine.
- G.** Request to approve an off-premises catering permit for Bell the Cat, Inc d/b/a Bell the Cat for a Belfast High School reunion on July 26, 2025, from 2:00 p.m. to 5:00 p.m. located at the Cheeky Food Truck Park, 139 Searsport Ave., Belfast, Maine.
- H.** Request to approve a Lunch Wagon License permit application by Christopher Gardner d/b/a CG Bikes located at Don Foshay's Discount Tire and Alignment, 217 Northport Ave, Belfast, Maine, license to expire on December 31, 2025.
- I.** Request to approve an application by Darby's Restaurant d/b/a Darby's Restaurant located at 155 High St., Belfast, Maine for a renewal Malt, Spirituous, and Vinous liquor license.
- J.** Request to approve a temporary extension of liquor license permit for Lisa Mosher d/b/a Dockside Family Restaurant to extend the capacity of their property located at 30 Main Street, Belfast, Maine on August 9th and 10th, 2025, for the Annual Holy Mackerel Tournament.

10) Business

- A)** Further Discussion with the Wastewater Superintendent regarding proposed sewer rates for 2025-2026.
- B)** Request from the City Assessor to adopt the Commitment of Property Taxes and set the Mil Rate for Fiscal Year 2025-2026.
- C)** Request to set the delinquent tax rate for Fiscal Year 2025-2026.
- D)** Request from Our Town Belfast for authorization to complete a crosswalk painting project on City Streets.
- E)** Request by the Waldo County Public Health Nurse for a Boathouse Rental Fee Waiver to conduct Free Public Flu Clinics.

F) Request for approval of a Facility Use Request by the Waldo County YMCA for use of the Walsh Field Softball Field for the Annual Mitch Philbrook Memorial Softball Tournament on Saturday, September 20, from 8 AM-7:30 PM.

G) Request for the approval of a Facility Use Request by the Center for Wildlife Studies to utilize the Belfast Rail Trail and several City Streets for the Annual Run Wild! 5K and 10K Road Races.

H) Request from the Parks, Trails and Recreation Committee to approve a proposal for a play space at Belfast Common. **I)** Request from the Parks and Recreation Director to expend up to \$8,795.00 to purchase a 2026 Currahee Equipment Trailer.

J) Request to adopt the access drive, sidewalks, parking and associated infrastructure for the proposed subdivision at 243 High Street.

K) Presentation regarding amendments to the School Street Affordable Housing Development and Tax Increment Financing District and its Development Program, including the (re)authorization of a Credit Enhancement Agreement.

L) Public Hearing regarding amendments to the School Street Affordable Housing Development and Tax Increment Financing District and its Development Program, including the (re)authorization of a Credit Enhancement Agreement.

M) Discussion and possible action regarding amendments to the School Street Affordable Housing Development and Tax Increment Financing District and its Development Program, including the (re)authorization of a Credit Enhancement Agreement.

N) Presentation regarding the establishment of the Belmont Avenue Omnibus Municipal Tax Increment Financing District and its Development Program, including the authorization of a Credit Enhancement Agreement.

O) Public Hearing regarding the establishment of the Belmont Avenue Omnibus Municipal Tax Increment Financing District and its Development Program, including the authorization of a Credit Enhancement Agreement.

P) Discussion and possible action regarding the establishment of the Belmont Avenue Omnibus Municipal Tax Increment Financing District and its Development Program, including the authorization of a Credit Enhancement Agreement.

Q) Request from a City E-911 Addressing Officer to approve a street name for an existing road located at 45 Belmont Ave.

R) Request to appoint Susan Lessard as the Interim Finance Director and City Manager Erin Herbig as the Interim Treasurer.

S) Signing of Council Orders

11) Open to the public

Public comment is provided at the discretion of the Mayor and City Council. Each speaker will be allowed three minutes to speak unless waived by the Council. Comments must address topics relevant to the Council's authority and must not be unduly repetitive. Any person who engages in name-calling or personal attacks, obscene or indecent remarks, or derogatory comments may at the Mayor's discretion be ordered to stop speaking. Repeated violations of these restrictions may lead to suspension of speaking privileges.

If members of the public are unable to attend in person, you may submit announcements, questions or comment for the City Council can email public@cityofbelfast.org or mail to City of Belfast, 131 Church Street, Belfast, ME 04915. We ask that you include your name and residence as comments will be included as part of the public record, and that all comments be sent prior to the date and time of the meeting, with a deadline of noon the day of the meeting.

Seating in Council Chambers is limited; if you do not plan to speak at open to the public you can stream the meeting on the City website www.cityofbelfast.org, watch live on BEL TV channel 7 or channel 1303, or listen on Belfast Community Radio WBFY 100.9.

12) Communications

13) Adjourn