

**MINUTES
SCARBOROUGH TOWN COUNCIL
WEDNESDAY – NOVEMBER 18, 2015
SWEARING-IN CEREMONY OF NEWLY ELECTED OFFICIALS
REGULAR MEETING – 7:00 P.M.**

Item 1. Call to Order. Yolande P. Justice, Town Clerk, called the regular meeting of the Scarborough Town Council to order at 7:00 p.m.

Item 2. Pledge of Allegiance.

Item 3. Swearing in of newly elected officials. Yolande P. Justice, Town Clerk, swore in the following individual: Nicola Rico, Trustee of the Sanitary District and Christopher J. Caiazzo and Robert William Rowan for Town Council. Those sworn in earlier were Donna Beeley, Cari Lyford, Katherine Miles and Jackie Perry for the Board of Education; Ben Viola and Nick Rico, for Trustees of the Sanitary District.

Order No. 15-090. Act on the request for nominations and election of a new Town Council Chair. Motion by Councilor Babine, seconded by Councilor Caterina, to move approval of the nomination of Councilor Donovan as Chair of the Town Council.

Vote: 7 Yeas.

Order No. 15-091. Act on the request for nominations and election of a new Town Council Vice-Chair. Motion by Councilor Caterina, seconded by Councilor Rowan, to move approval of the nomination of Councilor Babine as Vice Chair of the Town Council.

Motion by Councilor St. Clair, seconded by Councilor Hayes, to move approval of the nomination of Councilor Caterina as Vice-Chair of the Town Council.

Vote for Councilor Babine: 5 Yeas.

[Chairman Donovan, Councilors Babine, Caiazzo, Caterina and Rowan]

Vote for Councilor Caterina: 2 Yeas.

[Councilors Hayes and St. Clair]

Item 4. Roll Call. Roll was called by Yolande P. Justice, Town Clerk. Thomas J. Hall, Town Manager was also present.

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| Shawn A. Babine, Vice-Chair | Katherine A. St. Clair |
| Robert W. Rowan | Peter F. Hayes |
| Jean-Marie Caterina | Christopher J. Caiazzo |
| William J. Donovan, Chairman | |

Item 5. General Public Comments.

- Michael Turek of Bayberry Lane congratulated the newest members of the Town Council and then went on to refer to an open letter he had published in the newspaper where he listed five item that he would do if elected. He then stated that all of you sitting on the Council represent all citizens in the Town, adding that I may speak against you, but I do support you.
- Moira Erickson of Pine Point Road voiced her concerns with the parking along the Pine Point Road. This needs to be addressed – there have been more than 80 cars parked there and felt that it was a safety issue. She then commented on the purchase of parking meters at Higgins Beach.

Item 6. Minutes: November 4, 2015 – Regular Meeting. Motion by Councilor Caterina, seconded by Councilor Babine, to move approval of the minutes of the November 4, 2015, regular Town Council meeting.

Vote: 4 Yeas. 3 Abstentions [Councilors Caiazzo, Rowan and St. Clair].

Item 7. Adjustment to the Agenda. None at this time.

Item 8. Items to be signed: a. Treasurer’s Warrants. Warrants were signed during the meeting.

Order No. 15-084, 7:00 p.m. Public hearing on the proposed amendments to Chapter 405, the Town of Scarborough Zoning Ordinance to establish a new Section XVI.B. Higgins Beach Character-Based Zoning Districts and Building Standards. Dan Bacon, Town Planner, gave a brief overview on this Order and on the following two Orders [Order No. 15-085 and 15-086]. Chairman Donovan opened the public hearing for all three Orders. The Following individuals spoke on this:

- Roger Chabot of Higgins Beach congratulated the two new Councilors and the new Chairman and Vice Chair. He then commented on the meetings that had been held on this topic. He thanked the Town for allowing this to happen and thanked the Town Planner, the Long Range Planning Committee and the Town Council.
- Susan Naiden of 17 Shipwreck Road, thanked the Council for the work on this project. She then commented on the process that had been followed to get to this point. All those who were involved were well prepared and questions were responded to. This is a giant step forward. She thanked all new and past Councilors for their service.
- Moira Erickson of Pine Point Road spoke on the proposed recommendations and had been surprised at what had been presented. Not everyone wants to live in a cottage-style home and people have the right to remodel or build what they want. She hoped that this did not come to the Pine Point neighborhood, we do not want it. She did appreciate all the work that was done, but not at Pine Point.
- Alyson Bristol of 6 Bayview Avenue congratulated the new Councilors and the Chair. She thanked the Town Planner for his work. She was not sure what “mixed use” meant. Dan Bacon, Town Planner noted that a Mixed Use Zone is designed to be limiting and only allows hotel-bed and breakfast, retail and restaurants. There is the potential that things would change over time – e.g. Higgins Beach Inn expanded their restaurant. The current process includes a Planning Board review and an opportunity for public comment, but a change of use does not require a review.

There being no further comments, Chairman Donovan closed public hearing at 7:38 p.m.

The second reading on the proposed amendments to Chapter 405, the Town of Scarborough Zoning Ordinance to establish a new Section XVI.B. Higgins Beach Character-Based Zoning Districts and Building Standards will be conducted on Wednesday, December 2, 2015.

Order No. 15-085, 7:00 p.m. Public hearing on the proposed amendments to the Town of Scarborough Official Zoning Map to delineate the Higgins Beach Character Districts. The second reading on the proposed amendments to the Town of Scarborough Official Zoning Map to delineate the Higgins Beach Character Districts will be conducted on Wednesday, December 2, 2015.

Order No. 15-086, 7:00 p.m. Public hearing on the proposed amendments to Chapter 405C, the Town of Scarborough Shoreland Zoning Ordinance to address the development coverage allowance in the Higgins Beach area. The second reading on the proposed amendments to Chapter 405C, the Town of Scarborough Shoreland Zoning Ordinance to address the development coverage allowance in the Higgins Beach area will be conducted on Wednesday, December 2, 2015.

OLD BUSINESS: None at this time.

NEW BUSINESS:

Order No. 15-092. Act on the request from the Coastal Waters and Harbor Commission to utilize funds from the Working Waterfront Reserve Capital Improvement Account for repairs to floats at Clay Pitts and installation of an additional ladder at the Pine Point Pier, in an amount not to exceed \$19,500.00 and authorize the Town Manager to sign any and all documents related to these items. Thomas J. Hall, Town Manager, gave a brief overview on this Order.

Motion by Councilor Caterina, seconded by Councilor Babine, to move approval on the request from the Coastal Waters and Harbor Commission to utilize funds from the Working Waterfront Reserve Capital Improvement Account for repairs to floats at Clay Pitts and installation of an additional ladder at the Pine Point Pier, in an amount not to exceed \$19,500.00 and authorize the Town Manager to sign any and all documents related to these items.

Vote: 7 Yeas.

Item 9. Non Action Items. None at this time.

Item 10. Standing and Special Committee Reports and Liaison Reports.

- Councilor Hayes gave an overview on the Senior Advisory Board; the Shellfish Conservation Commission and the Coastal Waters and Harbor Committee.
- Councilor St. Clair gave an update on the Ordinance Committee willing to look at the fee schedule and would like to meet with the Finance Committee on this.
- Chairman Donovan gave an overview on the Energy Committee.

Item 11. Town Manager Report. Thomas J. Hall, Town Manager, gave the following updates:

- He had participated as a panelist at a Storm Water Conference and there were 7 members of staff that attended conference.
- The Town received 105 applications for the Senior Property Tax Relief Program and granted \$33,000 in property tax relief. He congratulated the Town Council on adopting a new policy that would assist even more individuals.
- He reminded the Town Council that the Police Department would be hosting a forum at the Town Hall Thursday, November 19, 2015, between 1:00 to 3:30 p.m. on Operation Hope and the heroin issue in Maine.
- The dedication of the Tri Gen Project had been held earlier in the week, Chairman Donovan had also been in attendance. The Town Hall is currently on line with the new system.
- The Tree Lighting Ceremony is scheduled for Saturday, December 5th at 5 p.m. in Memorial Park. He noted that a live tree has been planted for this purpose.
- The Town Hall would be closing at 4:00 p.m. on Wednesday, November 25th and would be closed all day on Thursday, November 26th and Friday, November 27th in observance of Thanksgiving.

Item 12. Council Member Comments.

- Councilor Caiazzo thanked Chairman Donovan and Vice-Chair Babine and the voters for their support. He looks forward to the upcoming year and read a prepared statement as to what his intent was for the coming year.
- Councilor Hayes welcomed the councilor and the leadership. He commented on Operation Hope and commented that Maine physicians are also in the process of organizing to try to assist with the heroin epidemic in Maine. He mentioned the world events that had been happening.
- Councilor St. Clair welcomed to the two new Councilors and was excited about the upcoming year. We all share one common goal and that is to make the town healthy and happy. She then congratulated Vice-Chair Babine and Chairman Donovan.
- Councilor Babine mentioned that Small Business Day was the Saturday after Thanksgiving. He congratulated David Corbeau, Scarborough's Marine Resource Officer on his retirement and thanked him for all his work he had done for the Town. He went on to welcome the two councilors and looked forward to working with everyone and the School Board. He thanked the Council for being elected as Vice Chair and thanked Chairman Donovan for stepping forward to this position. He mentioned emails regarding issues about discourse among the group. He hoped the new year would be set off on the right foot.
- Councilor Rowan congratulated Chairman Donovan and Vice-Chair Babine and looked forward to the upcoming year. He thanked the community for the support and being elected. He thanked the manager and the Councilors for meeting with him
- Councilor Caterina congratulated Chairman Donovan and Vice-Chair Babine. She too looked forward to the new year. She welcomed Morgan Chapman, a member of the Boy Scouts and whom led us in the Pledge of Allegiance. He interviewed Councilor Caterina which was part of his merit badge requirement. She too commented on Operation Hope and the wonderful job the organization was doing. She looked forward to the forum tomorrow. United Way community dialogue is scheduled for December 9th at the library. If anyone is will to assist Project Grace with Thanksgiving baskets please call 883-5111. She noted that it was hunting season and when in the woods, please wear a bright color. Always ask for permission to hunt on private property and to hunt on land trust property, hunters wanting to on land trust property must get permission from the Land Trust.
- Chairman Donovan commented on Operation Hope - Scarborough is the little engine that could noting that Lewiston now has a program in place. He handed out the forms for appointments to the Council Standing Committees/boards as well as the Liaison Appointments. The School Board had already been sworn in and appointed its Finance Committee and he would like to note that the Town's Finance Committee would consist of Councilor Babine, Chair and Councilors Hayes and Caiazzo. He then commented on an upcoming Council retreat and team building session with Delphi Group. The first session would be held on December 2nd it will start at 3:00 p.m. in an informal setting at Piper Shores, there would be no business conducted and hoped that the media and the public would respect and give the Council its privacy, The second session would be on Wednesday, December 16th at 6:00 p.m. with same facilitators.

Item 13. Adjournment. Motion by Councilor Babine, seconded by Councilor Caterina, to move approval of the regular Scarborough Town Council meeting.

Vote: 7 Yeas.

Meeting adjourned at 8:15 p.m.

Respectfully submitted, Yolande P. Justice - Town Clerk