

PUBLIC NOTICES

Public Notices

Public Notices are a permanent and independent record of government and court actions. These include state and local government meetings, rule making, available contracts, zoning changes, and many more, as required by law. In addition, parties to some court proceedings, such as foreclosures, probate, and estate actions are required to publish notices to ensure notification of affected parties, as well as the general public. These notices also alert business owners, large and small, to potential government contractual jobs, helping to ensure economic activity across a level playing field. Public notices have existed to ensure transparency in all levels of government since the founding of the United States.

State and local notices are published in Maine newspapers and are also recorded at mainenotices.com, where anyone can browse or search notices, and sign up to receive email alerts when relevant notices appear.

Public Notice

EXHIBIT G PUBLIC HEARING NOTICE

The Windham Town Council hereby provides notice that it will hold a public hearing at 6:30 p.m. on Tuesday, January 24, 2023, in the Council Chambers at Windham Town Hall, 8 School Road, Windham, Maine, for purposes of receiving public comments on the designation of the proposed new Boody's Comer B Omnibus Municipal Tax Increment Financing District, and the adoption of a Development Program for said new District pursuant to the provisions of Chapter 206 of Title 30-A of the Maine Revised Statutes, as amended.

The proposed new District will consist of 14.06 acres, which includes four parcels located along Tandberg Trail (Route 115) and Roosevelt Trail (Route 302), referred to on the Town of Windham Tax Maps as Lots 32, 33, 24 and 8 of Tax Map 67. The proposed new District and Development Program will enable the Town to capture incremental tax revenues generated by investments made on these properties within the District related to certain commercial development activities, including the construction of a new commercial apartment complex consisting of 15-20 units.

The Town proposes to allocate certain revenues generated from these development activities within the District to municipal projects such as road, traffic and streetscape improvements, municipal infrastructure such as wastewater and utilities, and economic development administration and creation of a co-working and maker space, as well as other costs of public improvements and

projects as identified in the Development Program for the District and as may be approved and permitted pursuant to Section 5225 of Title 30-A of the Maine Revised Statutes, as amended. A copy of the proposed Development Program for the new District is on file with the Town Clerk at Town Hall, 8 School Road, Windham, Maine, and may be reviewed during normal business hours. All interested residents are invited to attend the hearing and to be heard at that time.

Public Notice

EXHIBIT G PUBLIC HEARING NOTICE

The Windham Town Council hereby provides notice that it will hold a public hearing at 6:30 p.m. on Tuesday, January 24, 2023, in the Council Chambers at Windham Town Hall, 8 School Road, Windham, Maine, for purposes of receiving public comments on the designation of the proposed new South Windham Industrial Zone Omnibus Municipal Tax Increment Financing District, and the adoption of a Development Program for said new District pursuant to the provisions of Chapter 206 of Title 30-A of the Maine Revised Statutes, as amended.

The proposed new District will consist of 62.99 acres, which includes seven parcels located along Gambo Road referred to on the Town of Windham Tax Maps as Lots 3, 6, 9A-4, 9A-5, and 14G-2 of Tax Map 5; and Lots 4 and 5 of Tax Maps 41. The proposed new District and Development Program will enable the Town to capture incremental tax revenues generated by investments made on these properties within the District related to certain commercial development activities, including the development of new manufacturing facilities.

The Town proposes to allocate certain revenues generated from these development activities within the District to municipal projects such as road, traffic and streetscape improvements, municipal infrastructure such as wastewater and utilities, and economic development administration and creation of a co-working and maker space, as well as other costs of public improvements and

Section 5225 of Title 30-A of the Maine Revised Statutes, as amended.

A copy of the proposed Development Program for the new District is on file with the Town Clerk at Town Hall, 8 School Road, Windham, Maine, and may be reviewed during normal business hours. All interested residents are invited to attend the hearing and to be heard at that time.

Public Notice

FALMOUTH BOARD OF ZONING APPEALS AGENDA TUESDAY, JANUARY 24, 2023, 6:30 P.M. TOWN HALL-COUNCIL CHAMBERS

21 Casco Terrace - Michael Maines representing Janet Dooley & Kathryn Bell - Request for Conditional Use Approval under Section 19-84 for a teardown and rebuild of a garage. Map/lot U17-052.

Public Notice

MAINE DEPARTMENT OF HEALTH & HUMAN SERVICES IN RE ASHER RYERSON MAINE DISTRICT COURT DOC. NO.:

BRIDC-PC-20-12 PETITION FOR CHILD PROTECTION ORDER AND PETITION FOR TERMINATION OF PARENTAL RIGHTS

NOTICE IS HEREBY GIVEN TO James Smith and/or Unknown Father, whereabouts unknown:

Pursuant to 22 M.R.S. §4001 et seq., the Maine Department of Health & Human Services (hereafter, "DHHS") has petitioned the Court for a Child Protection Order and Termination of Parental Rights concerning the child: Asher Ryerson (d/o/b: June 17, 2020). The mother is Heather Loring, and the father is or may be James Smith and/or Unknown Father.

DHHS has met the requirements of M.R.Civ. P. Rule 4(g)(1)(A)-(C). Hearing on the pending Petitions will be held at **Bridgton District Court, 3 Chase Street, Suite 2, Bridgton, Maine 04009, on February 27, 2023 at 8:30 am.** Failure to appear at this hearing may result in the issuance of a child protection order, the termination of your parental rights, and/or any other order permissible under 22 M.R.S. §4001 et seq. You may be entitled to legal counsel in these proceedings. Contact the court at the above address or 207.647-3535. To obtain a copy of the Petitions, contact the court or DHHS at 151 Jetport Blvd., Portland, Maine, 04102 [telephone: 207.822-2231]. DHHS is represented by the Maine Office of the Attorney General, 125 Presumpscot Street,

Ste 26, Portland, Maine 04103. Dated: 12/21/2022 Hon. S. Churchill Judge, Maine District Court

Public Notice

Notice of Public Hearing City of Portland

A Public Hearing will be held on January 18, 2023 at 5:00 P.M., virtually Old Port Pizza Bar LLC, dba Pat's Pizza. Renewal application for a Class XI Restaurant/Lounge at 30 Market Street - Sponsored by Danielle P. West, Interim City Manager

Public Notice

Notice of Public Hearing City of Portland

A Public Hearing will be held on January 18, 2023 at 5:00 P.M., virtually Oscar Pizzeria LLC, dba Otto. Application for Class I FSE at 250 Read Street - Sponsored by Danielle P. West, Interim City Manager

Public Notice

Notice of Public Hearing City of Portland

A Public Hearing will be held on January 18, 2023 at 5:00 P.M., virtually Foundation Brewing Company, dba Foundation Brewing Company. Application for Combined Entertainment at 1 Industrial Way, Ste 7 - Sponsored by Danielle P. West, Interim City Manager

Public Notice

Notice of Public Hearing City of Portland

A Public Hearing will be held on January 18, 2023 at 5:00 P.M., virtually SBS Worldwide LLC, dba Continental. Application for Class I FSE with Outdoor Dining

on Private Property at 170 Brighton Avenue - Sponsored by Danielle P. West, Interim City Manager

Public Notice

STATE OF MAINE PROBATE COURT YORK, SS. ALFRED SPECIAL PROBATE NOTICE

Notice is hereby given that after due diligence, we have not been able to ascertain the whereabouts of Joseph Kardys, Joan, Beatrice, Cathleen, Nancy, Steve Boucher, Scott Boucher and all other unknown heirs who are believed to have interest in the estate of Blanche B. Farnam, Biddeford, Maine, deceased; that an application to probate the Will of said decedent and that she may be appointed Personal Representative has been presented by Claudette B. Lease. This application has been or will be granted if in proper form. If you disagree with the granting of this application, you may start a formal probate proceeding in this Court or contact the York County Probate Office at Alfred, Maine, by calling telephone number-207-324-1577. This notice complies with Probate Rule 4 of the Maine Probate Code.

Public Notice

The monthly business meeting of the Board of Trustees of the Portland Water District will be held at 6:00 p.m., Monday, January 23, 2023, in the Jeff P. Nixon Training Center, at the general offices of the District, 225 Douglass Street, Portland, Maine. Donna M. Katsiadicas Corporate Clerk

Public Notice

PORTLAND PLANNING BOARD

The Planning Board will hold a remote meeting on **Tuesday, January 24, 2022, 4:30 p.m.** Due to the ongoing procedure of holding meetings remotely, the Portland Planning Board will conduct this meeting by remote methods/technology at the Zoom link provided on the agenda and in accordance with the requirements of 1 M.R.S. 403-B and the City Council's Remote Participation Policy. Please note that the placement of each item on the agenda is subject to change. Please check the Agenda Center prior to the meeting for the item start time. Memos and reports are posted to the Agenda Center by the end of the day on the Friday before the planning Board meeting. The link to the Agenda Center can be found here: <https://www.portlandmaine.gov/602/Agendas-Minutes>. The agenda also includes links on how to submit public comment as well as information on attending a remote meeting.

WORKSHOP - 4:30 p.m.

i. Major Site Plan; 180 Read Street; NEPW Logistics, Applicant. (estimated time 4:30 - 5:30 p.m.) The Planning Board will hold a remote workshop to consider a proposal to construct a new 60,630 square foot warehouse building along with associated site circulation improvements. The subject property is a 6.15-acre parcel zoned I-M Moderate Impact Industrial. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-002223-2022.

PUBLIC HEARING - 5:30 p.m.

ii. Zoning Map Amendment; 50 Industrial Way; 50 Industrial Way, LLC., Applicant. (estimated time 5:30 p.m.) The Planning Board will hold a remote public hearing to consider a rezoning from I-M Moderate Impact Industrial to I-Mb Moderate Impact Industrial to accommodate the future growth of Allagash Brewing Company. The subject property is 4.4 acres in size. Planning staff also recommend inclusion of the following adjacent parcels as part of this map amendment request: 326 B001001, 327A A009001, 327A A008002, 327A A007001, 327A A001001, 326 B007001, 326 B005001, and 326 C005001. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number ZN-002236-2022.

iii. Major Site Plan; 31 Forest Street; DB9 Ventures, LLC., Applicant. (estimated time 6:15 p.m.) The Planning Board will hold a remote public hearing to consider a proposal to develop a 3-unit multi-family residential building with structured parking. The subject property is a vacant lot totaling 2,625 square feet in area, and is zoned R-6 Residential. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-002232-2023.

iv. Subdivision; 385 Congress Street; Fathom Congress, LLC., Applicant. (estimated time 7:00 p.m.) The Planning Board will hold a remote public hearing to consider a subdivision application associated with the Master Development Plan for 385 Congress St., approved by the Planning Board on August 9, 2022, to subdivide the property at 385 Congress Street (027 D001001) into three separate parcels. The subject property is 2.26 acres and zoned B-3 Downtown Business. A project and plan summary are available for viewing on the city's CSS Portal (<https://css.portlandmaine.gov/>) by referencing Plan Number PL-002332-2023.

v. Major Site Plan; 165 Lambert Street; Maine

Public Notice

The Wells Planning Board will hold a Public Hearing regarding the following proposal(s) during the Planning Board meeting on Monday, January 23, 2023, which begins at 7:00 P.M. and will be held at the Wells Town Hall.

I. HAZY HILL FARM - 1616 Post Road, LLC, owner; RS470, LLC, applicant. Site Plan Amendment Application seeking approval for a Registered Marijuana Dispensary use within unit #2, approximately 3,344 SF in gross floor area. No other change in use proposed; property has approval to operate Business Office, Retail, Personal Service Business, Service Business, Contractor Business and Wholesale Business uses. Total floor area of all structures is 8,857 SF. Two dwelling units also exist on the property. The lot is located off 1614/1616 Post Road and is within the General Business District. Tax Map 135, Lot 4-1.

II. ROLLING WOODS PRESERVE - Jackson Drysdale & Associates, LLC, owner/applicant; Corner Post Land Surveying, surveyor. Preliminary Subdivision Application for a 17 lot/dwelling unit Residential Cluster major subdivision with private roadway and Open Space to be developed on 23.38 acres of land. The property is located within the Residential A and Rural Districts. The property is located off Sanford Road and is identified as Tax Map 67, Lot 3.

Public Notice

Town of Ogunquit Planning Board Public Hearing January 23, 2023 AT 6:00 p.m.

RIGHT COAST REALTY, LLC - 261 Shore Road - Map 5 Block 15 - LBD. Site Plan and Design Review for a pre-1930 structure. Application for expansion of Type 2 Restaurant kitchen; and expansion and renovation of 2nd floor residential apartment. This Hearing will be

held in-person in the Dunaway Center Main Auditorium. Members of the public may attend in person or participate remotely via zoom. Contact the Ogunquit Land Use Office at Tel. 207 646-9326 for ZOOM registration instructions.

Public Notice

TOWN OF WINDHAM, MAINE PLANNING BOARD NOTICE OF PUBLIC MEETING Town Hall - 8 School Road - Council Chambers - * Via Zoom, See Note Monday, January 23, 2023 6:30 PM

There are no public hearings scheduled for this meeting.

*Note - Meetings via Zoom only when necessary to ensure a quorum of the Board. For more information go to <https://windhamweb.legistar.com/Calendar.aspx> or contact (207) 894-5960 ex. 2.

ADVERTISEMENT FOR BIDS

Town of Limerick, Maine
Secretary to the Board of Selectmen
55 Washington St. Limerick, Maine 04048

BIDS for the construction of the **Wescott, Maple & Prospect Streets Water & Sewer Replacement Project** will be received by the **Town of Limerick at their Office at 55 Washington Street, Limerick, Maine 04048 until 2:00 P.M. on February 9, 2023.** Bids will be opened and read aloud at that time.

The work under this contract is generally described as: **Installation and testing of 1,060 linear feet of 8-inch sewer main with 6 concrete manholes and 20 6-inch diameter sewer services and 3,300 linear feet of 6-inch and 8-inch diameter water main with 24 water services, valves and hydrants.**

Owner anticipates that the Project's total bid price will be approximately **\$1,300,000.** The Project has an expected duration of **180 days.**

The CONTRACT DOCUMENTS may be examined at the following locations:

- Associated General Contractors of Maine, 188 Whitten Rd., Augusta, ME 04332
- Construction Summary of Maine, 734 Chestnut St., Manchester, NH 03104
- Dirigo Engineering, 2 Dirigo Drive, Fairfield, ME 04937

Copies of the CONTRACT DOCUMENTS may be obtained at the office of **Dirigo Engineering located at 2 Dirigo Drive, Fairfield, Maine 04937.** For electronic set of plans and specifications there will be a charge of **\$25.00.** For paper copies there will be a charge of **\$100.00** for each set plus an additional **\$10.00** for postage and handling.

Each Bid shall be accompanied by a bid security in the amount of 5% of the Total Bid Price as outlined in the Instructions to Bidders. The Owner reserves the right to waive any informalities or to reject any or all bids. No Bidder may withdraw his bid within **60 days** after the actual date of the opening thereof.

Davis-Bacon and Related Acts

Bid Bond

A certified check or bank draft payable to the OWNER or a satisfactory Bid Bond executed by the Bidder and a Surety Company in the amount equal to five percent (5%) of the Bid shall be submitted with each bid. No bid may be withdrawn for at least 60 days after receipt of bids unless released by the Owner.

Disadvantaged Business Enterprise Requirements

Each Bidder shall take special notice of the Guidance for use of Disadvantaged Business Enterprise in the DWSRF Supplemental General Conditions. Failure to complete these requirements may result in finding that the Bidder is nonresponsive and therefore, not eligible to be awarded this contract. Complete requirements are located in the Bid Documents.

Nondiscrimination in Employment and Labor Standards

Bidders on this work will be required to comply with the President's Executive Order No. 11246 and amendments and supplements to that Order. The requirement for Bidders and CONTRACTORS under this Order are located in the DWSRF Supplemental General Conditions.

Disclaimer/Agency Not a Party

This contract is expected to be funded in whole or in part by the Community Development Block Grant (CDBG) administered by the Department of Economic Development (DECD) and the State Revolving Loan Fund administered by the Maine Drinking Water Program, DHHS. This Contract contains requirements from all of these funding agencies. Neither the DECD or DHHS nor any of their departments, agencies, or employees is or will be a party to this contract. The word "agency" in the contract documents refers to these funding agencies. Neither the State of Maine nor any of its departments, agencies, or employees is or will be a party to this Contract. **Award of any Contract will be contingent upon final financial agreements between the Owner, Department of Economic Development, Department of Health and Human Services and Maine Municipal Bond Bank.**

Federal Requirements

The Contractor must comply with the Department of Labor Regulations relating to Copeland "Anti-Kickback" Act (18 U.S.C. 874) as supplemented by 29 CFR part 3, Contract Work Hours and Safety Standards Act (40 U.S.C. 327-330) as supplemented by 29 CFR part 5, Occupational Safety and Health Standards (OSHA) (29 CFR part 1910).

The Contractor must comply with all applicable standards, orders, or requirements issued under section 306 of the Clean Air Act (42 U.S.C. 1857(h)), section 508 of the Clean Water Act (33 U.S.C. 1368), and Executive Order 11738, the Safe Drinking Water Act and the Environmental Protection Agency regulations (40 CFR Part 15).

The Contractor must comply with all permits, restrictions and conditions, issued for the Project by Federal Cross-cutting Authorities (Attachment D). All (if any) permits, restrictions and conditions are attached and made part of the Contract Documents including submittal of pre-award certifications regarding lobbying.

Davis-Bacon and Related Acts

"The contractor must comply with Davis-Bacon (DB) and Davis-Bacon Related Acts (DBRA) as stated in the Contract Documents. All laborers and mechanics employed by the contractor and subcontractors on this project shall not be paid less than the prevailing wage rates contained in the wage determination published in the bidding documents. Any laborers and mechanics not listed in the wage determination shall be paid at least as much as the lowest wage rate for other similar trade classifications already contained in the wage determination published in the bidding documents.

American Iron and Steel

Section 746 of Title VII of the Consolidated Appropriations Act of 2017 (Division A - Agriculture, Rural Development, Food and Drug Administration, and Related Agencies Appropriations Act, 2017) and subsequent statutes mandating domestic preference applies an American Iron and Steel requirement to this project. All iron and steel products used in this project

LEGAL NOTICE CERTIFICATE OF NEED

The Maine Department of Health and Human Services - Division of Licensing and Certification announces that an application for a Certificate of Need has been received. An expanded review of the application will be conducted by representatives of the Department from the Health Care Compliance and Operations Program in accordance with the provisions of the Maine Certificate of Need Act, as amended (22 MRSA, chapter 103-A).

Applicant: **MaineHealth**
110 Free Street, Portland, ME 04101

Proposal: Combine the Hospital Licenses of Maine Medical Center (MMC) and Southern Maine Health Care (SMHC).

Description of Proposal: MMC is currently licensed for 700 Acute Care beds. SMHC is currently licensed for 229 Acute Care Beds. MaineHealth intends to combine MMC and SMHC under the MMC license for a total of 929 Acute Care beds. There are no capital expenditures, changes to operating expenses, or any additions to facilities or services associated with this proposal.

Subject to Review under M.R.S.A. §329 (5).

Any person may examine all or part of the public record relating to this application and purchase copies of any or all of that record during the normal business hours of the department. Any person may submit comments or additional information in writing to the Department regarding the application at any time from the date of publication of this notice until the application process is closed for comment. Comments and additional information should be sent to the address below. This comment period will be for no less than 30 days.

The Commissioner, or the Commissioner's designee, will hold a public hearing if any person directly affected by a review requests, in writing, that such a public hearing be held, and the request is received no later than 15 days following the publication of this notice pursuant to section 339, subsection 2. Requests to hold a public hearing should be sent to the address below.

As soon as practicable, once the public comment period closes, the