



Town of Windham

Town Offices
8 School Road
Windham, Maine

Meeting Agenda

Town Council

Tuesday, December 22, 2020

6:30 PM

Council Chambers

To Join the meeting remotely use this link: <https://us02web.zoom.us/j/88172478411> or you may call 1-646-558-8656 and enter meeting ID: 881 7247 8411.

In accordance with Public Law Chapter 617 adopted as emergency legislation by the Maine State Legislature on March 17, 2020 and signed into effect by Governor Mills, 1 MRSA § 403-A permits public proceedings through remote access during the declaration of state of emergency due to COVID-19.

Zoom will be the meeting platform used by both the Council and the public. Information about using Zoom is available at <https://support.zoom.us/hc/en-us/articles/115004954946-Joining-and-participating-in-a-webinar-attendee->.

Please note that members of the public will need to use the raise your hand feature in Zoom or type *9 on the phone to be called on and heard during the public testimony portion of the agenda.

If you prefer, you may also email the Council at TownCouncil@windhammaine.us prior to the meeting with your thoughts on an issue and if you would like, please note that you would like the email read into the record during public participation or during that agenda item. Please keep in mind we request stated comments to be three minutes or less.

The meeting will be recorded and broadcast live on WindhamTV (Channel 7) and the Town's Facebook page.

I. Roll Call of Members.

II. Pledge of Allegiance.

III. Minutes to be Approved:

[CD 20-209](#) To approve the Minutes of the December 8, 2020 Council meeting.

Attachments: [Minutes-Council-12-8-2020](#)

IV. Public Participation.

The public is invited to address the Council on any item of business not on the agenda for tonight's meeting.

NOTE TO CITIZENS: Citizens have the right and are encouraged to speak during public participation regarding items not on the agenda, or regarding an item when it comes up on the agenda.

All comments and questions during public participation or on an agenda item must be directed to the Chair and be limited to not more than three (3) minutes per speaker; except that the Chair may grant another three (3) minutes at his/her discretion.

Anyone who has already addressed the Council during public participation, on an agenda item, or during a public hearing will be asked to wait until all others have spoken before being recognized a second time.

V. Councilors' Comments.

VI. PUBLIC HEARINGS.

None.

VII. CONSENT AGENDA.

None.

VIII. UNFINISHED BUSINESS & GENERAL ORDERS.

[20-168](#)

To approve a purchase and sale agreement for the former South Windham Fire Station located at 8 Main Street and authorize the Town Manager to take any other action related thereto to finalize the sale.

Attachments:

[20-168 Cover Sheet](#)

[PSA - South Windham Fire Station v4 KMC edit clean](#)

[SWFS Reuse Redevelopment MOU final](#)

[Great Falls Construction RFP Development Submission Former S. Windham Fi](#)

[Warrant FY21 Article 21](#)

Legislative History

12/8/20

Town Council

postponed

[20-263](#)

To award a contract for the Public Safety Building - Central Fire Station expansion and Police Station renovation to Great Falls Construction of Gorham, Maine in the amount of \$4,300,000, said amount to be paid from the proceeds of general obligation bonds to be issued and estimated revenue surplus, and to authorize the town manager to execute a contract with Great Falls Construction and to take any other necessary action related thereto. This pricing for the project is a guaranteed not to exceed price within the RFP parameters.

Attachments:

[20-263 Cover Sheet](#)

[Memo to Council - Police Reno and New Fire](#)

[Revenue Summary_Final](#)

[Windham bid Summary 12 16 Final BAT](#)

[Great Falls Const. adjustments final bid price BAT 12 16](#)

[PROPOSAL RATING AND SELECTION PROCESS Windham](#)

[Public Safety Building](#)

IX. Council Correspondence.**X. Town Manager's Report.****XI. Committee Reports.****A. Council Subcommittees.**

1. Appointments Committee.
2. Finance Committee.

B. Other Committees.

1. Long Range Planning Committee.
2. Parks & Recreation Advisory Committee.
3. Windham Economic Development Corporation
4. Highland Lake Leadership Team.
5. Natural Resources Advisory Committee.
6. Public Easement Advisory Committee.

7. Public Dirt Road Sub-Committee.

XII. Discussion Items.

XIII. Agendas & Scheduling.

XIV. ADJOURN.