



## **Town Council Workshop**

**Wednesday, April 7, 2021 at 7:00 pm**

*Due to a widespread Spectrum outage, the workshop was rescheduled from Monday, April 5.*

**Please click the link below to join the webinar:**

<https://zoom.us/j/94304139007>

Or One tap mobile :

US: +16468769923,,94304139007# or +13017158592,,94304139007#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 646 876 9923 or +1 301 715 8592 or +1 312 626 6799 or +1 346 248 7799 or  
+1 408 638 0968 or +1 669 900 6833 or +1 253 215 8782

Webinar ID: 943 0413 9007

International numbers available: <https://zoom.us/j/94304139007>

### **COVID-19 Update**

In response to the recent outbreak of Coronavirus Disease 2019 (COVID-19) the Governor signed LD 2167, An Act To Implement Provisions Necessary to the Health, Welfare and Safety of the Citizens of Maine in Response to the COVID-19 Public Health Emergency, which is now PL 2019, c. 617.

Part G enacts Title 1, section 403-A, Public proceedings through remote access during declaration of state of emergency due to COVID-19. It authorizes conducting public proceedings through telephonic, video, electronic or other similar means of remote participation with specific conditions. The section is repealed 30 days after the termination of the state of emergency.

## **Town Council Members**

James M. "Jamie" Garvin, Chairman

Nicole Boucher

Valerie J. Deveraux

Jeremy A. Gabrielson

Caitlin R. Jordan

Penelope A. Jordan

Gretchen R. Noonan

### **1. 1. Follow Up with the Szanton Company Relating to a Proposed Multi-Family Development at Ocean House Commons**

Opportunity for Public Comment. (Limited to 15 minutes; 3 minutes per person. Time may be extended by a majority of the town council.) Persons wishing to address the council shall indicate their desire using the Raise Hand function of the Zoom meeting. When recognized by the chairman, the speaker shall give his or her name and address or local affiliation, if the affiliation is pertinent.

The Szanton Company provided an overview to the town council at the February 1, 2021 workshop relating to a proposed multi-family development at Ocean House Commons (provisionally named Dunham Court) located adjacent to the newly-constructed village green on Ocean House Road.

Current zoning would preclude the project from being built so the developer is requesting zoning amendment changes e.g. height, building footprint, commercial space and in addition, the developer will be asking for a TIF to bridge the gap between sources and expenses.

On February 8, 2021 the town council voted to begin the process by referring the item to the planning board for review and report back to the town council by April 30. In addition, staff was directed to develop TIF District and Shared Parking proposals to be completed by May 1 for town council consideration.

The planning board discussed the item at workshops on February 16 and March 2, 2021. On March 16, the planning board set a public hearing for April 20.

## **Adjournment**

## **Participation at Meetings and Conduct of Meetings**

### Workshop Meetings

The purpose of a workshop meeting is primarily for council dialogue involving reports and proposals from council members, committees and staff that may be considered at later Town Council meetings. The Town Council may give guidance to the chairman and to staff at workshop meetings but no decisions may be made that require formal votes. Notwithstanding the prior sentence, the Town Council may vote on procedural motions at a workshop meeting to determine a conflict of interest, to enter into executive session and to adjourn. Prior to Town Council discussion on any item, members of the public may speak on each agenda item for not more than three minutes each and up to a total of 15 minutes. If there are more speakers than the time available, the chairman may allocate the speaking time in order to balance the debate. The public participation portion shall conclude when the Town Council begins its discussions.

### Decorum

Persons present at Council meetings shall not applaud or otherwise express approval or disapproval of any statements made or actions taken at such meeting. Persons at Council meetings may only address the Town Council after being recognized by the chairman.