



Sanford City Council

City Council Meeting Minutes – November 10, 2015

The Sanford City Council met at 7:00 p.m. in the Chambers of the Sanford City Hall Annex on Tuesday, November 10, 2015. Those present were: **COUNCILORS:** Mayor Cote, Deputy Mayor Maura A. Herlihy, Councilor Alan R. Walsh, Councilor Richard L. Wilkins, Councilor Fred W. Smith and Councilor Victor E. DiGregorio. **CITY STAFF:** Sherry Lord, Executive Assistant; Allison Rogers, Airport Manager; Shirley Sheesley, Code Enforcement Officer; Steven Benotti, Fire Chief; Steven Cutter, Assistant Fire Chief and many members of the Sanford Fire Department.

Mayor Cote called the meeting to order at 7:00pm.

The session began with the Pledge of Allegiance followed by a moment of silence.

Roll Call: Mayor Cote performs the Council Roll Call: Councilor DiGregorio, present; Councilor Smith, present; Councilor Wilkins, present; Councilor Walsh, present; Councilor Hanslip, present, and Deputy Mayor Herlihy, present.

Minutes

Regular Meeting: October 20, 2015; Councilor Walsh moved to approve, seconded by Councilor Smith. The City Council voted 7-0 to approve.

Mayor's Reports/City Council Sub-Committee Reports

City Manager's Report

None

Communications/Presentations

Swearing in of new Fire Department Positions – Fire Chief, Steven Benotti recognized Kristen Hagen and Dwight Emmons on their new positions in the Fire Department. Kristen Hagen was sworn in to the position of Lieutenant/EMT and Dwight Emmons was sworn in to the position of Captain/EMT.

Airport Master Plan Update – Airport Manager, Allison Rogers gave a slideshow presentation to the City Council outlining updates to the AMP.

Public Participation

Margaret Trowbridge brought Jamie Devoe and Tina Tranchemontagne to discuss the property on Brook Street and Vaness Street. Ms. Devoe spoke of some of the history of the owner of the property and issues of the property.

Public Hearings

The City Council will take public comment on the following:

1. A public hearing to consider approval for a Mental Health & Abuse Clinic license renewal application from Sweetser, 863 Main Street, Sanford, Maine. (This is the second of two public hearings) Mayor Cote declared the public hearing open at 7:21pm. There was no one to speak for or against. The public hearing was declared closed at 7:21pm.
2. A public hearing to consider approval for a Mental Health & Abuse Clinic license renewal application from Maine Behavioral Healthcare 474 Main Street, Springvale, Maine. (This is the first of two public hearings) Mayor Cote declared the public hearing open at 7:21pm. There was no one to speak for or against. The public hearing was declared closed at 7:21pm.
3. A public hearing on the proposed addition to nuisance/false fire alarms penalties; Chapter 128 Fire Prevention, Article II, proposed 128-10 False Fire Alarm Penalties. Mayor Cote declared the public hearing open at 7:22pm. Fire Chief Steven Benotti explained the proposed addition and spoke in favor. There was no one to speak for or against. The public hearing was declared closed at 7:24pm.
4. A public hearing on the proposed addition to the Life Safety section of the City of Sanford Code proposed Article 9 128-31 Elevators. Mayor Cote declared the public hearing open at 7:24pm. Fire Chief Steven Benotti explained the proposed addition and spoke in favor. There was no one to speak for or against. The public hearing was declared closed at 7:27pm.
5. An application for liquor license renewal for the Third Alarm Diner, 47 Washington Street, Sanford, ME. Mayor Cote declared the public hearing open at 7:27pm. Fire Chief Steven Benotti explained the proposed addition and spoke in favor. There was no one to speak for or against. The public hearing was declared closed at 7:29pm.
6. An application for liquor license renewal for the Bradford Block Bistro, 459 Main Street, Springvale, ME. Mayor Cote declared the public hearing open at 7:29pm. Fire Chief Steven Benotti explained the proposed addition and spoke in favor. There was no one to speak for or against. The public hearing was declared closed at 7:29pm.
7. To receive written and or public comment on five (5) Properties under consideration of meeting the definition of abandonment pursuant to 30-A MRSA §3106-A.
 - a). **60 Lebanon Street, Sanford. Tax Map L28, Lot 14**; Mayor Cote declared the public hearing open at 7:31pm. Shirley Sheesley, Code Enforcement Officer showed pictures and gave a description of the property. This property has heavy fire damage and the owners have been notified of violations. This building has been boarded up since

the fire and therefore falls under the abandoned property guidelines. There was no one else to speak for or against. The public hearing was declared closed at 7:33pm.

b). **9 Kirk Street, Sanford. Tax Map L14, Lot 23;** Mayor Cote declared the public hearing open at 7:33pm. Shirley Sheesley, Code Enforcement Officer showed pictures and gave a description of the property. Violation notices have been sent for this property. Wayne Hartford, lives on Joy Street. He showed a picture of overgrown brush and a large hole in the roof. He would like to see the property cleaned up. Richard Lamb also spoke about his concerns of this property. Diane McCaul, Owner of the property addressed the property and stated that the house was secure. She stated that the bank does not want the property and she is the owner free and clear. She and her husband do want the house. Fred Boyle, lives on Joy Street voiced his concerns. There was no one else to speak for or against. The public hearing was declared closed at 7:42pm.

c). **6 Goodwin Court, Sanford. Tax Map J31 Lot 70** Mayor Cote declared the public hearing open at 7:42pm. Shirley Sheesley, Code Enforcement Officer showed pictures and gave a description of the property. Violation notices have been sent for this property. The building does have extensive fire damage. She has post this building as well. There are currently 3 unregistered vehicles on the property. Marge Trowbridge spoke of the unregistered vehicles and animals living in the house. Joanne Rebel and her husband are the owners of the home. Mrs. Rebel stated that they do not have the means to put money towards the rehabilitation of the property. There was no one else to speak for or against. The public hearing was declared closed at 7:46pm.

d). **5 Pioneer Avenue, Sanford. Tax Map J29 Lot 5** Mayor Cote declared the public hearing open at 7:46pm. Shirley Sheesley, Code Enforcement Officer showed pictures and gave a description of the property. Violation notices have been sent for this property. There have been minor improvements since the notices have gone out. Mr. Reynolds, owner of the property and an employee was in attendance. They are currently making repairs and they will be securing the property. There was no one to speak for or against. The public hearing was declared closed at 7:54pm.

e). **31 Country Club #1 Road, Sanford. Tax Map R15 Lot 120** Mayor Cote declared the public hearing open at 7:55pm. Shirley Sheesley, Code Enforcement Officer showed pictures and gave a description of the property. Violation notices have been sent for this property. The owner has not responded. Bill Dane of Berwick stated that the owner of the property approached him and offered him the property. He is interested and currently working with his attorney. There was no one else to speak for or against. Deputy Mayor Herlihy declared the public hearing closed at 8:06pm.

Mayor Cote sought comments or concerns regarding the following items. There were no comments or concerns. Consent agenda items were approved.

15-134.01 Ordered, to approve the following license request:

1. An application for liquor license renewal for the Third Alarm Diner, 47 Washington Street, Sanford, ME.
2. An application for liquor license renewal for the Bradford Block Bistro, 459 Main Street, Springvale, ME.

Old Business

15-132.07 Ordered, to approve a Mental Health & Abuse Clinic license renewal for Sweetser, 863 Main Street, Sanford, ME. (This is the second of two readings) Councilor Walsh moved to approve, seconded by Councilor Smith. The City Council voted 7-0 to approve.

New Business

15-135.02 Ordered, to consider the status of abandonment of five (5) Properties under the definition of Title 30-A MRSA Section 3106-A and to take such actions as allowed to address the detrimental effects of properties determined abandon. (see attached State of Maine Revised Statutes)

1. Deputy Mayor Cote moved to declare 60 Lebanon Street, Sanford. Tax Map L28, Lot 14 abandoned based on the following evidence of abandonment; A, C, & G, seconded by Councilor Walsh. The City Council voted 7-0 to declare abandoned.
2. Deputy Mayor Cote moved to declare 9 Kirk Street, Sanford. Tax Map L14, Lot 23 abandoned based on the following evidence of abandonment; A, C, D, F & G, seconded by Councilor Walsh. The City Council voted 7-0 to declare abandoned.
3. Deputy Mayor Cote moved to declare 6 Goodwin Court, Sanford. Tax Map J31 Lot 70 abandoned based on the following evidence of abandonment; A, C, D, F & G, seconded by Councilor Walsh. The City Council voted 7-0 to declare abandoned.
4. Deputy Mayor Cote moved to declare 5 Pioneer Avenue, Sanford. Tax Map J29 Lot 5 abandoned based on the following evidence of abandonment; A, C & G, seconded by Councilor Hanslip. The City Council voted 6-0 to declare abandoned (Councilor Smith abstained).
5. Deputy Mayor Cote moved to declare 31 Country Club #1 Road, Sanford. Tax Map R15 Lot 120 abandoned based on the following evidence of abandonment; A, C, D, F & G, seconded by Councilor Hanslip. The City Council voted 6-0 to declare abandoned (Mayor Cote abstained).

15-136.03 Ordered, to delegate the authority to the Public Safety Subcommittee to

work with and then direct the Code Enforcement Officers on the level of remedial actions to be taken upon property deemed abandoned, pursuant to Title 30-A MRSA §3106-A. Deputy Mayor Herlihy moved to delegate the authority to the public safety sub-committee to work with and then direct the City Manager on the level of remedial actions to be taken upon property deemed abandoned, pursuant to Title 30-A MRSA §3106-A, seconded by Councilor Walsh. The City Council voted 7-0 to approve.

- 15-137.04 Ordered, pursuant to Title 30-A MRSA §3106-A, to designate Sanford's Code Enforcement Officers as part of their duties, pursuant to Subsection (2), as designees to regulate the care, maintenance and security of property determined to be abandoned by the Municipal Officers, pursuant to Subsection (4). Councilor Walsh moved to approve, seconded by Councilor Smith. The City Council voted 7-0 to approve.
- 15-138.05 Ordered, to appoint a member to the Southern Maine Planning and Development Commission Executive Committee. Deputy Mayor Herlihy moved to appoint City Planner Beth Della Valle to the Southern Maine Planning and Development Commission Executive Committee, seconded by Councilor Walsh. The City Council voted 7-0 to appoint.
- 15-139.06 Ordered, to authorize the expenditure of an amount not to exceed \$15,000 from the Capital Reserve Account 599999 to complete the Witham Street Sports Complex. Councilor Walsh moved to approve, seconded by Councilor Wilkins. Councilor Walsh explained that property sub-committee reviewed this request and is recommending. The City Council voted 6-0 to approve. (Councilor DiGregorio was absent at the time of the vote).
- 15-140.07 Ordered, to approve the Sanford Seacoast Regional Airport Master Plan Update as presented. Councilor Walsh moved to approve, seconded by Councilor Wilkins. The City Council voted 7-0 to approve.
- 15-141.08 Ordered, to approve a Mental Health & Abuse Clinic license renewal for Maine Behavioral Healthcare, 474 Main Street, Springvale, ME. (This is the first of two readings) No action taken on this item.
- 15-142.09 The City Council of the City of Sanford hereby ordains proposed additions to the Life Safety Section of the City of Sanford Code, proposed article 9, 128-31. (This item must be read on two separate days. This is the first reading) No action taken on this item.
- 15-143.10 The City Council of the City of Sanford hereby ordains proposed additions to nuisance/false Fire Alarm penalties, Chapter 128 Fire Prevention, Article II, proposed 128-10 False Fire Alarm Penalties. (This item must be read on two separate days. This is the first reading) No action taken on this item.

Council Member Comments

Councilor DiGregorio: None

Councilor Smith: Thanked the legislature for passing the abandoned property law. He feels that it is working judging by the representation that appeared tonight. 209 Brook Street is on the list for next month. He would also like to form a committee to help the homeless

Councilor Wilkins: None

Councilor Walsh: None

Councilor Hanslip: Congratulated Adam Cote, Springvale whom attained the Rank of Major in the U.S. Army National Guard. Also Happy Birthday to the Marine Corp and Happy Veterans Day tomorrow. Congratulations to Kevin Chabot, former councilor whom is a police officer in Wells for attaining the rank of Lieutenant.

Deputy Mayor Herlihy: Reminded everyone of the Veteran's Day services at 11:00am tomorrow at the Memorial Gym.

Mayor Cote: Reached out to Mr. Tuttle and Mr. Lanigan and Thanked Councilors Walsh and Wilkins for their service. He also asked the Citizens of Sanford/Springvale to do their part when they see something going wrong such as destroying property of others. He encouraged citizens to be ambassadors of the community and do their part.

Future Agenda Items

Councilor Smith- form a committee to deal with homeless people (Mayor Cote asked the Zoning & Public Safety subcommittee to take a look at this)

Deputy Mayor Herlihy – dedicated parking spots for wounded veterans (she will take this to Property subcommittee)

Adjournment

Mayor Cote moved to adjourn regular meeting at 8:46 pm

Respectfully submitted by Sherry Lord, Executive Assistant