

REPORT OF THE
GORHAM TOWN COUNCIL
REGULAR MEETING
April 2, 2019

Chairman Hartwell opened the meeting with the Pledge of Allegiance to the Flag. There were 26 members of the public in attendance at the start of the meeting.

Roll Call: Chairman Hartwell, Councilors Shepard, Hager, Smith, Pratt and Wilder Cross. Also in attendance were Town Manager Ephrem Paraschak and Town Clerk Laurie Nordfors.

Moved by Councilor Hager, seconded by Councilor Shepard and VOTED to accept the minutes of the March 5, 2019 regular Town Council meeting. **6 yeas**

Open Public Communications

Lisa Bolduc, Sylvan Road expressed her concerns about all of Gorham's schools being near capacity and suggested looking at a new High School being built off-site rather than doing the expansion to the current high school, and then to shift all other schools around.

Amy Valentine, Gorham Arts Alliance, voiced her concerns about a new sober living facility opening at 24 School Street. She was upset that the abutters were not notified of this decision and the lack of communication about the matter.

Trish Moulton, Dance Studio of Maine agreed with Amy Valentines concerns and wanted to let the Council know that she is not in favor of the decision to open the facility at this location.

Allyson Lowell, Gorham Residents for Responsible Growth, also discussed her concerns over the new sober living facility opening at 24 School Street and urged the Town to take another look at their decision to allow this facility in that location.

Mike Lewin, Calisa Lane, voiced his concerns about the school budget and questioned if the Town is on the right path with the expansion. He believes that it would be less expensive to build a new school and shift other schools around.

Phil Gagnon, Gordon Farms Road, thanked the Council for listening to everyone's concerns and is also in favor of building a new school instead of expanding. He would like to see the Council step back and look at other options before making any decisions.

Julie Mulkern, Gray Road, addressed the issue of the sober living facility on School Street and pointed out that it is not in a favorable place in Town.

Councilor Communications

Councilor Pratt stated that the Finance Committee met on March 25th and reported that our revenues and expenses are steady and the Town on a whole is looking good.

Councilor Shepard reported that the Ordinance Committee met on March 19th and discussed several issues, including the impact fees which are on this month's Council agenda. The next meeting will be March 23rd. He attended the Gorham Market Place last weekend and stated that it was a success with a great amount of local businesses displayed and many people attending the event.

Councilor Wilder Cross attended the Gorham Village Alliance Workshop and was very impressed with the committee and their enthusiasm. She also attended the Greater Portland Metro Coalition meeting with one of the discussions being the need to expand public transportation routes in Gorham. She took her first bus ride recently and truly enjoyed it. The bus was comfortable and she acknowledged that it was very easy to go from the Village to the Portland area. Councilor Wilder Cross reported that the Appointments Committee met several times last month to fill several vacancies on various Boards and Committees. She also attended her first MMA training on how to lead effective meetings. She thoroughly enjoyed the meeting and learned a lot.

Chairman Hartwell revealed that there is a Transit App that is very helpful for citizens using the METRO system. He also apologized for not having a lot of information for the public on the Sober Living Facility opening on School Street. He assured the public that the Council will be reviewing the situation and not just ignoring their concerns.

Town Manager Report

Town Manager Paraschak reminded citizens that his door is always open for people with any concerns or issues including the School expansion project. He reported that the Council will be given a hard copy of the FY20 Town Budget tomorrow, and revealed that this budget is very conservative. He reported that there will be a Budget Workshop on Saturday, April 4th from 9-2.

School Committee Report

Darryl Wright, Chairman, reported that Kindergarten screening is going on right now across all three elementary schools. So far, enrollment numbers are aligning to NESDEC projections but it might be a little higher than projected. He also revealed that Friday, April 26th will be the day students across K-12 compete in Special Olympics. This year they are dedicating the competitions to a very special member of Gorham's community, Pooch, and his legacy will be celebrated by the students. The School Committee will vote on the proposed FY20 budget at the next regular meeting on April 10th and will distribute the updated budget booklet to Town Council by April 17th. Chairman Wright thanked the Town Council members who have served on the GHS building committee and all the work that has been done over the past 2 years in contributing to this important project. He also thanked them for their continued willingness to work with the School Committee to move this work forward to address the community's needs. The next meeting of the building committee will be on April 11th. Right now, the last day of school for students will be June 19th but Superintendent Perry is writing a request to Commissioner to "excuse" 1 day due to Pooch's funeral services. The next regular School Committee meeting is scheduled for April 10th.

Moved by Councilor Wilder Cross, seconded by Councilor Shepard and VOTED to take Item 9433, Item 9434 and Item 9435 out of order. **6 years**

Item #9433 Moved by Councilor Shepard, seconded by Councilor Wilder Cross and ORDERED, that the Town Council appoint a member to the Revolving Loan Fund Committee, the Board of Assessment Review and the Conservation Commission as follows;

Philip Gagnon:	Revolving Loan Fund Committee
Charles Athanasion:	Board of Assessment Review
Joshua Haiss:	Conservation Commission (Associate Member)

Item #9433 VOTED, 6 years

Item #9434 Moved by Councilor Hager, seconded by Councilor Shepard and Ordered, that the Town Council accept the resignation of Mary Collins from the Board of Trustees-Baxter Memorial Library and Jan Labrecque from the Board of Appeals and the Board of Voter Registration Appeals, and Be It Further Ordered that the Town Council expresses its appreciation for their service on these boards and to the Gorham Community. **6 years**

Item #9435 Moved by Councilor Wilder Cross, seconded by Councilor Shepard and Ordered, that the Town Council appoint a member to the Board of Trustees-Baxter Memorial Library, the Board of Appeals and the Board of Voter Registration Appeals as follows;

Gregory Beal:	Board of Trustees-Baxter Memorial Library
Dede Perkins:	Board of Appeals
Richard Davis:	Board of Voter Registration Appeals

Item #9435 VOTED, 6 years

Town Clerk Laurie Nordfors swore in to office several Board and Committee Members.

Chairman Hartwell opened public hearing #1. There were no comments from the public and the hearing was closed.

Councilor Pratt asked to be recused from the vote on Item #9428 due to a conflict of interest. The Council VOTED **5 years** to recuse Councilor Pratt and he stepped down from his seat.

Dick Pratt, ODAT Machine stepped up to the podium and was there to answer any questions that the Council had.

Item #9428 Moved by Councilor Hager, seconded by Councilor Shepard and Ordered, that the Town Council approve the First Amendment to the ODAT and Grondin Industrial Park Municipal Development Tax Increment Financing District and Development Program, pursuant to the provisions of Chapter 206 of Title

30-A of the Maine Revised Statutes, as amended. The proposed amendments include an extension of the District term through June 30, 2034; the authorization of the Town Council to enter into additional credit enhancement agreements; and additional authorized project costs listed under the public improvements, facilities and programs section of the Development Program.

5 yeas

Chairman Hartwell opened public hearing #2. There were no comments from the public and the hearing was closed.

Item # 9429 Moved by Councilor Shepard, seconded by Councilor Wilder Cross and Ordered, that the Town Council approve a renewal Liquor License for The Blue Pig LLC, 29 A School Street. **6 yeas**

Chairman Hartwell opened public hearing #3. There were no comments from the public and the hearing was closed.

Item # 9430 Moved by Councilor Smith, seconded by Councilor Shepard and Ordered, that the Town Council approve a renewal Liquor License and a renewal Special Amusement License for Spire 29 on the Square, LLC, 29 School Street. **6 yeas**

Chairman Hartwell opened public hearing #4. There were no comments from the public and the hearing was closed.

Item #9431 Moved by Councilor Shepard, seconded by Councilor Smith and Ordered, that the Town Council approve a new Liquor License for Angelo's Pizza, 474 Main Street. **5 yeas, 1 nay (Wilder Cross)**

Chairman Hartwell opened public hearing #5. There were no comments from the public and the hearing was closed.

Item #9432 Moved by Councilor Wilder Cross, seconded by Councilor Shepard and Ordered, that the Town Council issue a renewal Massage License to Heather Theriault, Theriault Chiropractic & Massage of Gorham. **6 yeas**

Chairman Hartwell opened public hearing #6. There were no comments from the public and the hearing was closed.

Moved by Councilor Shepard, Seconded by Councilor Wilder Cross and VOTED to waive the reading of Item #9417 due to its length. **6 yeas**

Item #9417 Moved by Councilor Hager seconded by Councilor Shepard and Ordered, that the Town Council amend Chapter 1, Section 1-14, office residential district, in

the Land Use and Development Code to add personal services and professional out-patient clinics as a permitted use, as follows:

CHAPTER 1: SECTION 1-14 – OFFICE- RESIDENTIAL DISTRICT

SECTION 1-14 - OFFICE-RESIDENTIAL DISTRICT

A. PURPOSE

To provide space within the Town of Gorham for a mixture of residential uses and business and professional offices in close proximity to the existing commercial areas of the Town. These office uses are intended to be in keeping with the existing character and scale of the area. The reuse and rehabilitation of existing structures is encouraged for new office uses.

B. PERMITTED USES

- 1) Any building or use identified as a permitted use in the Urban Residential District under Section 1-6, Subsection B of this Chapter
- 2) Business and professional offices and professional out-patient clinics
- 3) Drive-through service, as defined in Section 1-5 or this Chapter, when accessory to financial institutions
- 4) Bed and Breakfast Establishment
- 5) Retail Sales having a gross floor area of less than 4,000 sf
- 6) Personal Services having a gross floor area of less than 2,000 sf

*Additions: Underlined

Item #9417 was VOTED, 6 yeas

Chairman Hartwell opened public hearing #7. There were no comments from the public and the hearing was closed.

Moved by Councilor Wilder Cross, seconded by Councilor Shepard and VOTED to waive the reading of Item #9408 due to length. **6 yeas**

Item #9408 Moved by Councilor Hager, seconded by Councilor Pratt and Ordered, that the Town Council amend the Pheasant Knoll Contract Zoning Agreement between Kasprzak Landholdings, Inc. and the Town of Gorham, as follows:

**AMENDMENT TO PHEASANT KNOLL CONTRACT ZONING AGREEMENT
BETWEEN KASPRZAK LANDHOLDINGS, INC.
AND THE TOWN OF GORHAM**

This Amendment to Contract Zoning Agreement, made this ____ day of _____, 2019, by and between the **TOWN OF GORHAM**, a body corporate and politic, located in the County of Cumberland and State of Maine (hereinafter the “Town”) and **KASPRZAK HOMES, INC.**, a Maine corporation with a mailing address of P.O. Box 26, 787 Sokokis Trail, North Waterboro, Maine (hereinafter “Kasprzak”).

WHEREAS, the Town entered into a Contract Zoning Agreement with Kasprzak Landholdings, Inc., dated _____ and recorded in the Cumberland County Registry of Deeds in Book _____, Page ____ (hereinafter the “Contract Zoning Agreement”) that established zoning regulations for a parcel of real estate located at or near 178 Fort Hill Road, Gorham, Maine, consisting of approximately 78 acres (hereinafter “the Property”); and

WHEREAS, the Property is further identified as Lot 11-001 on the Town's Tax Map 46; and

WHEREAS, **Kasprzak Landholdings, Inc. has transferred the Property to Kasprzak by a deed dated _____ and recorded in the Cumberland County Registry of Deeds in Book ____, Page _____; and**

WHEREAS, Kasprzak now seeks to amend the Contract Zoning Agreement in order to clarify the timing of phasing of the development; and

WHEREAS, the Town has the authority to enter into a contract rezoning for property and to amend the contract rezoning, pursuant to 30-A M.R.S.A. § 4352(8) and Section 1-1.H of the Gorham Land Use and Development Code; and

WHEREAS, after notice and hearing and due deliberation upon this rezoning proposal, the Gorham Planning Board recommended approval of this Amendment to the Contract Zoning Agreement; and

WHEREAS, both the Planning Board and the Town Council determined that this Amendment to the Contract Zoning Agreement was pursuant to and consistent with the Town's Comprehensive Plan and the Town Council has authorized the execution of this Amendment to Contract Zoning Agreement;

NOW, THEREFORE, in consideration of the mutual promises made by each party to the other, the parties covenant and agree as follows:

1. Amendment of Contract Zoning Agreement, Section 2. The Contract Zoning Agreement is amended to revise Section 2 as follows:

Kasprzak is authorized to establish on the property a residential condominium development as multifamily housing which is a permitted use by the Land Use and Development Code Chapter I Section ~~VI & VIII~~ **1-6 and 1-8**, consisting of up to two hundred twenty-eight (228) single-family units. The development will consist of two or more phases of residential condominiums as developed as housing restricted to H.U.D. standards for age 55 years and older, with the first phase to include up to a total of eighty-eight residential condominium units. Each unit in the development shall be occupied by at least one elderly person subject to the Fair Housing Act at 42 U.S.C. § 3601, et seq., and shall not be used other than a single family residence. No persons of 18 years of age or younger shall be permitted as a permanent resident, nor shall the unit be occupied (except on an occasional basis) by persons other than an elderly person and such person's spouse. The development shall be substantially in accordance with the plan attached

hereto as Exhibit B. The subdivision/ site plan shall be recorded within a year of receiving Planning Board approval. A performance guarantee equal to the 125% of the costs to complete the improvements for each phase shall be submitted to the Planning Department, and approved by the Town Planner, Town Manager, and the Town Attorney prior to the start of construction of that phase.

2. Provision of trail easement. The Contract Zoning Agreement is amended to add a new Section 4.d, to read as follows:

d. Kasprzak shall provide to the Town a trail easement in a location to be determined by Kasprzak, the Planning Board and the Gorham Conservation Commission during subdivision review. In addition, Kasprzak shall designate two parking spaces in the area of the entrance to the trail as “trail parking” for use by the general public. The spaces shall be designated on the subdivision plan and shall be marked by appropriate signage. Kasprzak shall allow the public to utilize Falcon Crest Drive and Windswept Drive for the purpose of accessing the trail and the parking spaces.

3. **Remaining provisions remain in full force and effect.** Except as expressly amended herein, the provisions of the Contract Zoning Agreement shall remain in full force and effect.

WITNESS:

TOWN OF GORHAM:

Ephrem Paraschak, Its Town Manager
(Duly authorized by vote of the Gorham
Town Council on _____, 2019)

KASPRZAK HOMES, INC.

Steven M. Kasprzak
Its President

STATE OF MAINE
CUMBERLAND, ss

_____, 2019

Personally appeared the above-named Ephrem Paraschak, in his capacity as Town Manager for the Town of Gorham, and acknowledged the foregoing to be his free act and deed, and the free act and deed of the Town of Gorham.

Notary Public/Attorney-at-Law

Print Name: _____

STATE OF MAINE
CUMBERLAND, ss

_____, 2019

Personally appeared the above-named Steven M. Kasprzak, in his capacity as President of Kasprzak Homes, Inc. and acknowledged the foregoing to be his free act and deed, and the free act and deed of Kasprzak Homes, Inc.

Notary Public/Attorney-at-Law

Print Name:

*Additions: Underlined

*Deletions: ~~Struck Through~~

Item #9408 VOTED, 6 years

Item #9436

Moved by Councilor Hager, seconded by Councilor Wilder Cross and Ordered, that the Town Council authorize a referendum question for June 11, 2019 to expend up to \$1,800,000 to install modular classrooms / cafeteria space including electrical, mechanical, security systems, site work and building connectors for the leased modulars, and

Be It Further Ordered, that the Town Council schedules a Public Hearing on May 7, 2019.

Superintendent Heather Perry and Facilities Manager Norm Justice gave a presentation on the proposed project.

Item #9436 was VOTED, 2 yeas, 4 nays (Pratt, Shepard, Wilder Cross, Smith)

Moved by Councilor Shepard, seconded by Councilor Wilder Cross and VOTED to waive the reading of Item #9262 due to its length. **6 yeas**

Item # 9362

Moved by Councilor Shepard, seconded by Councilor Hager and Ordered, that the Town Council forward to the Planning Board, for public hearing and their recommendation, amending the Land Use & Development Code to adopt the amended Middle School Facilities Impact Fee & Methodology, as follows:

MIDDLE SCHOOL FACILITIES IMPACT FEE #1

A. DESCRIPTION OF THE IMPROVEMENT

In 2002, the Town of Gorham and the Gorham School Department identified the need to construct a new middle school to serve grades 6 through 8 and to replace the former Shaw School. The Shaw School was an older facility that was last expanded in the late 1970's and further expansion of the facility was not financially feasible. The facility had a capacity for 309 students based upon state space standards and was inadequate to meet projected enrollments. In October of 1991, there were 472 students in grades 6 through 8. From 1991 through 2002, middle school enrollment grew steadily. As of October 1, 2002, the Gorham School Department had 683 students in grades 6 through 8. Most of this growth was the result of net in-migration in the school system since the number of births to Gorham families remained relatively stable from 1987 - 2002. Much of the in-migration during that period was related to new housing rather than to turnover in the existing housing stock.

In 2003, the new Gorham Middle School was constructed with a capacity for 900 students, which was more than adequate to serve the enrollment growth projected at that time. Part of the capacity in the new middle school was intended to serve the students that lived in the existing housing stock of the

community. The remaining capacity was intended to be available to accommodate middle school students who live in new housing units that have since been built or will be built in the future. Based upon an analysis of various development scenarios and enrollment projections, 600 of the 900-student capacity in the new middle school was needed to meet the needs of the residents of the Town's existing housing stock and the balance of 300 was the incremental capacity available to serve enrollment growth resulting from new residential development. This incremental capacity for 300 students in the new middle school and the share of the new middle school capacity that was available to accommodate students from new residential development were the "facilities" upon which the Middle School Facilities Impact Fee established in 2002 was based. The analysis of the establishment of that impact fee was detailed in the METHODOLOGY FOR DEVELOPING A MIDDLE SCHOOL FACILITIES IMPACT FEE, dated July 30, 2002.

In anticipation of the new middle school construction project, the Town issued debt in 2002 in the amount of \$21,225,000, \$20,375,000 of which was for the purpose of constructing a new middle school. The Town began to pay debt service on the bonds in 2003 and will continue to pay debt service through 2022. The Town also began collecting fees under the Middle School Facilities Impact Fee Ordinance in 2002, but repealed the Middle School Facilities Impact Fee in 2009 due to growing concern regarding the increasing cost to develop new homes within the community and the impacts of the economic recession beginning in 2007. The total amount of Impact Fees collected between 2002 and 2009 was \$1,063,488.20. 100% of those Impact Fees were applied to the payment of the debt service on the bonds.

The middle school enrollment in the Town was at a peak in 2002 with 694 students and experienced a slight overall decline to a middle school enrollment of 618 by the year 2010. However, the trend in school enrollment in Town between 2002 and 2009 was relatively stable according to the School District's records. In 2015, the Town experienced a spike in school enrollment and current projections through 2029 show a continued increase in overall school enrollment within the Town. The middle school enrollment as of the current school year (2018-19) is 627 and is projected to reach 824 by the 2028-29 school year. In addition, the overall trend in increasing school enrollment since 2015 has required the School Department to shift resources in a way that has placed a greater burden on the new middle school than originally anticipated when the school was constructed. For example, the enrollment within the high school has increased from 783 students in 2002 to 868 students in the current school year (2018-19). In order to accommodate these additional students, the adult education and facilities management functions that were previously housed at the high school have been relocated to the middle school.

Since 2002, the Town has experienced the construction of 1,712 new units of residential development and such development in the Town of Gorham

continues to trend in a positive direction. While there is still adequate capacity to serve the trend of increasing students at the middle school and to meet the projected capacity through at least 2029, the demonstrated trends of increasing residential development and increasing school enrollment necessitate the reenactment of this Ordinance.

B. ACTIVITIES SUBJECT TO THE FEE

Although housing development and the number of middle school students has fluctuated at times since 2002, there has been a consistent link between new residential development in Gorham and increasing school enrollment overall. The middle school has absorbed much of the impact of the increasing school enrollment within the Town and the debt service on the new facility continues to be paid from the Town's general fund. The Town seeks to offset the impact of the cost of the new middle school by imposing an impact fee on new residential development activity that has the potential to produce school aged children. Therefore, any residential development activity anywhere in Gorham that may potentially have school aged children living in the units will be subject to the impact fee. This shall include the construction of new dwelling units whether or not such units are part of a subdivision, the conversion of an existing building that creates or increases the number of dwelling units in the building, or the expansion or alteration of an existing building that increases the number of dwelling units in the building or an increase in the number of bedrooms in a dwelling unit for which an impact fee has been paid. In the case of a development activity that increases the number of dwelling units in a building, only the new dwelling units shall be subject to the impact fee.

In the situation where the number of bedrooms within any dwelling unit for which an impact fee has been paid is being increased within twenty-four (24) months of the issuance of a certificate of occupancy, the impact fee due shall be the difference, if any, between the impact fee that would be due based upon the proposed utilization of the dwelling unit prior to the change. (For example, an existing two-bedroom single-family home is being converted into a four-bedroom home. The required impact fee for a four-bedroom home would be calculated and the fee paid for the existing two bedroom single-family home subtracted from this amount to determine the amount of the additional impact fee due.)

C. CALCULATION OF THE FEE

1) The amount of the impact fee is proportional to the average number of middle school students that typically live in a particular type of housing (single-family home, mobile home, apartment, retirement housing). The amount of the impact fee charged to each residential unit is based upon the METHODOLOGY FOR DEVELOPING A MIDDLE SCHOOL FACILITIES IMPACT FEE, dated

July 30, 2002 and revised _____. The Town Council of the Town of Gorham has determined that the methodology referenced herein establishes a fee that is reasonably related to the portion or percentage of the infrastructure (i.e., the middle school) that is made necessary by the new development to which this fee applies.

In determining the impact fee payable for each dwelling unit, the fee shall be based upon the number of bedrooms in the unit. For the purpose of the impact fee calculation, a bedroom shall include any room designated as a bedroom on the building plans and any other private room in the dwelling unit that is larger than one hundred (100) square feet, meets the bedroom egress requirements of the building code, is separable from other rooms by a door or door frame that can accommodate a standard door, and does not have facilities or furnishings for cooking, eating, or laundering and is not solely a bathroom, living room, family room, kitchen, dining room, laundry room, or a utility room for central heating/cooling equipment.

- 2) For any other type of residential use or where the application of the fee schedule is unclear, the Planning Board shall determine the applicable impact fee based upon the anticipated number of middle school students that would typically be expected to live in the residential use and a base impact fee of \$8,492 per middle school student.
- 3) Any residential use that is permanently limited to occupancy by residents that are at least sixty-five years of age by binding legal restrictions shall be exempt from the Middle School Facilities Impact Fee.
- 4) Any residential use that is permanently limited to occupancy by residents that are at least fifty-five years of age by binding legal restrictions that are consistent with the Federal Fair Housing provisions shall be exempt from ninety (90) percent the Middle School Facilities Impact Fee that would otherwise be applicable to the use.
- 5) In the situation where the number of dwelling units in an existing building is being increased, the impact fee due shall be the difference between the impact fee that would be due based upon the proposed utilization of the building minus the fee that would have been charged based upon the utilization of the building prior to the change. (For example, an existing single-family home is being converted into a multifamily building with four, two-bedroom apartments. The required impact fee for the four apartments would be calculated and the required fee for a single-family home subtracted from this amount to determine the amount of the impact fee due.)

D. USE OF FEES COLLECTED

The Town adopted a Comprehensive Plan in 2016, which identified the Town's goal to establish a plan to finance and develop an efficient system of public facilities and services to accommodate anticipated growth and economic development in the community. Among the policy objectives outlined in the 2016 Comprehensive Plan to meet that goal was the use of impact fees to minimize the cost to the taxpayers of providing expanded facilities to serve new development and to spread the costs of such improvements over the projects that benefit from them. In addition, a long range study conducted in 1999 identified the middle school as a priority project and the Capital Improvement Plan set forth in the 2016 Comprehensive Plan highlighted the completion of the priority projects identified in that study.

The impact fees collected under this Ordinance shall be deposited into a fund that is segregated from the Town's general revenues. Consistent with the goals identified in the 2016 Comprehensive Plan, impact fees collected under this Ordinance shall be expended for the sole purpose of paying debt service on the bonds issued to finance the construction of the Gorham Middle School in the amounts and for the time period associated with the debt service schedule of the bonds, plus a period of ten years beyond the expiration of debt service to account for the period of time during which this Ordinance was suspended and no impact fees were collected. Any impact fees collected under this Ordinance that exceed the Town's debt service payment on the bonds issued to finance the construction of the Gorham middle school shall be refunded on a prorated basis in the same manner as the fees are assessed under the Methodology referenced in Section D hereof.

E. EFFECTIVE DATES

Notwithstanding the provisions of 1 M.R.S.A. § 302 or any other law, this ordinance, when enacted, shall govern any plan or application for permits or approvals under the Land Use Code submitted on or after _____, and any such plan or application submitted before that date, but which had not received at least one substantive review, within the meaning of § 302, on or before that date, by the Town board or official having authority to grant any such permit or approval.

Item # 9362 was VOTED, 6 yeas

Item #9437 Moved by Councilor Pratt, seconded by Councilor Shepard and Ordered, that the Town Council forward a request by Avesta Housing to amend its contract zone to the Planning Board for a Public Hearing and their recommendation. **6 yeas.**

Item #9438 Moved by Councilor Shepard, seconded by Councilor Smith and Ordered, that the Town Council adopt a resolution opposing the proposed University of Southern Maine name change to the University of Maine at Portland as follows:

Whereas, the University of Southern Maine has proposed a name change to the University of Maine at Portland; and

Whereas, the Gorham Town Council wishes to continue its long standing relationship with the University of Southern Maine; and

Whereas, the Town of Gorham has a unique history as a distinct college community with its own identity; and,

Whereas, the Gorham Town Council finds that the proposed name change of the University of Southern Maine will not be in the best interests of the Gorham Community.

Now, therefore, be it resolved that the Gorham Town Council expresses opposition to the proposed name change of the University of Southern Maine to the University of Maine at Portland.

Item #9438 VOTED 5 yeas, 1 nay (Hager)

Item #9439 Moved by Councilor Shepard, seconded by Councilor Pratt and Ordered, that the Town Council to into Executive Session, pursuant to Title 36, MRSA Section 841 to discuss one application for an abatement of taxes based on poverty. **6 yeas**

Moved by Councilor Hager, seconded by Councilor Smith and VOTED to come out of Executive Session. **6 yeas**

Moved by Councilor Shepard, seconded by Councilor Hager and VOTED to deny the one application for an abatement of taxes based on poverty. **6 yeas**

Moved by Councilor Hager, seconded by Councilor Pratt and VOTED to adjourn. **6 yeas**
Time of adjournment: 8:35pm

A True Record of Meeting
04/02/2019

ATTEST _____
Laurie Nordfors, Town Clerk