



Town of Windham

Town Offices
8 School Road
Windham, Maine

Meeting Agenda

Town Council

Tuesday, July 9, 2019

6:30 PM

Council Chambers

**** PLEASE NOTE THE NEW START TIME. ****

I. Roll Call of Members.

II. Pledge of Allegiance.

III. Executive Session.

[19-126](#)

To enter into executive session under 1 M.R.S.A. §405(6)(D) for “discussion of labor contracts and proposals and meetings between a public agency and its negotiators” on the collective bargaining agreement with Gorham and Windham Professional Firefighters Association/IAFF Local 4095 and the Windham Police Association.

Attachments: [19-126 Cover Sheet](#)

IV. Minutes to be Approved:

[CD 19-170](#)

To approve the Council minutes of the June 21, 2019 meeting.

Attachments: [Minutes-Special Town Council-June 21, 2019](#)

[CD 19-173](#)

To approve the Minutes of the June 25, 2019 Council meeting.

Attachments: [Minutes-Town Council-6-25-2019](#)

V. 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.

Persons present at Council meetings are requested not to applaud or otherwise express, other than verbally, their approval or disapproval of any statements made or actions taken at such meeting.

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.

VI. PUBLIC HEARINGS.

[19-119](#) To receive public comment and act on proposed amendments to Town of Windham Cemetery Ordinance, Chapter 15.

Attachments: [19-119 Cover Sheet](#)
[Cemetery Ordinance - Chapter 15 MARKUP](#)
[Cemetery Ordinance - Chapter 15 CLEAN](#)

[19-121](#) To receive public comment and act on proposed amendments to Town of Windham Land Use Ordinance, Chapter 140, Sections 400, related to Accessory Building front setback in C-1 and C-2 Zoning Districts.

Attachments: [19-121 Cover Sheet](#)
[TC packet PB recommend Accessory Bldg Setback 06-18-19](#)

VII. CONSENT AGENDA.

None.

VIII. UNFINISHED BUSINESS & GENERAL ORDERS.

[19-128](#) To approve a three year collective bargaining agreement for the period July 1, 2019 through June 30, 2021 between the Town of Windham and the Windham Police Association, and to authorize the Town Manager to sign the agreement on behalf of the Town.

Attachments: [19-128 Cover Sheet](#)

[19-129](#) To approve a three-year collective bargaining agreement for the period July 1, 2019 through June 30, 2021 between the Town of Windham and the Gorham and Windham Professional Firefighters Association/IAFF Local 4095, and to authorize the Town Manager to sign the agreement on behalf of the Town.

Attachments: [19-129 Cover Sheet](#)
[Gorham Windham Local 4095 Contract Proposal 2019-2021](#)

[19-131](#) To approve an application submitted by Kennebec Hospitality LLC d/b/a Microtel Inn & Suites located at 965 Roosevelt Trail for a renewal Special Amusement permit.

Attachments: [19-131 Cover Sheet](#)
[Microtel Inn & Suites renewal Special Amusement](#)

[19-133](#) To find that the requirements of 28-A M.R.S.A. § 653 have been met and to approve an application submitted by Kennebec Hospitality, LLC d/b/a Microtel Inn & Suites for a renewal Liquor License.

Attachments: [19-133 Cover Sheet](#)
[Microtel Inn & Suites renewal Liquor permit](#)

[19-132](#) To authorize a release of the mortgage encumbering certain real property located on the southerly side of Angler's Corner Road, said mortgage having been granted by the Windham Economic Development Corporation to the Town of Windham and recorded in the Cumberland County Registry of Deeds in Book 27503, Page 228; and to further authorize the Town Manager to execute the Release of Mortgage in substantially the same form attached hereto as Exhibit A.

Attachments: [19-132 Cover Sheet](#)
[Release of Mortgage and Exhibit A](#)

[19-134](#) To authorize a release of the Bioinfiltration Basin Easement encumbering certain real property located on the southerly side of Angler's Corner Road, said easement having been granted by the Windham Economic Development Corporation to the Town of Windham as set forth in an "Easement Agreement" recorded in the Cumberland County Registry of Deeds in Book 32853, Page 231; and to further authorize the Town Manager to accept the release of easement in substantially the same form attached hereto as Exhibit A.

Attachments: [19-134 Cover Sheet](#)
[Release of Bioinfiltration Easement](#)

[19-135](#) To approve an agreement with ReVision Energy for the installation of a solar energy generation project and to authorize the town manager to take any other necessary action related thereto to finalize the agreement.

Attachments: [19-135 Cover Sheet](#)
[Revision Energy Agreement](#)

[19-136](#) To authorize the Town Manager to advertise and begin the disposition process for identified tax acquired properties.

Attachments: [19-136 Cover Sheet](#)
[Memo to Council - Tax Acquired Property](#)
[Map of Tax Acquired Properties](#)
[Tax Acquired Property Policy](#)
[Tax Acquired Property Sale List](#)

[19-127](#) To authorize the town manager to negotiate and sign a purchase and sale agreement for a 14-acre parcel for a proposed waste water management site and take any other necessary action related thereto to finalize the agreement.

Attachments: [19-127 Cover Sheet](#)
[Town Manager wastewater memo July 1](#)
[Manchester Aerial](#)
[Manchester-PARCEL C LOT 1 11X17-170228](#)

[19-137](#) To approve an application submitted by Central Maine Power Company to locate one (1) utility pole and cables and wires there on Chute Road, approximately 2,800 feet southwest from Montgomery Road at the starting point of Montgomery Road and Chute Road.

Attachments: [19-137 Cover Sheet](#)
[CMP-Pole Location-Chute Rd](#)

[19-138](#) To discuss and act on the continuation of the Retail Adult-Use and Medical Marijuana Task Force.

Attachments: [19-138 Cover Sheet](#)

IX. Discussion Items.

None.

X. Council Correspondence.

[CD 19-175](#) Windham Public Library Newsletter.

Attachments: [Check It Out July 19](#)

[CD 19-178](#) Town Clerk's Report for June 2019.

Attachments: [Town Clerks monthly report for June 2019](#)

XI. Town Manager's Report.

XII. 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. Private Roads ad hoc Committee.
6. Natural Resources Advisory Committee.
7. Retail Adult-Use & Medical Marijuana Task Force.

XIII. Councilors' Comments.

XIV. Agendas & Scheduling.

[CD 19-176](#) Future Items Report.

Attachments: [Future Items](#)

XV. ADJOURN.