

City of Sanford



**From the Desk of
Steven R. Buck
City Manager**



Memorandum

To: City Council
Subject: Manager's Report
Date: May 5th, 2015

Purchase of Animal Control Vehicle:

The Police Department per authorization sold surplus equipment in the amount of \$15,101. The funds are to be used towards the replacement of the Animal Control Officer's (ACO) vehicle, a 2005 Ford Pickup. The Department seeks to purchase a Ford Transit Van and a more functional and economic alternative to the current vehicle. The Department continues to work with the Property Subcommittee towards a recommended replacement. The first option was to purchase a used vehicle, but the vehicles located were sold. The Department is now seeking quotes from dealers on the acquisition and anticipates bringing the results to the Committee and then the City Council. The Property Subcommittee is working on a proposed amendment to the Purchasing Policy, pending Council review and authorization, which would allow the Committee to make certain purchases on equipment when timing is critical.

Airport:

Airport Manager Rogers continues to work on the development of a new Master Plan for the Sanford Regional Seacoast Airport. The purpose of the Master Plan is to express the planning needs of the Airport for the next 10 year period. Manager Rogers is also working on the Airport's first Business Plan as part of the Master Plan. All AIP funding assigned to SFM can only be expended on elements defined within the Master Plan, making the full development of the Master Plan critical in both planning and funding.

The Airport also continues to work upon a Transportation Connectivity Study. Stantec has been accepted to perform this Study seeking alternatives to connect the Airport to other commercial airports and or transportation systems. The Final Report is expected by the end of the year.

Downtown Parking:

The Public Safety Committee continues to work on the development of a future set of recommendations to address the continually changing pressures on the resource of parking in Sanford's Downtown District. No Plan has been yet proposed as the direction is to fully develop all options and then to take those options to the Business Community and then

ultimately for full public consideration. There are a large number of elements to consider before any plan can be proposed, but the focus is on benefit and improvements to the Downtown. Absent the ability of the Plan to prove beneficial to the long term viability of the Downtown, changes are not likely.

The Committee is examining;

- Technology and flexible capacities to address changing needs
- Pro forma of any Parking Plan
- Enforcement to improved compliance and flow of customer parking versus the needs of longer term parking needs of employees and residents
- Improved servicing of the parking lots and on street parking
- Investments to entice further Downtown Improvements to increase economic activity
- The Pros & Cons of no action versus managing the future changes

Once these elements are fully developed, options for a future Parking Plan will be brought to businesses and residents.

Advocacy Pending Legislation:

Over the past two weeks, the City has offered further testimony and or input on the following Bills:

LD 1293 "An Act To Allow a Local Distributed Energy Pilot Program"

The Public Utilities were not supportive of the further credits for Net Metering or Virtual Net Metering benefits for Solar or other projects. The Energy, Utilities, and Technology Committee does however seem receptive to recommending some level of further consideration. Avenues discussed were the re-examination of the Community Renewable Energy Credits, 50 megawatts reserved, as most of these credited projects have not been built. They are also giving further consideration of LD 1263 An Act To Create Jobs and Promote Investment in Maine's Economy through Increased Access to Solar Energy a Bill that would accommodate Sanford's vision of a solar farm atop our closed Landfill and allow for multi-ownership in such a project.

LD 1203 "An Act to Address the Detrimental Effects of Abandoned Property"

The City continues to actively participate through input and proposed amendments to this Bill that will allow the city to enact an Ordinance to address maintenance and property code issues related to property abandoned due to bank foreclosures or other purposes.

Local Maine Banks have testified in opposition to this Bill. All have recognized that the City's issues are not related to Local Maine Banks, but rather the largest of out-of-state banks. The Bill will mandate that all banks provide an in-state representative to address and respond. An amendment has been offered to take enforcement actions against a bank only once foreclosure has been initiated. This seems to address the concerns of the Local Banks. The City is also examining and providing input into the banks use of Cash in Lieu of Foreclosure as a faster means of possession that helps prevent the 24 month process whereby properties tend to sit and deteriorate.

Broadband:

The EUT Committee continues to work on a Statewide Broadband approach. Sanford's testimony remains relevant and the City is expected to be invited to attend a future work session by the Committee. Administration also completed work with Tilson for written

responses to vendors for Sanford's RFP for Broadband Services. The Response to the City's RFP are due on May 28th, 2015.

Senator King's Office Meeting:

Economic Development Director Nimon and Manager Buck met with Bonita Pothier State Representative and Adam Lachman, Special Projects and Economic Development Representative for Senator King. Management discussed extensively Sanford's Broadband Initiative as the Senator has great interest in the City's approach and future development of a model to address broadband expansion and capacity. One of the more significant elements under review are the current pole attachment agreements within Maine, being unique and outside of federal regulation.

Other topics reviewed was the status of the York Pines Development and pending site visits by developers and their responses. Administration also reviewed the pending EB-5 development to attract and implement foreign investment as equity capital into regional projects.

I would like to extend appreciation to Senator King and the time with his Staff as Sanford seeks to partner towards meeting our economic development strategies.

School Construction:

Administration continues to work through the myriad of milestones for towards the construction of Sanford's new High School and now on the Phase II Project of renovating a number of Sanford's schools to address elementary and middle school needs.

The High School Project is focused currently on closing on the land purchase and final engineering. Various subcommittee/topics have recently been considered such as the Turf Field. Performing Arts is meeting today to review design elements of the Performing Arts facility portion of the School. The State continues to support the Project and work with the City's engineers on the final design.

The Phase II project has received a number of responses (7) for Architectural and Feasibility Study needs to address the remaining inventory of Sanford School less the High School. Three Firms will be interviewed on Thursday, May 7th. A focused series of questions have been submitted to the Firms to incorporate into their presentations for qualifications. A representative from the Maine Bureau of General Services will be participating in the interview and selection process for Architectural Services.

Union Negotiations:

The City has started negotiations with AFSCME General Services Union with a first meeting to exchange initial proposals. Negotiations will resume in 2 weeks.

The City is also working with AFSCME Unit Public Works to initiate the same process towards the negotiation of a multi-year contract.

Subcommittee Work Pending:

Public Safety and Zoning Committee has pending recommendations on the following:

1. A Comprehensive Downtown Parking Plan
2. LD 1203 Abandoned Property recommendations passed through the Mayor's Coalition and MMA LPC

3. An Amendment to Code Section 272-1-7, Section 280-7A, and 275-8 B to disallow any person of contractor from applying for a construction permit that has unpaid balances stemming from prior applications or site review

Property Subcommittee has pending recommendations on the following:

1. Revisions to the Purchasing Policy to cover time sensitive purchases of Capital Items previously authorized and within Budget seeking a delegated level of authority
2. Continued Review of all City Properties
3. Fleet Management Policy for Public Works
4. Pavement Management Workshop tentatively scheduled for May 26th, 2015

Maine Department of Transportation Regional Workshop:

Director Matthew Hill organized and hosted a Regional Workshop with MDOT Engineer Stephen Landry on May 5th, 2015. The Workshop covered regional areas of concerns such as traffic light controls best practices, speed limit determinations and methods to change, traffic calming practices, pedestrian and bicycle safety and structures, funding opportunities and State-Municipal funding options, and rights and responsibilities within the Urban Compact Zone. The meeting was well attended. Administration seeks to continuing organizing and hosting such forums to assist in the Region's education as well as fostering our working relationship with MDOT and Staff.

Director Hill and Assistant City Engineer Michael Casserly were able to work the remainder of the afternoon with Mr. Landry on Sanford specific concerns and future projects.