



# TOWN OF KENNEBUNKPORT, MAINE

- INCORPORATED 1653 -

MAINE'S FINEST RESORT

## **Board of Selectmen/Assessors Agenda Village Fire Station – 32 North Street August 27, 2015 – 6:00 PM**

1. Call to Order.
2. 6:00 PM – Executive session per M.R.S.A. 1 §405-6E to consult with the Town Attorney regarding contemplated litigation.
3. 6:30 PM - Executive session per M.R.S.A. 1 §405-6A to discuss town manager's employment contract.
4. 7:00 AM—Approve the August 11, and 13, 2015, selectmen meeting minutes.
5. Public Forum (This is an opportunity for anyone who wants to address the Board of Selectmen with any issue that is not on the agenda.).
6. Establish the Warrant for the November 3, 2015 election.
  - a. Amendments to the Animal Control Ordinance
  - b. Amendments to the Land Use Ordinance regarding roomers.
7. Set public hearing date on October 22, 2015, for warrant articles for November election.
8. Award the following bids:
  - a. Winter sand bid for 2015-2016.
  - b. Salt purchase bid.
9. Consider request from the DEP to locate an ozone monitoring station on town-owned property located off of Ocean Avenue beside St. Anne's church that would remain year round.

10. Accept anonymous donations in the amount of \$400.00 to the Kennebunkport emergency fuel account in memory of Kathy Jones.

- a. Gift #1 for \$50.00
- b. Gift #2 for \$25.00
- c. Gift #3 for \$50.00
- d. Gift #4 for \$25.00
- e. Gift #5 for \$50.00
- f. Gift #6 for \$25.00
- g. Gift #7 for \$150.00
- h. Gift #8 for \$25.00

11. Meet as assessors to consider the following abatement request:

Property Owner	Location	Map	Blk	Lot(s)	Tax Abatements, 2015
Helen Marie Lewand	315 Goose Rocks Rd.	25	4	1	\$805.42
Helen Marie Lewand	Goose Rocks Rd.	25	4	1-C	\$784.63
Helen Marie Lewand	Goose Rocks Rd.	25	5	5	\$117.04
<b>Total Abatement</b>					<b>\$1,707.09</b>

12. Other business.

- a. LD 1222 update.
- b. Correspondence from Bill Leffler regarding committee on aging.

13. Approve the August 27, 2015, Treasurer's Warrant.

14. Adjournment.

**Town of Kennebunkport  
Board of Selectmen's Meeting  
Site Walk-21 Shore Farm Lane  
August 11, 2015 – 3 PM**

**Minutes of the Selectmen Meeting of August 11, 2015**

**Selectmen present:** Stuart E. Barwise, Patrick Briggs, and Sheila Matthews-Bull

**Selectmen absent:** Allan Daggett and Ed Hutchins

**Others present:** Werner Gilliam, Sandra Guay, Laurie Smith, and two abutters

**1. Call to Order.**

Selectman Matthews-Bull called the meeting to order at 3 PM.

**2. Site Walk at 21 Shore Farm Lane (formerly known as 21 Lands End Lane) regarding application submitted by 21 Lands End Lane, LLC for construction of a 4 ft x 12 ft, fixed pier with associated ramp and float.**

Sandra Guay, attorney representing the applicant, explained the project and answered questions.

A neighbor asked questions about the process.

The Selectmen, Town Manager, and Town Planner checked out the site of the proposed pier, ramp, and float.

This item will be discussed further at the August 13, 2015, Selectmen's Meeting.

**3. Adjournment.**

The meeting adjourned at 3:20 PM.

Submitted by

Laurie Smith  
Town Manager

**Town of Kennebunkport  
Board of Selectmen's Meeting  
Village Fire Station-32 North Street  
August 13, 2015 - 7:00 PM**

Minutes of the Selectmen Meeting of August 13, 2015

**Selectmen present:** Stuart E. Barwise, Patrick A. Briggs, Allen A. Daggett, and Sheila Matthews-Bull

**Selectmen absent:** Edward W. Hutchins

**Others present:** Judy Barrett, Barbara Barwise, Deb Bauman, Mary Lou Boucouvalas, Bob Butler, Joyce Butler, Sandra Guay, David James, Alison Kenneway, Bill Leffler, James McMann, Elizabeth Milligan, Arlene McMurray, Marlene Raum, Craig Sanford, Roger Seavey, Laurie Smith, Zachary Taylor, Luverne Preble Tinkham, Don Tinkham, and others

**1. Call to Order.**

Chair Matthews-Bull called the meeting to order at 7:00 PM.

**2. Approve the July 23, 2015, selectmen meeting minutes.**

**Motion** by Selectman Briggs, seconded by Selectman Barwise, to approve the July 23, 2015, selectmen meeting minutes. **Vote:** 3-0-1/Selectman Daggett abstained because he was not present at that meeting.

**3. Recognize Joyce Butler, author of *Kennebunkport: The Evolution of an American Town, Vol. 1, 1603-1923*.**

Chair Matthews-Bull presented a short announcement on author Joyce Butler's recent book on the history of the Town.

Ms. Butler thanked the Board and Graves Library. She also added that her book is written in two volumes.

Town Manager Laurie Smith thanked Ms. Butler for this valuable historical reference book.

**4. Introduce Alison Kenneway, assistant director of public health.**

Director of Public Health Judy Barrett introduced Alison Kenneway. She said she has 25 years of nursing experience working in the emergency room, urgent care, and as a flight nurse.

Ms. Kenneway said she appreciates this opportunity to work for the town, and that she has lived here over a decade and has two children in the school system.

**5. Public Forum (This is an opportunity for anyone who wants to address the Board of Selectmen with any issue that is not on the agenda.).**

Luverne Preble Tinkham said the Town House School is scheduled for demolition sometime this month. She said it has a lot of history and asked that the people of the Town get together to SOS "Save Our School."

Bill Leffler said he is on the board of No Place Like Home. Their mission is to provide the services to help older residents stay in their homes. He would like to follow Kennebunk's example and make Kennebunkport an AARP "Age Friendly Community." An "Age Friendly Community" has services that target the older population. He wants the Town to set up an advisory committee to see what the Town can provide.

Town Manager Laurie Smith said the next step is getting stakeholders to set up a meeting for further discussion on this proposal.

**6. Consider renewal liquor license application submitted by Sarah and Erik Lindblom, DBA Captain Jefferds Inn, 5 Pearl Street.**

**Motion** by Selectman Daggett, seconded by Selectman Briggs, to approve the renewal liquor license application submitted by Sarah and Erik Lindblom, DBA Captain Jefferds Inn, 5 Pearl Street. **Vote:** 4-0.

**7. Consider the following ordinance amendments for November 2015 Special Town Meeting.**

**a. Amendments to the Animal Control Ordinance**

Ms. Smith said there are no substantive changes to this ordinance since the last meeting. (See Exhibit A).

**b. Amendments to the Land Use Ordinance regarding roomers.**

Barbara Barwise said she was standing in for Werner Gilliam who could not attend this meeting. She mentioned the changes in the ordinance since the last meeting such as putting back in the requirement for ZBA approval. (See Exhibit B). She said she checked private homes around town and mentioned a list of houses that rent out their homes from two nights to seven days in the village residential zone.

Discussion followed that:

- The ordinance should change the length of stay to at least 30 days.
- Renting rooms was supposed to be a way for older residents to acquire the additional income they need to stay in their homes, but apparently it is to make

as much as they can from tourists. They are eliminating the incentive to rent out to students with this ordinance.

- The ordinance needs to be clearly defined.
- It is illogical to be able to rent out a whole house without having to follow the regulations of having exit signs; yet, in some zones you can't rent out a room.
- People who rent rooms are different kind of travelers. They like the intimacy of the home environment. Whereas people who go to hotels are not looking for that same kind of treatment. They just pay their bill and go to their room.
- Allowing homes to conduct business is not fair to the other establishments who have more stringent regulations.
- The rooms that the ordinance allows to rent are in owner occupied homes.
- These room rentals could continue to grow.

The Growth Planning Committee (GPC) will be meeting again next week and will give the Board the final version.

Chair Matthews-Bull said it was a good discussion and that she would like to see everyone at the next GPC Meeting.

Selectman Briggs agreed there are good arguments on both sides. He would like to see something brought forth from the groups involved.

**8. Consider dock application from 21 Lands End Lane, LLC for construction of a 4 ft x 12 ft fixed pier with associated ramp and float located at 21 Shore Farm Lane.**

Attorney Sandra Guay, who represented the applicant, explained the project.

Selectman Matthews-Bull said at the sitewalk she saw that one of the neighbors had the same thing the applicant wished to construct, and she saw no problems with it.

**Motion** by Selectman Barwise, seconded by Selectman Briggs, to approve the dock application submitted by 21 Lands End Lane, LLC to proceed to Planning Board review for construction of a 4 ft x 12 ft fixed pier with associated ramp and float located at 21 Shore Farm Lane. **Vote:** 4-0.

**9. Consider committee appointments.**

**a. Growth Planning Committee—Paul Hogan**

**Motion** by Selectman Barwise, seconded by Selectman Daggett, to appoint Paul

Hogan as an alternate to the Growth Planning Committee for a term expiring in July 2016. **Vote:** 4-0.

**b. Cape Porpoise Pier Advisory Committee—Bob O'Reilly**

**Motion** by Selectman Barwise, seconded by Selectman Daggett, to appoint Bob O'Reilly to a term expiring in July 2016. **Vote:** 4-0.

**10. Resolution to amend the 457 plan to permit loans.**

Ms. Smith explained that town employees have a 457 retirement plan. She said the IRS allows employees to borrow against their 457 funds if the Board of Selectmen approve these loan provisions. She suggested that employees only be permitted to have one open loan at a time, and that all loans must be paid in full upon termination of employment.

**Motion** by Selectman Briggs, seconded by Selectman Barwise, to adopt the resolution to amend the 457 retirement plan to permit loans. **Vote:** 4-0.

**11. Authorize the Town Manager to negotiate a contract with Port City Architecture for first design of police station addition renovations.**

Ms. Smith said she met with the Public Safety Committee to get their feedback on the police station addition renovations, and then met with Port City Architecture to discuss design needs and changes. The next step is to have Port City Architecture develop a Request for Proposal (RFP) for architects.

Police Chief Craig Sanford added that Port City Architects are very professional and aware of the community requirements.

**Motion** by Selectman Briggs, seconded by Selectman Barwise, to authorize the Town Manager to negotiate a contract with Port City Architecture for the first design of the police station addition renovations. **Vote:** 4-0.

**12. Authorization to proceed with RFQ for construction management services.**

Ms. Smith said Port City Architects recommend that the Town hire a construction management service.

Chief Sanford said he saw construction managers when he worked in Sanford and found it was very helpful to have them.

**Motion** by Selectman Barwise, seconded by Selectman Daggett to proceed with the Request for Qualifications (RFQ) for construction management services. **Vote:** 4-0.

**13. Accept anonymous donations in the amount of \$515.00 to the Kennebunkport emergency fuel account in memory of Kathy Jones.**

- a. Gift #1 for \$50
- b. Gift # 2 for \$25
- c. Gift #3 for \$40
- d. Gift #4 for \$25
- e. Gift #5 for \$75
- f. Gift #6 for \$100
- g. Gift #7 for \$50
- h. Gift #8 for \$50
- i. Gift #9 for \$100

**Motion** by Selectman Daggett, seconded by Selectman Briggs, to accept anonymous donations in the amount of \$515.00 to the Kennebunkport emergency fuel account in memory of Kathy Jones. **Vote:** 4-0.

**14. Other business.**

Ms. Smith announced that the Public Health Office is trying to meet their goal of filling 8 backpacks for Consolidated School students and 10 for the middle and high school students. She said donations are also accepted. For more information people can call the public health office at 967-4401.

**15. Approve the August 13, 2015, Treasurer's Warrant.**

**Motion** by Selectman Daggett, seconded by Selectman Barwise, to approve the August 13, 2015, Treasurer's Warrant. **Vote:** 4-0.

**16. Adjournment**

**Motion** by Selectman Daggett, seconded by Selectman Briggs, to adjourn. **Vote:** 4-0.

The meeting adjourned at 7:58 PM.

Submitted by

Arlene McMurray  
Administrative Assistant



Proposed version dated August 10, 2015

*Comparison red-lined  
Between original & amend*

The Kennebunkport Dog Ordinance adopted at a Special Town Meeting on June 9, ~~2015~~1976 is hereby repealed and replaced with this Animal Control Ordinance

**PROPOSED-ANIMAL CONTROL ORDINANCE**

**Section A: Purpose**

The purpose of this ordinance is to require that all animals in the Town of Kennebunkport be kept under the control of their owner or keeper at all times so that they will not injure persons or other animals, damage property or create a public safety threat.

The provisions of this ordinance that apply to the owner of an animal apply equally to any person keeping, or having control, custody or possession of that animal.

**Section B: Definitions**

1. ANIMAL: Every living, sentient creature not a human being.
2. ANIMAL CONTROL: Control of dogs, cats and domesticated or undomesticated animals.
3. ANIMAL CONTROL OFFICER: Any person appointed by the Town of Kennebunkport to enforce animal control laws.
4. ANIMAL SHELTER: A facility that includes a physical structure that provides temporary shelter to stray, abandoned, abused or owner-surrendered animals.
5. AT LARGE: Off the premises of the owner, unleashed and not under the Voice and Sight control of a responsible party.
6. BEACH: The beaches within the Town of Kennebunkport commonly referred to as Goose Rocks Beach, Colony Beach, and Cleaves Cove.
7. DOG: Any of large and varied groups of domesticated animals in the canine family.
8. LEASH: Hand held device, 15 feet or less in length, which can be used to restrain a dog.
9. LIMITED DOG ACCESS AREA: Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that is designated by the Board of Selectmen or designee for special protection of piping plovers or other endangered species based upon scientific and historical data, where dogs may be either prohibited entirely or permitted only if on-leash based on time of day and/or date, as provided herein or pursuant to rules adopted hereunder. This designation may be seasonal or permanent.
10. NESTING AREA: Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that has been roped off, fenced off or otherwise demarcated or posted by governmental officials or their agents to protect the nesting site of a piping plover or of any other endangered species protected under federal or state law.

~~9.11.~~ **OWNER:** Owner or any person ~~oref~~ persons, firm, association or corporation owning, keeping or harboring an animal or any person having custody, possession, or control of an animal.

~~10.12.~~ **RESPONSIBLE PARTY:** Any person who has custody, possession or control of a dog, whether or not that person is the Owner.

~~11. RESTRICTED AREAS:~~ Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that is designated for special protection for piping plovers or other endangered species based upon scientific and historical data.

~~12.13.~~ **VOICE AND SIGHT CONTROL:** "Voice Control" means that the dog returns immediately to and remains by the side of the responsible party in response to the responsible party's verbal command. "Sight Control" means that dog is always within sight of the responsible party and the dog is capable of complying with Voice Control. If a dog approaches or remains within 10 feet of any person other than the responsible party, that dog is not under voice control and is in violation of this Ordinance unless such person has communicated to the responsible party by spoken word or gesture that such person consents to the presence of the dog. A dog barking repeatedly is not considered under Voice and Sight Control.

### Section C: Requirements for Control of Animals

1. **AT LARGE DOGS:** It is unlawful for any dog, licensed or unlicensed, to be at large within the Town of Kennebunkport, except when used for hunting. Dogs shall be considered at large unless leashed or under Voice and Sight Control of a responsible party. A responsible party shall maintain control of their dog(s) at all times, not allow the dog(s) to charge, chase or display aggression towards any person, or disturb or harass any person, other dogs or wildlife. A responsible party shall have a leash in his/her possession for any dog that is off leash. The owner of any dog found at large or otherwise in violation of this section will be subject to the civil penalties provided in the Ordinance and/or Maine State Law, Title 7, Section 3911.
1. **DOGS LEASHED:** A leash shall be used to restrain a dog: (a) if the dog fails to respond to voice commands when off the premises of the owner, (b) when a dog is walking with a responsible party on roads and sidewalks in the Town of Kennebunkport, or (c) if the responsible party is ordered by the Animal Control Officer or a law enforcement officer to leash the dog. The owner of any dog found in violation of this section will be subject to the civil penalties provided in the Ordinance.
2. **IMPOUNDMENT OR RETURN OF AT LARGE DOGS:** All dogs found at large in violation of this Ordinance or Title 7, M.R.S.A., Section 3911 may be impounded at the animal shelter or returned to the owner, at the discretion of the Animal Control Officer or law enforcement officer.

3. **LICENSES:** No dog shall be kept within the limits of the Town of Kennebunkport unless such dog is licensed by the owner in accordance with Maine State Law.
4. **RABIES TAGS:** Rabies tags obtained from a veterinarian for immunization against rabies must be securely attached to the dog's collar and must be worn by the dog for which the tag was issued except when the dog is hunting, in training or in an exhibition or on the premises of the owner.
5. **CONTROL OF ANIMAL WASTE:** An owner or responsible party must remove and dispose of any feces left by his/her animal on any sidewalk, street, beach, public property or private property (other than the property of the owner of the animal or of a person who has consented to the presence of the animal on his or her property). Deposit of feces left off property of the owner shall be placed in an appropriate litter receptacle.

**Section D: Specific Requirements for Dogs on Beaches**

1. **AUTHORITY:** The Board of Selectmen shall have the authority to adopt specific rules governing dogs on Goose Rocks Beach, Colony Beach and Cleaves Cove that are more restrictive than the provisions of Section C or Section D.2 of this Ordinance. For example, the Board of Selectmen or designee may designate Limited Dog Access Restricted Areas on these beaches for special protection for piping plovers or other endangered species based upon scientific and historical data consistent with state and federal laws governing endangered species. For specific rules governing dogs on Goose Rocks Beach, the Board of Selectmen shall have the authority to adopt such rules after consultation with the Goose Rocks Beach Advisory Committee, in accordance with Section IV.D of the Beach Use Ordinance for Goose Rocks Beach.

~~2.1.~~ **DOG RESTRICTIONS RULES ON BEACHES:** The following restrictions rules, ~~adopted in accordance with Section D.1 above,~~ apply to dogs on the following beaches located within the Town of Kennebunkport: Goose Rocks Beach, Colony Beach and Cleaves Cove.

- a. An owner or responsible party shall always be required to leash their dog on any of the applicable beaches referenced above when directed to do so by a law enforcement officer or Animal Control officer.
- b. Pet waste must be picked up immediately and disposed of properly in an appropriate litter receptacle.
- c. ~~Dogs must be kept at least 200 feet from any designated Restricted Area.~~
- d. ~~Restricted Areas include the following:~~
  - i. ~~Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove that has been roped off, fenced off or otherwise demarcated or posted by governmental officials or their agents to protect the nesting site of a piping plover or of any other endangered species protected under federal or state law.~~

- ~~ii.a.~~ The West End Plover Protection Area ~~at~~ is a Restricted Area on Goose Rocks Beach ("WEPPA"), which ~~that~~ begins at Norwood Avenue and continues westerly to the Batson River, is designated a Limited Dog Access Area.
- ~~a.~~ From April 1 to September 30, in the Limited Dog Access Areas, dogs must be on leash.
- ~~b.~~ From April 1 to September 30, no dog shall approach or remain within 200 feet of any clearly marked Nesting Area, except that lawns or upland properties within 200 feet of a Nesting Area are excluded from this requirement.
- ~~c.~~ From April 1 to September 30, dog owners who live within 200 feet of a Nesting Area must leash their dog when attempting to access the beach and stay as far away as possible from the Nesting Area.
- ~~d.~~ From April 1 to June 14th, dogs must be on leash on the beach at all times other than between 6:00 am and 7:30 am, when they may be off leash if under Voice and Sight Control, except to the extent the restrictions in Sections D2c or e above may require otherwise.
- ~~e.~~ From June 15 to September 30, if under Voice and Sight Control, dogs may be off leash on the beach between 6:00 am and ~~am and 7:30 am~~, except to the extent the rules in Sections D(2)(a), (c) and (d) above may require otherwise.
- ~~f.a.~~ From April 1 to September 30, dogs must be on leash between 7:30 am and 8:30 am, except to the extent the restrictions in Sections D2c, e or f above may require otherwise ~~and after 6:00 pm~~
- ~~g.a.~~ From June 15 to September 30, dogs are not permitted on the beach ~~between from~~ 8:30 am ~~and~~ 6:00 pm ~~PM~~. This provision does not apply to use of a service dog by a person with a disability when the dog is required to perform work or tasks directly related to the person's disability. Between 6:00 pm and 6:00 am and between 7:30 am and 8:30 am, dogs are permitted on the beach if on leash, except to the extent the restriction in Section D(2)(e) above may require otherwise. Between 6:00 am and 7:30 am, dogs may be off leash, if under Voice and Sight Control, in accordance with Section D2h above.
- ~~h.a.~~ From October 1 through March 31, if under Voice and Sight Control, dogs may be off leash on the beach, except ~~between for the hours of~~ 12:00 pm and ~~-2:00 pm~~ when they must remain on leash, ~~and except to the extent the rules in Sections D(2)(a), (c) and (d) above may require otherwise.~~

#### Section E: Rulemaking Authority governing Other Public Resources

Notwithstanding the general rules found in Section C herein, the Board of Selectmen shall have the authority to adopt specific rules governing dogs on other publicly owned or operated lands located within the Town of Kennebunkport, such as public parks.

**Section F: Penalties**

1. Any person who violates any provision of this Ordinance shall be subject to civil penalties for each violation, as follows:

First violation: not less than \$50.00 and not more than \$100.00, plus costs and reasonable attorneys' fees.

Second violation: not less than \$100.00 and not more than \$250.00, plus costs and reasonable attorneys' fees.

Third and subsequent violations: not less than \$250.00 and not more than \$500.00, plus costs and reasonable attorneys' fees.

- 2.1. Notwithstanding multiple violations of this Ordinance, any person who violates Section C(4) (Licenses), or Section C(5) (Rabies Tags) of this Ordinance shall be subject to a civil penalty of not more than \$100.00 for each offense, consistent with 7 M.R.S.A. §§3918, 3924.

- 3.1. All civil penalties collected pursuant to this Ordinance shall be recovered to the use of the Town of Kennebunkport and deposited in the separate account required by 7 M.R.S.A. Section 3945.

- 4.1. A person issued a civil violation citation for violating this Ordinance may elect to pay the minimum penalty specified above for each violation alleged in the citation, in lieu of appearing in court to answer the citation. Such payment must be received at the Office of the Town Clerk in the amount specified by the Animal Control Officer by the seventh day prior to the court appearance date specified in the citation. Upon receipt of such payment by the Clerk, the Animal Control Officer or law enforcement officer shall cause the citation to be dismissed. However, the violations alleged in the citation shall be deemed admitted for purposes of assessing any future penalties under this section.

- 5.1. Any civil penalty collected for a violation of this Ordinance shall not preclude the Town from imposing or collecting a fine or penalty for a violation of the Barking Dog Ordinance (adopted March 10, 1984).

**Section G: Severability Clause**

If any part of this Ordinance shall be held invalid, such part shall be deemed severable and the invalidity thereof shall not affect the remaining parts of this ordinance.

## EXHIBIT B – August 13, 2015

### ROOMER Revisions

Article 2      Residential Rental Accommodation: The licensed accessory use of no more than 2 bedrooms in a legally existing dwelling or dwelling unit. This dwelling unit shall be an owner occupied dwelling. Rooms rented may be for either short term or long term rental to a roomer who may be unrelated to the owner or occupant of the unit, for periods no less than 2 days.

Roomer – A person residing in and paying rent for a room in a single-family dwelling legally existing residential dwelling unit whether or not the person eats meals on the premises. see Residential Rental Accommodation

Article 4      Add to VR (4.3), VRE (4.4) & CA (4.7) as conditional use

Article 6      Add to parking requirements (6.10)

Article 7.13      ~~No more than two (2) rooms in a single family dwelling, which was in existence on March 6, 1972, may be let out to roomers as an accessory use to a single family dwelling provided that:~~ an owner occupied dwelling unit may be let out to roomers provided that:

- A. No separate kitchen or cooking facilities are provided for or use by the roomers;
- B. No sign is located on the premises advertising the availability of rooms for lease or rent to roomers;
- C. ~~No alteration or change of the single family dwelling-~~ the dwelling unit in its exterior appearance is made to accommodate the presence of roomers;
- D. ~~No accessory apartment or home occupation is located in the single family dwelling;~~ The bedroom(s) being rented shall be inspected by the Code Enforcement Officer and shall have code compliant smoke and carbon monoxide Detectors in addition to complying with current building code primary and secondary means of emergency escape and rescue requirements.
- E. The rooms occupied by the roomers do not have a separate entrance from the outside;
- F. The rooms occupied by the roomers are within the principal structure;
- G. The roomers use utilities which are not separately metered from those used by the remaining occupants of the dwelling unit and
- H. One (1) off-street parking space per room rented roomer shall be required in addition to the requirements of Article 6.10.
- I. A license to operate a Residential Rental Accommodation shall be issued by The Code Enforcement Officer after approval by the Zoning Board of Appeals and after a successful property inspection has occurred subject to section D

above. Such license shall be issued to the property owner only, and is subject to sufficient evidence that the property is owner occupied. License shall become void upon a change in ownership or owner residency status.

- J. License shall be revoked upon confirmation of a second (2<sup>nd</sup>) confirmed Noise or Barking Dog Citation. Any such License having been revoked may not be reissued to the same property owner within 1 year (365 days) from the date of revocation.

**TOWN OF KENNEBUNKPORT  
TOWN WARRANT  
SPECIAL TOWN MEETING  
November 3, 2015**

State of Maine

County of York, SS

To: April Dufoe, a resident of the Town of Kennebunkport, in the County of York, State of Maine.

**GREETINGS:**

You are hereby required in the name of the State of Maine to notify and warn the voters of the Town of Kennebunkport in said County of the Town Meeting described in this warrant.

To the voters of Kennebunkport: You are hereby notified that a Special Town Meeting of this municipality will be held at the Village Fire Station, 32 North Street, in said Town on Tuesday, the 3rd day of November A.D. 2015, at 8:00 o'clock in the forenoon for the purpose of acting on Articles numbered one (1) and one a (1a) and Questions 1 and 2 as set out below. The polls for voting on Questions 1 and 2 shall be opened immediately after election of the Moderator at 8:00 a.m. on November 3, 2015, and shall close at 8:00 p.m. While the polls are open, the Registrar of Voters will hold office hours to accept the registration of any person eligible to vote, to accept new enrollments, and to make any necessary correction or change to any name or address on the voting list.

**ARTICLE 1.** To choose a Moderator to preside at said meeting.

**ARTICLE 1a.** To vote on the following referendum questions:

**QUESTION 1  
AMENDMENT TO THE ANIMAL CONTROL ORDINANCE**

Shall an ordinance entitled "November, 2015 Amendment to the Animal Control Ordinance" be enacted? (A true copy of which is on file in the Town Clerk's Office and is incorporated by reference.)

[Note of Explanation: This amendment redefines Restricted Area into Nesting Area and Limited Dog Access Area and reorganizes Section D(2).]



**QUESTION 2**  
**AMENDMENT TO THE KENNEBUNKPORT LAND USE ORDINANCE**  
**REGARDING ROOMERS**

Shall the ordinance entitled "November, 2015 Amendment to the Kennebunkport Land Use Ordinance regarding Roomers" be enacted? (A true copy of which is on file in the Town Clerk's Office and is incorporated by reference.)

[Note of Explanation: This amendment expands the use to all Zoning Districts, eliminates the restriction to houses constructed prior to 1972, requires ZBA approval and a license from the Code Enforcement Officer and requires the dwelling to be owner occupied.]

HEREOF FAIL NOT TO MAKE DUE SERVICE of this Warrant and a return of your doing thereon, at a time and place of said meeting.

GIVEN UNDER OUR HANDS this 10th day of September, 2015, Kennebunkport, Maine.

\_\_\_\_\_  
Stuart E. Barwise

\_\_\_\_\_  
Sheila A. Matthews-Bull

\_\_\_\_\_  
Edward W. Hutchins

\_\_\_\_\_  
Allen A. Daggett

\_\_\_\_\_  
Patrick A. Briggs

A majority of the Selectmen of the Town of Kennebunkport, Maine

A true copy of the warrant attest: \_\_\_\_\_  
April Dufoe, Town Clerk

66.

The Kennebunkport Dog Ordinance adopted at a Special Town Meeting on June 9, ~~2015~~1976 is hereby repealed and replaced with this Animal Control Ordinance

## **PROPOSED ANIMAL CONTROL ORDINANCE**

### **Section A: Purpose**

The purpose of this ordinance is to require that all animals in the Town of Kennebunkport be kept under the control of their owner or keeper at all times so that they will not injure persons or other animals, damage property or create a public safety threat.

The provisions of this ordinance that apply to the owner of an animal apply equally to any person keeping, or having control, custody or possession of that animal.

### **Section B: Definitions**

1. ANIMAL: Every living, sentient creature not a human being.
2. ANIMAL CONTROL: Control of dogs, cats and domesticated or undomesticated animals.
3. ANIMAL CONTROL OFFICER: Any person appointed by the Town of Kennebunkport to enforce animal control laws.
4. ANIMAL SHELTER: A facility that includes a physical structure that provides temporary shelter to stray, abandoned, abused or owner-surrendered animals.
5. AT LARGE: Off the premises of the owner, unleashed and not under the Voice and Sight control of a responsible party.
6. BEACH: The beaches within the Town of Kennebunkport commonly referred to as Goose Rocks Beach, Colony Beach, and Cleaves Cove.
7. DOG: Any of large and varied groups of domesticated animals in the canine family.
8. LEASH: Hand held device, 15 feet or less in length, which can be used to restrain a dog.
9. LIMITED DOG ACCESS AREA: Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that is designated by the Board of Selectmen or designee for special protection of piping plovers or other endangered species based upon scientific and historical data, where dogs may be either prohibited entirely or permitted only if on-leash based on time of day and/or date, as provided herein or pursuant to rules adopted hereunder. This designation may be seasonal or permanent.
10. NESTING AREA: Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that has been roped off, fenced off or otherwise demarcated or posted by governmental officials or their agents to protect the nesting site of a piping plover or of any other endangered species protected under federal or state law.

**9-11. OWNER:** Owner or any person oref persons, firm, association or corporation owning, keeping or harboring an animal or any person having custody, possession, or control of an animal.

**10-12. \_\_\_\_\_ RESPONSIBLE PARTY:** Any person who has custody, possession or control of a dog, whether or not that person is the Owner.

~~**11. RESTRICTED AREAS:** Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove, that is designated for special protection for piping plovers or other endangered species based upon scientific and historical data.~~

**12-13. \_\_\_\_\_ VOICE AND SIGHT CONTROL:** "Voice Control" means that the dog returns immediately to and remains by the side of the responsible party in response to the responsible party's verbal command. "Sight Control" means that dog is always within sight of the responsible party and the dog is capable of complying with Voice Control. If a dog approaches or remains within 10 feet of any person other than the responsible party, that dog is not under voice control and is in violation of this Ordinance unless such person has communicated to the responsible party by spoken word or gesture that such person consents to the presence of the dog. A dog barking repeatedly is not considered under Voice and Sight Control.

### Section C: Requirements for Control of Animals

**1. AT LARGE DOGS:** It is unlawful for any dog, licensed or unlicensed, to be at large within the Town of Kennebunkport, except when used for hunting. Dogs shall be considered at large unless leashed or under Voice and Sight Control of a responsible party. A responsible party shall maintain control of their dog(s) at all times, not allow the dog(s) to charge, chase or display aggression towards any person, or disturb or harass any person, other dogs or wildlife. A responsible party shall have a leash in his/her possession for any dog that is off leash. The owner of any dog found at large or otherwise in violation of this section will be subject to the civil penalties provided in the Ordinance and/or Maine State Law, Title 7, Section 3911.

~~**1-2. DOGS LEASHED:**~~ A leash shall be used to restrain a dog: (a) if the dog fails to respond to voice commands when off the premises of the owner, (b) when a dog is walking with a responsible party on roads and sidewalks in the Town of Kennebunkport, or (c) if the responsible party is ordered by the Animal Control Officer or a law enforcement officer to leash the dog. The owner of any dog found in violation of this section will be subject to the civil penalties provided in the Ordinance.

~~**2-3. IMPOUNDMENT OR RETURN OF AT LARGE DOGS:**~~ All dogs found at large in violation of this Ordinance or Title 7, M.R.S.A., Section 3911 may be impounded at the animal shelter or returned to the owner, at the discretion of the Animal Control Officer or law enforcement officer.

~~3-4.~~ LICENSES: No dog shall be kept within the limits of the Town of Kennebunkport unless such dog is licensed by the owner in accordance with Maine State Law.

~~4-5.~~ RABIES TAGS: Rabies tags obtained from a veterinarian for immunization against rabies must be securely attached to the dog's collar and must be worn by the dog for which the tag was issued except when the dog is hunting, in training or in an exhibition or on the premises of the owner.

~~5-6.~~ CONTROL OF ANIMAL WASTE: An owner or responsible party must remove and dispose of any feces left by his/her animal on any sidewalk, street, beach, public property or private property (other than the property of the owner of the animal or of a person who has consented to the presence of the animal on his or her property). Deposit of feces left off property of the owner shall be placed in an appropriate litter receptacle.

#### Section D: ~~Specific~~ Requirements for Dogs on Beaches

1. AUTHORITY: The Board of Selectmen shall have the authority to adopt specific rules governing dogs on Goose Rocks Beach, Colony Beach and Cleaves Cove that are more restrictive than the provisions of Section C or Section D (-2) of this Ordinance. For example, the Board of Selectmen or designee may designate Limited Dog Access~~Restricted~~ Areas on these beaches for special protection for piping plovers or other endangered species based upon scientific and historical data consistent with state and federal laws governing endangered species. For specific rules governing dogs on Goose Rocks Beach, the Board of Selectmen shall have the authority to adopt such rules after consultation with the Goose Rocks Beach Advisory Committee, in accordance with Section IV.D of the Beach Use Ordinance for Goose Rocks Beach.

2. DOG RESTRICTIONS~~RULES~~ ON BEACHES: The following restrictions~~rules, adopted in accordance with Section D.1 above,~~ apply to dogs on the following beaches located within the Town of Kennebunkport: Goose Rocks Beach, Colony Beach and Cleaves Cove.

a. An owner or responsible party shall always be required to leash their dog on any of the applicable beaches referenced above when directed to do so by a law enforcement officer or Animal Control officer.

b. Pet waste must be picked up immediately and disposed of properly in an appropriate litter receptacle.

~~c. Dogs must be kept at least 200 feet from any designated Restricted Area.~~

~~d. Restricted Areas include the following:~~

~~i. Any beach area on Goose Rocks Beach, Colony Beach or Cleaves Cove that has been roped off, fenced off or otherwise demarcated or posted by governmental officials or their agents to protect the nesting site of a piping plover or of any other endangered species protected under federal or state law.~~

- ~~ii.a.~~ The West End Plover Protection Area ~~is a Restricted Area on~~ Goose Rocks Beach ("WEPPA"), which~~that~~ begins at Norwood Avenue and continues westerly to the Batson River, ~~is designated a Limited Dog Access Area.~~
- b. From April 1 to September 30, in the Limited Dog Access Areas, dogs must be on leash at all times, except that from June 15 to September 30 between 8:30 am and 6:00 pm, no dogs are permitted on the beach (see Section 2(i) below).
- c. From April 1 to September 30, no dog shall approach or remain within 200 feet of any clearly marked Nesting Area, except that lawns or upland properties within 200 feet of a Nesting Area are excluded from this requirement.
- d. From April 1 to September 30, dog owners who live within 200 feet of a Nesting Area must leash their dog when attempting to access the beach and stay as far away as possible from the Nesting Area.
- e. From April 1 to June 14th, dogs must be on leash on the beach at all times other than between 6:00 am and 7:30 am, when they may be off leash if under Voice and Sight Control, except to the extent the restrictions in Sections D(2)e(d), (e) or e(f) above may require otherwise.
- e. From June 15 to September 30, if under Voice and Sight Control, dogs may be off leash on the beach between 6:00 am and 7:30 am, except to the extent the rules in Sections D(2)(a), (c) and (d) above may require otherwise.
- f. From April 1 to September 30, dogs must be on leash between 7:30 am and 8:30 am, except to the extent the restrictions in Sections D2c, e or f above may require otherwise, and after 6:00 pm
- g. From June 15 to September 30, dogs are not permitted on the beach ~~between from~~ 8:30 am ~~and AM to~~ 6:00 pm~~PM~~. This provision does not apply to use of a service dog by a person with a disability when the dog is required to perform work or tasks directly related to the person's disability. ~~Between 6:00 pm and 6:00 am and between 7:30 am and 8:30 am, dogs are permitted on the beach if on leash, except to the extent the restriction in Section D(2)(e) above may require otherwise. Between 6:00 am and 7:30 am, dogs may be off leash, if under Voice and Sight Control, in accordance with Section D2h above.~~
- ~~h.a.~~ From October 1 through March 31, if under Voice and Sight Control, dogs may be off leash on the beach, except ~~between for the hours of~~ 12:00 pm and -2:00 pm when they must remain on leash, ~~and except to the extent the rules in Sections D(2)(a), (c) and (d) above may require otherwise.~~

#### **Section E: Rulemaking Authority governing Other Public Resources**

Notwithstanding the general rules found in Section C herein, the Board of Selectmen shall have the authority to adopt specific rules governing dogs on other publicly owned or operated lands located within the Town of Kennebunkport, such as public parks.

**Section F: Penalties**

1. Any person who violates any provision of this Ordinance shall be subject to civil penalties for each violation, as follows:

First violation: not less than \$50.00 and not more than \$100.00, plus costs and reasonable attorneys' fees.

Second violation: not less than \$100.00 and not more than \$250.00, plus costs and reasonable attorneys' fees.

Third and subsequent violations: not less than \$250.00 and not more than \$500.00, plus costs and reasonable attorneys' fees.

2. Notwithstanding multiple violations of this Ordinance, any person who violates Section C(4) (Licenses), or Section C(5) (Rabies Tags) of this Ordinance shall be subject to a civil penalty of not more than \$100.00 for each offense, consistent with 7 M.R.S.A. §§3918, 3924.

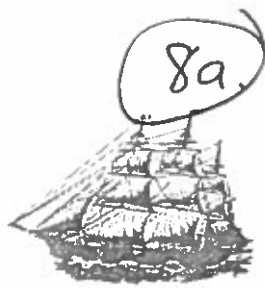
~~3.1~~ All civil penalties collected pursuant to this Ordinance shall be recovered to the use of the Town of Kennebunkport and deposited in the separate account required by 7 M.R.S.A. Section 3945.

~~4.1~~ A person issued a civil violation citation for violating this Ordinance may elect to pay the minimum penalty specified above for each violation alleged in the citation, in lieu of appearing in court to answer the citation. Such payment must be received at the Office of the Town Clerk in the amount specified by the Animal Control Officer by the seventh day prior to the court appearance date specified in the citation. Upon receipt of such payment by the Clerk, the Animal Control Officer or law enforcement officer shall cause the citation to be dismissed. However, the violations alleged in the citation shall be deemed admitted for purposes of assessing any future penalties under this section.

~~5.1~~ Any civil penalty collected for a violation of this Ordinance shall not preclude the Town from imposing or collecting a fine or penalty for a violation of the Barking Dog Ordinance (adopted March 10, 1984).

**Section G: Severability Clause**

If any part of this Ordinance shall be held invalid, such part shall be deemed severable and the invalidity thereof shall not affect the remaining parts of this ordinance.



TOWN OF KENNEBUNKPORT, MAINE

- INCORPORATED 1653 -

# Memo

**To:** Laurie Smith, Town Manager  
**From:** Michael Claus, Public Works Director  
**Date:** August 21, 2015  
**Re:** Winter Sand Bid

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I received just one bid which was from Dayton Sand & Gravel Co. the company the Town used last year. The bid was for \$4.00/cubic yard loaded on the town truck at supplier's stockpile. Their price per cubic yard delivered, Freight on Board (F.O.B.) to the Town garage, Beachwood Avenue is \$8.00/cubic yard.

Last year, the price we paid to Dayton Sand and Gravel was \$7.50/cubic yard delivered F.O.B. to the Town garage.

I recommend awarding the bid to Dayton Sand and Gravel at \$8.00/cubic yard delivered to the Kennebunkport Public Works garage.

**TOWN OF KENNEBUNKPORT**

**Winter Sand Bid – 2015**

**BID SCHEDULE**

**(Type all information, please)**

Price per cubic yard loaded on Town truck at supplier's stockpile

\$ 4.00 /c.y.

Stockpile Location: Dayton Sand & Gravel Co. Inc. 928 Goodwins Mills Rd  
Dayton, Me 04005-7352

Price per cubic yard delivered, F.O.B. Town Garage, Beachwood Avenue,  
Kennebunkport

\$ 8.00 /c.y.

Bidder: Dayton Sand & Gravel Co. Inc.

Address: 928 Goodwins Mills Road

Dayton, Me 04005-7352

Telephone

Number: 207-499-2306 or 207-468-2898

By: Dayton Sand & Gravel Co. Inc.

Name: Russell E Keene

Signature: 

Date: August 21, 2015



**Town of Kennebunkport  
Request For Proposals  
2015 Winter Sand**

The Town of Kennebunkport is requesting bids to supply an estimated 1,500 cubic yards of screened winter sand for the 2015/2016 winter season. Contract period shall start no later than September 9, 2015, and run continuously through and including April 30, 2016.

An initial delivery of 1,000 cubic yards shall be completed by November 20, 2016.

Bids shall be submitted to the Town Manager's office, 6 Elm Street, PO Box 566, Kennebunkport, Maine 04046, by 2 p.m., prevailing time, on Friday, August 21, 2015, in a sealed envelope marked with the Bidder's name and the words "Winter Sand Bid" on the outside.

The enclosed informational package includes a scope of work/performance specification and sample contract.

Selection criteria will be the contractor's cost, material specification, past experience with the Town and delivery schedule.

The Town reserves the right to accept or reject any or all proposals for any reason, to negotiate with any individual or company.

The Town anticipates awarding a contract August 27, 2015.

**Town of Kennebunkport**

**Winter Sand Bid - 2015**

**Specifications and Bid Schedule**

- A. Successful bidder agrees to provide winter sand to the Town as outlined herein for the agreed-on price quoted herein.
- B. Contract period shall start no later than September 9, 2015, and run continuously through and including April 30, 2016.
- C. Prices shall be typed on the Bid Schedule and shall include the cost of all materials, labor, equipment, and transportation (where required) to provide the products described in the specifications. No bid may be withdrawn for a period of 45 calendar days following the bid opening.
- D. Bidders shall examine and familiarize themselves with the Specifications and Bid Schedule. Bidders shall in no way be relieved of their obligation to provide the product specified in the manner and for the price quoted because of any error, mistake, or omission on their part. The successful Bidder shall be required to provide Certificates of Insurance for worker's compensation, general liability, and automobile insurance with minimum amount of at least \$400,000 for single or aggregate limits and \$1,000,000 for umbrella clauses.
- E. An initial order for 1,000 cubic yards shall be placed. Delivery shall be completed by November 20, 2015. An estimate of the maximum quantity required is 1,500 cubic yards; however this may vary more or less. Additional deliveries shall be made within five working days of request, weather permitting.
- F. The Town reserves the right to cancel the contract by written notification at any time if, in the opinion of the Town, the delivery times or product quality become unsatisfactory.

G. The sand is specified as follows:

Sand shall be screened and consist of fine stone and gravel fragments of gritty consistency, free of organic material (roots, leaves, sawdust, etc.) or trash, and shall have the following gradation:

Sieve Designation	Percent Passing by Weight
3/8 inch*	100
No. 4	75 - 100
No. 8	40 - 90
No. 16	20 - 75
No. 30	10 - 50
No. 100	2 - 15
No. 200	0 - 5

\*Note - use 3/8" by 3/8" screen.

Sand must be clean. Screened washed sand is preferred and may be given preference over screened unwashed sand. Natural, unwashed sand deposits may not be used unless pit location and material have been reviewed and approved by the Town of Kennebunkport. Gradation report and sample required for un-approved material to be considered. Screened sand from Brex Corp B Pit in Wells Maine, and Dayton Sand and Gravel, Dayton Pit, are approved unwashed natural sand sources.

The Town reserves the right to reject any load delivered if, in the opinion of the Town, the contents of the load do not meet this Specification.

H. Bids shall be submitted to the Town Manager's office, 6 Elm Street, PO Box 566, Kennebunkport, Maine, 04046, by 2 p.m. on Friday, August 21, 2015, in a sealed envelope marked on the outside "Winter Sand Bid." The Town reserves the right to accept or reject any or all proposals for any reason, to negotiate with any individual or company.

**TOWN OF KENNEBUNKPORT**

**Winter Sand Bid – 2015**

**BID SCHEDULE**

**(Type all information, please)**

Price per cubic yard loaded on Town truck at supplier's stockpile

\$\_\_\_\_\_/c.y.

Stockpile Location: \_\_\_\_\_

Price per cubic yard delivered, F.O.B. Town Garage, Beachwood Avenue,  
Kennebunkport

\$\_\_\_\_\_/c.y.

Bidder: \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

Telephone  
Number: \_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

## **2015 Winter Sand Bid Invitation**

Robert H. Brown, Inc.  
9 Log Cabin Road  
Kennebunkport ME 04046  
207.967.4715  
jpizey@hissongdevelopment.com

BREX Corp.  
PO Box 1159  
Kennebunk ME 04043  
207.985.4447  
markbrown@brexcorp.com

Pike Industries, Inc.  
81 Boyd Road  
Wells ME 04090  
207-676-9973  
jhanley@pikeindustries.com

Mr. Russell K. Keene  
Dayton Sand & Gravel  
928 Goodwin Mills RD  
Dayton, ME 04005-7352  
800.339.2700  
fjohnston@daytonsand.com

William A. Renaud, Jr., Trucking, Inc.  
119 Knights Pond RD  
S. Berwick, ME 03908  
(207) 384-5111  
Renaud5111@comcast.net

86.



# TOWN OF KENNEBUNKPORT, MAINE

~ INCORPORATED 1653 ~

MAINE'S FINEST RESORT

## Memorandum

August 21, 2015

To: Laurie Smith, Town Manager  
From: Michael Claus, Public Works Director  
RE: 2016 Salt Bid results

Below are the SMRPC – GPCOG joint Salt Bid results. We plan on using the low bid from Morton Salt of \$61.50 per ton delivered for our winter salt purchases

2015 - 2016 Road Salt Bid Results				
	Monson Companies Jeff Pellerin 888-295-8585	Morton Salt, Inc. Anthony Patton 855-665-4540	Granite State Minerals, Inc. Janet Harrington 603-436-8505	Eastern Salt Company, Inc. Shelagh Mahoney
<b>Sodium Chloride - Ton</b>				
Inside Storage - Delivered	No Bid	No Bid	No Bid	No Bid
Inside Storage - P/U	No Bid	No Bid	No Bid	No Bid
Outside Storage - Delivered	No Bid	\$61.50 20 ton Minimum Delivery	\$73.49	\$67.45
Outside Storage - P/U	No Bid	\$61.00 20 ton Minimum Delivery	\$73.49	\$67.45
<b>Calcium Chloride</b>				
Liquid - Delivered - Gallon	32% \$2.02 1600 Min. Delivery	No Bid	No Bid	No Bid
Liquid - P/U	32% \$1.52	No Bid	No Bid	No Bid
Flaked - Delivered - Pound	No Bid	No Bid	No Bid	No Bid
Flaked - P/U	No Bid	No Bid	No Bid	No Bid
<b>Magnesium Chloride</b>				
Pellets - Pound	No Bid	No Bid	No Bid	No Bid
<b>Brine - Gallon</b>	No Bid	No Bid	No Bid	No Bid
<b>Treated Ice B'Gone - Bulk - Ton</b>	No Bid	\$79.50	\$89.49	No Bid
Delivery Timeframe	2 to 3 Days	1 to 2 days after order	Delivery will begin within 3 business days of order	

Historic costs from the SMRPC - GPCOG bids are:

2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
51	61.41	60.52	56.25	53.44	50.34	49.63	49.42	54.47	61.5

By: Michael Claus, 

Town of Kennebunkport Public Works Director

Beachwood Avenue, P.O. Box 566, Kennebunkport, Maine 04046 • Tel: (207) 967-5728 Fax: (207) 967-5372



PAUL R. LEPAGE  
GOVERNOR

9  
STATE OF MAINE  
DEPARTMENT OF ENVIRONMENTAL PROTECTION

PATRICIA W. AHO  
COMMISSIONER

August 17, 2015

Ms. Laurie A Smith  
Town Manager  
Town of Kennebunkport  
P.O. Box 566  
Kennebunkport, Maine 04046

Dear Ms. Smith,

In the past we have contacted the town of Kennebunkport in the late winter to ask permission to set our air pollution monitoring shelter at the rocky beach, beside St. Anne's church, on Ocean Avenue. This year we would like to ask permission to set, in the same place, a new air pollution monitoring shelter that would remain year round at the site. Could our request be placed on the agenda for the next Board of Selectmen's meeting?

We will be retrieving the current "box" shelter this October. We would like to replace it with a shelter that looks more like a "gardening shed" on rock anchors. I have attached a couple of pictures of the shelter type we would install. It will be much smaller than those pictured and anchored with rock anchors. In size it would be no larger than the 8 ft. by 8 ft. shelter currently in place and hopefully be perceived as smaller with the peaked roof!

Kennebunkport's permission is the first part of the process. Next, we need to work with Shoreland Zoning and then will be submitting a NRPA application through our own department. Should we make it through the permitting process quickly we would like to set the shelter in place before the snow flies!

I am including with this letter a copy of the data collected this year at the site through July. We had a very late start due to the snow and inability of CMP to schedule our electrical hook up for over a month. These reasons precipitated our desire to keep the Kennebunkport ozone monitoring shelter on site year round.

AUGUSTA  
17 STATE HOUSE STATION  
AUGUSTA, MAINE 04333-0017  
(207) 287-7688 FAX: (207) 287-7826  
RAY BLDG., HOSPITAL ST.

BANGOR  
106 HOGAN ROAD, SUITE 6  
BANGOR, MAINE 04401  
(207) 941-4570 FAX: (207) 941-4584

PORTLAND  
312 CANCO ROAD  
PORTLAND, MAINE 04103  
(207) 822-6300 FAX: (207) 822-6303

PRESQUE ISLE  
1235 CENTRAL DRIVE, SKYWAY PARK  
PRESQUE ISLE, MAINE 04769-2094  
(207) 764-0477 FAX: (207) 760-3143

The data provided by the Kennebunkport site, and other sites across the state, continues to support Maine Air Quality Forecasting (<http://www.maine.gov/dep/air/ozone/>) and the EPA AIRNow mapping program (<http://airnow.gov/>).

Anyone can access our forecasts via telephone or the web:

Hotline: (800) 223-1196

Website: <http://www.maine.gov/dep/air/ozone/>

You can find our forecasts on Twitter:

<http://www.maine.gov/dep/air/ozone/twitter.html>

And you can download apps for your mobile device:

<http://m.epa.gov/apps/airnow.html>

Should anyone have any questions about our ozone monitoring program or our Kennebunkport site, please encourage them to contact me.

Thanks for your help!

Sincerely,



Catherine Demers

MEDEP

Air Assessment, Bureau of Air Quality

catherine.c.demers@maine.gov

207-822-6312



Current Date: 6/3/2015 1:25 PM  
Site Name: KPW 031 : 2002  
Parameter: O3 44201

## Monthly Report

Avg Interval:	1 hour
Units:	PPB
Method:	008

		Hours																							Summary			
Day	0	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	Max	Avg	RDS	
01																											0	
02																											0	
03																											0	
04																											0	
05																											0	
06																											0	
07																											0	
08																											0	
09																											0	
10																											0	
11											23	19	20	21	22	24	26	28	29	29	27	27	26	26	26	29	24	14
12	26	26	27	26	27	28	27	25	23		27	28	29	30	30	30	31	31	44	47	46	43	47	44	44	47	31	24
13	39	38	32	31	28	26	BC	BC	21	24	34	37	38	38	42	44	47	48	49	44	41	40	40	40	40	49	37	22
14	40	41	39	37	33	32	35	39	43	44	42	45	45	46	45	47	46	45	45	44	45	41	37	31	47	41	24	
15	29	30	33	33	26	28	24	30	32	34	45	51	53	54	53	54	57	56	55	54	50	48	47	46	57	42	24	
16	47	35	36	40	43	40	38	40	48	51	51	49	50	50	51	50	53	51	50	50	44	41	42	40	40	53	45	24
17	37	33	33	27	20	18	22	24	29	39	39	39	38	37	37	37	39	43	45	44	48	51	51	50	51	51	38	24
18	48	49	50	51	49	48	46	BF	BF	43	42	42	41	40	41	40	42	44	45	43	45	47	47	46	46	51	44	22
19	45	43	43	41	38	35	34	33	32	33	34	36	36	37	39	39	39	38	37	35	33	30	25	16	45	35	24	
20	17	42	39	34	29	24	24	27	28	30	30	25	22	24	28	34	36	37	39	39	39	38	36	36	42	31	24	
21	34	30	27	28	33	33	32	33	32	32	36	40	45	49	51	51	52	50	50	47	45	46	44	41	52	40	24	
22	38	38	39	37	34	33	33	31	32	35	38	42	48	51	56	55	50	44	44	43	41	38	39	37	56	40	24	
23	36	35	36	36	35	34	34	34	34	35	37	38	39	39	40	41	42	41	38	38	36	30	31	34	42	36	24	
24	34	34	38	37	37	36	36	36	39	49	51	53	55	56	59	59	60	58	54	51	46	48	49	49	60	46	24	
25	48	50	53	53	52	49	47	44	47	48	54	61	62	60	65	67	70	74	72	65	59	56	54	52	74	56	24	
26	50	47	47	45	47	49	50	49	50	50	51	53	61	64	67	69	70	71	68	61	58	53	50	54	71	55	24	
27	54	53	46	42	39	36	BF	BF	35	38	43	46	48	49	52	49	48	43	40	38	35	31	29	27	54	41	22	
28	28	32	30	27	29	30	29	-30-	31	34	39	43	49	56	58	50	46	46	43	24	25	29	28	25	58	35	24	
29	22	20	17	15	13	13	19	26	28	28	28	30	28	30	33	36	34	32	30	31	30	29	28	23	20	36	24	
30	30	29	29	27	26	27	26	26	26	30	35	43	51	52	50	45	45	43	39	33	26	24	23	20	52	33	24	
31	19	19	18	18	17	17	16	16	15	13	18	18	20	28	25	31	40	40	34	32	27	21	22	26	40	22	24	
Max	54	53	53	53	52	49	50	49	50	51	54	61	62	64	67	69	70	74	72	65	59	56	54	54	74			
Avg	36	36	35	34	32	31	31	31	32	35	37	39	41	43	44	45	48	45	45	42	40	38	37	36		38		488
Count	20	20	20	20	20	20	18	17	19	20	21	21	21	21	21	21	21	21	21	21	21	21	21	21	21			





## Monthly Report

Site Name: KPW 031 : 2002  
Parameter: O3 44201

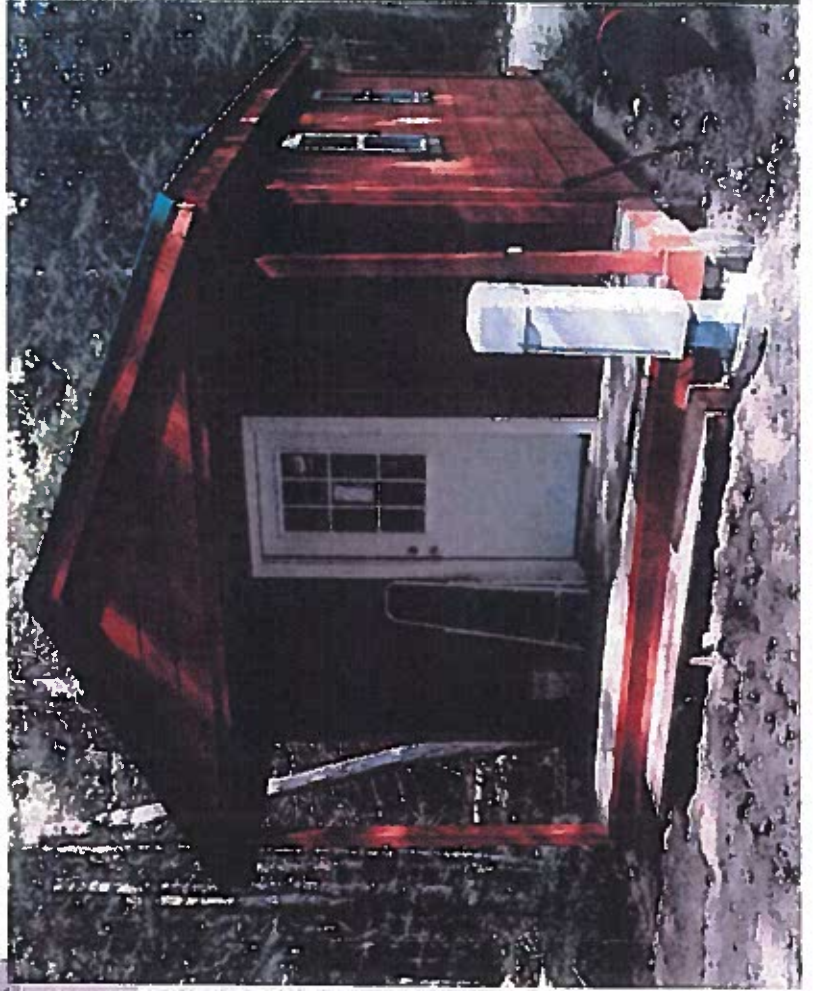
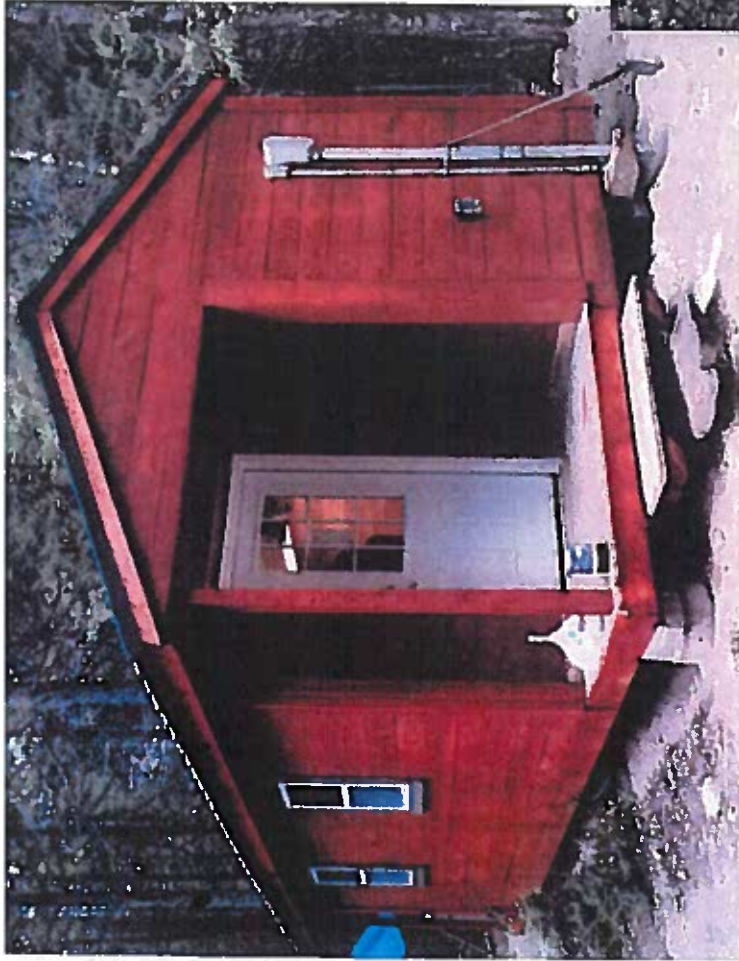
June 2015

**Avg Interval:** 1 hour  
**Units:** PPB

**Method:**

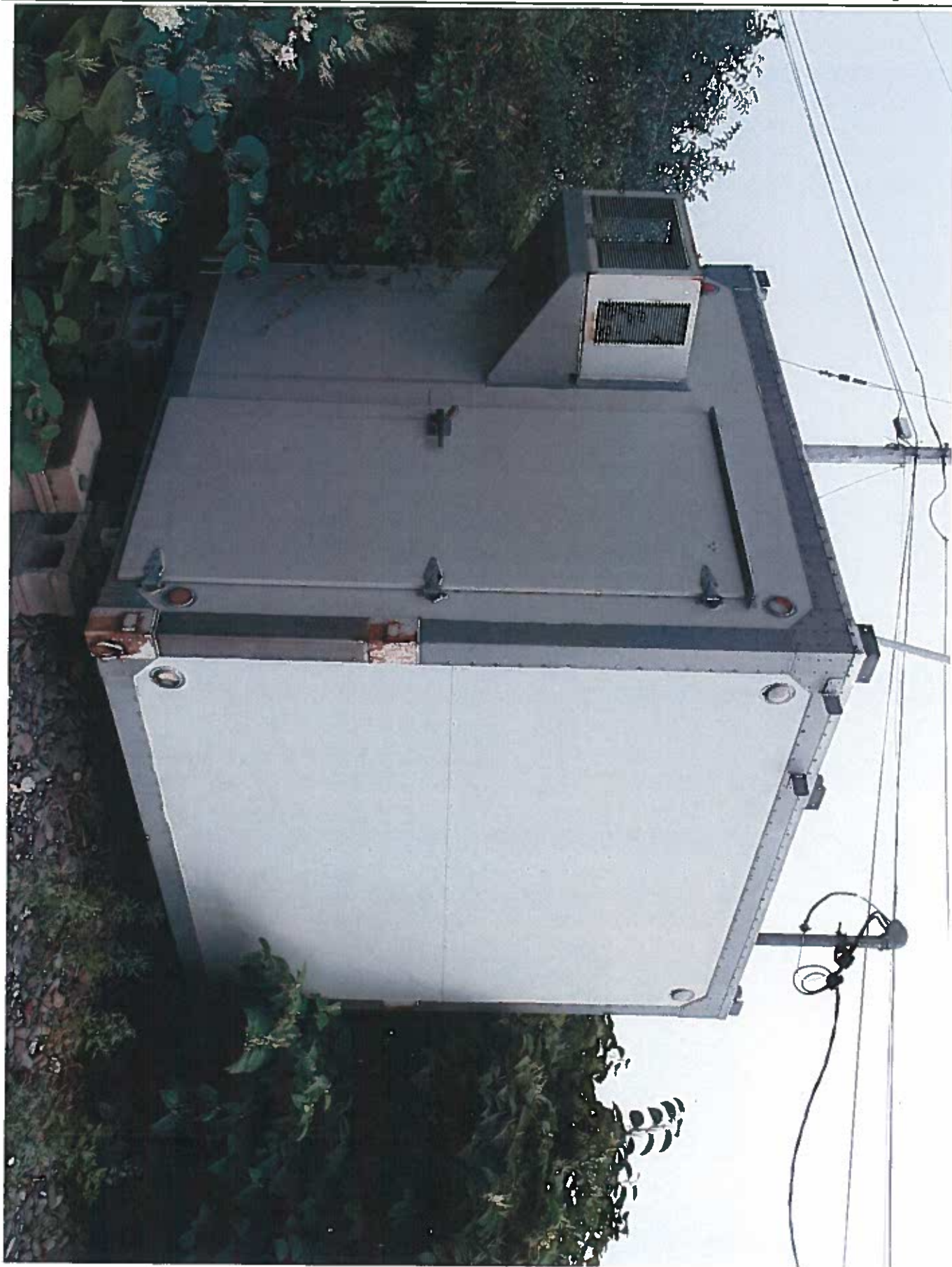
		0	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	Summary				
Day																											Max	Avg	RDS	
01	23	24	24	24	25	33	36	36	36	37	33	31	30	32	31	28	27	26	28	29	29	29	28	29	28	29	37	29	24	
02	30	31	31	29	28	26	BF	24	23	23	23	23	24	24	24	25	25	25	24	22	21	23	22	23	21	31	31	24	23	
03	10	6	4	4	9	10	21	23	25	25	25	27	29	30	31	31	30	31	30	30	30	27	25	17	16	31	31	21	24	
04	12	11	11	9	7	9	12	13	15	15	20	27	31	34	36	36	36	36	35	35	34	34	34	33	18	36	24	24	24	
05	14	11	6	6	13	18	21	30	36	AQ	43	44	44	42	43	41	40	39	38	37	36	36	36	36	34	44	30	23	23	
06	35	31	27	23	18	19	18	17	21	28	29	28	29	31	30	30	31	36	39	37	35	34	36	34	32	39	29	24	24	
07	32	32	30	28	28	25	25	30	36	37	37	38	38	38	39	37	37	38	35	35	33	34	34	34	34	39	33	24	24	
08	33	32	31	30	29	29	29	29	29	31	35	39	41	43	46	47	46	48	48	46	46	44	43	43	44	48	38	24	24	
09	43	44	44	43	43	43	43	42	42	42	42	45	45	47	48	48	50	48	47	47	49	49	49	43	39	50	45	24	24	
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12	28	27	26	25	20	16	18	22	25	29	36	40	49	50	50	52	55	45	50	46	43	44	51	52	41	55	37	24	24	
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17	13	16	17	17	20	23	22	27	31	34	35	35	35	37	39	39	38	38	38	36	33	30	29	25	24	36	29	24	24	
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20	22	20	18	16	15	16	19	25	27	28	29	29	29	29	29	29	31	34	33	31	33	31	31	30	29	34	28	24	24	
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23	27	27	27	28	29	30	28	35	34	43	42	45	45	49	55	54	52	53	58	52	45	37	31	24	26	58	38	24	24	
24	30	29	28	26	24	20	20	20	27	32	33	34	35	36	35	36	37	37	36	34	32	27	22	22	23	37	29	24	24	
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29	25	21	17	17	18	22	24	BF	26	25	26	31	31	31	28	30	35	40	38	40	40	38	35	29	22	40	28	23	23	
30	13	8	6	6	7	7	7	7	11	14	17	23	31	34	37	36	36	35	34	37	41	48	50	48	49	50	26	24	24	
Max	48	48	47	46	48	45	44	44	44	49	54	61	59	59	60	57	61	60	58	54	54	53	51	52	49	61				
Avg	25	24	23	22	22	22	22	25	26	28	30	33	35	36	37	37	37	37	37	35	34	33	32	30	28		30			
Count	30	30	30	30	30	29	29	29	28	28	29	30	30	30	30	30	30	30	30	30	30	30	30	30	30	30		715		

Potential Shelter Designs for KPW Ozone  
Monitoring Site  
2016





9



9



10, (a.) (b.)

## Kennebunkport Public Health

August 11, 2015

At: Kennebunkport Board of Selectmen  
Laurie Smith Kennebunkport Town Manager

Please accept these generous donations in Kathy Jones' memory. The donors wish to remain anonymous

This gift is to be dedicated towards the Kennebunkport Emergency Fuel Program.

Check#1 \$50

Check#2 \$25

© DELUXE WALLET OF DUPLICATE COPY

52-7450/2112

3242

DATE

8/4/15

PAY TO THE ORDER OF

KBP Public Health-Emerg. Fuel Fund \$ 50<sup>00</sup>  
Fifty 00/100

DOLLARS



Security Features  
Included  
Details on Back

Kennebunk Savings

MEMO

Re: Kathy Jones Memorial

TER YOUR PETS



THE HUMANE SOCIETY  
OF THE UNITED STATES

5270

8-5-2015

51-7218/2211  
402

Date

Pay to the  
Order of

Town Nurse -  
Twenty Five

\$ 25<sup>00</sup>/<sub>100</sub>

Dollars



Security  
Features  
Included  
Details on  
Back

People's United  
Bank

peoples.com

For Town Nurse - Kathy Jones

Harland Clarke



KENNEBUNKPORT PUBLIC HEALTH

August 11, 2015

ATT: Jennifer Lord

Please deposit these donations in the Kennebunkport Emergency  
Fuel Account 29-08-01-50. The donors wish to remain anonymous.

Check # 1    \$50

Check #2    \$25

10. (c) (d)

## Kennebunkport Public Health

August 12, 2015

At: Kennebunkport Board of Selectmen

Laurie Smith Kennebunkport Town Manager

Please accept these generous donations in Kathy Jones' memory. The donors wish to remain anonymous

This gift is to be dedicated towards the Kennebunkport Emergency Fuel Program.

Check#1 \$50

Check#2 \$25

52-7445-2112

7252

Aug. 8 20 15

PAY TO THE ORDER OF Kennebunkport Public Health \$ 50 -

Fifty & 00/100 DOLLARS

TD BANK In Memory  
of Kathy Jones  
FOR Emergency Fund

52-7450/2112

2099

DATE 8/8/15

PAY TO THE ORDER OF KENNEBUNKPORT PUBLIC HEALTH \$25.00

TWENTY-FIVE AND 00/100 DOLLARS

FOR EMERGENCY FUEL FUND  
Kennebunk Savings  
MEMO MEMORY OF KATHY JONES

10,

e.f.

## Kennebunkport Public Health

August 15, 2015

At: Kennebunkport Board of Selectmen

Laurie Smith Kennebunkport Town Manager

Please accept these generous donations in Kathy Jones' memory. The donors wish to remain anonymous

This gift is to be dedicated towards the Kennebunkport Emergency Fuel Program.

Check#1 \$50

Check#2 \$25

KENNEBUNKPORT PUBLIC HEALTH

August 15, 2015

ATT: Jennifer Lord

Please deposit these donations in the Kennebunkport Emergency Fuel Account 29-08-01-50. The donors wish to remain anonymous.

Check # 1    \$50

Check #2    \$25

53-7299/2113  
HILY TRUST

8087

DATE 8/11/15 FWP

© 2014 Wells Fargo Bank, N.A.  
SPECIALTY CASHIER SECURITY



PAY TO  
THE ORDER OF

Pennsylvania Public Health \$50.00/100  
Fifty Dollars & 00/100 DOLLARS

Heat  
Reactive  
Ink

MARBLEHEAD BANK  
marblebank.com

Emergency Fuel Fund

*[Signature]*

LOOK FOR FRAUD-DETECTING FEATURES INCLUDING

1977

63-751/631 10563  
1010132752215

Aug 11, 2015

Pay to the  
Order of

Port Public Health Emergency Fuel \$25.00  
Twenty five dollars & 00/100 Dollars

Security  
Features  
Details on  
Back

© 2014 Wells Fargo Bank, N.A.



Wells Fargo Bank, N.A.  
Florida  
wellsfargo.com

For Memory of Kathy Jones

10.

g. h.

## Kennebunkport Public Health

August 18, 2015

At: Kennebunkport Board of Selectmen

Laurie Smith Kennebunkport Town Manager

Please accept these generous donations in Kathy Jones' memory. The donors wish to remain anonymous

This gift is to be dedicated towards the Kennebunkport Emergency Fuel Program.

Check#1 \$150

Check#2 \$25

KENNEBUNKPORT PUBLIC HEALTH

August 18, 2015

ATT: Jennifer Lord

Please deposit these donations in the Kennebunkport Emergency  
Fuel Account 29-08-01-50. The donors wish to remain anonymous.

Check # 1    \$150

Check #2    \$25



Kennebunkport Public Health  
P.O. Box 367 • Kennebunkport, Maine 04046  
207-967-4401 • Fax: 207-967-3633

5654

51-7218/2211  
402

8/14/15  
DATE

PAY TO THE  
ORDER OF

Kennebunkport Public Health \$ 150. -

One hundred fifty and <sup>no</sup>/<sub>100</sub> DOLLARS

People's United  
Bank

peoples.com

FOR In memory of [redacted]  
Emergency Fund [redacted]

Harvard Clarke

52-7450/2112

5737

DATE Aug 14, 2015

PAY TO  
THE ORDER OF

Kennebunkport Health Council \$ 25.00

Twenty five and <sup>00</sup>/<sub>100</sub> DOLLARS

Heat  
Reactive  
Ink

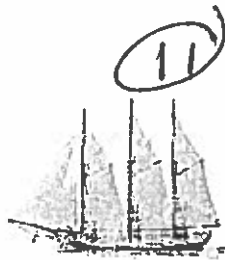
Kennebunk Savings

Memory of Kathy Jones

[Signature]

[MP]

LOOK FOR FRAUD-DETECTING PATTERN USING INK SECURITY SQUARE



# TOWN OF KENNEBUNKPORT, MAINE

~ INCORPORATED 1653 ~

MAINE'S FINEST RESORT

To: Board of Selectmen/Assessors

From: Donna Moore Hays, CMA  
Assessors Agent

Date: August 11, 2015

Re: Abatements – Helene Marie Lewand Properties

Please be advised that it has come to our attention that multiple properties owned by Helene Marie Lewand were assessed as separate lots of record in error. These lots have been assessed individually for over 20 years however the original deed describes only one lot. For April 1, 2016 we will correct this error and combine all parcels into one lot of record.

At the present time these individual parcels each have a base lot value assigned which will be removed once all lots are combined into one parcel and therefore lowering the total valuation. It is my recommendation that the following lots be abated to reflect a reduction in their assessed value for the April 1, 2015 tax year.

25/4/1

Reduction in land value \$104,600

25/4/1C

Reduction in land value \$101,900

25/5/5

Reduction in land value \$15,200

I have attached copies of these property record cards and the 2016 valuation along with the paperwork necessary for your signatures. If you have any questions, please let me know.

**Town of Kennebunkport  
Certificate of Abatement**

**Number 2015-1**

**36 M.R.S.A. § 841**

**2015**

We, the undersigned Assessors/Municipal Officers of the municipality of Kennebunkport, Maine hereby certify to Laurie Smith, Tax Collector, that an abatement of property taxes has been granted as follows:

Date Granted: August 27, 2015  
Type of Tax: Real Estate  
Tax Year: April 1, 2015  
Amount Abated: \$805.42  
Taxpayer: Helene Marie Lewand  
PO Box 7019  
Cape Porpoise ME 04014  
Location: 315 Goose Rocks Road  
MBL: 25/4-1  
Reason: Not a lot of record

You are hereby discharged from any further obligation to collect the abated amount.

Date: August 27, 2015

---

Stuart Barwise

---

Patrick A. Briggs

---

Allen A. Daggett

---

Edward W. Hutchins

---

Sheila Matthews-Bull

Board of Assessors/Selectmen

**Town of Kennebunkport**

**Number 2015-2**

**Certificate of Abatement**

**36 M.R.S.A. § 841**

**2015**

We, the undersigned Assessors/Municipal Officers of the municipality of Kennebunkport, Maine hereby certify to Laurie Smith, Tax Collector, that an abatement of property taxes has been granted as follows:

Date Granted: August 27, 2015  
Type of Tax: Real Estate  
Tax Year: April 1, 2015  
Amount Abated: \$784.63  
Taxpayer: Helene Marie Lewand  
PO Box 7019  
Cape Porpoise ME 04014  
Location: Goose Rocks Road  
MBL: 25/4-1C  
Reason: Not a lot of record

You are hereby discharged from any further obligation to collect the abated amount.

Date: August 27, 2015

\_\_\_\_\_  
Stuart Barwise

\_\_\_\_\_  
Patrick A. Briggs

\_\_\_\_\_  
Allen A. Daggett

\_\_\_\_\_  
Edward W. Hutchins

\_\_\_\_\_  
Sheila Matthews-Bull

Board of Assessors/Selectmen

**Town of Kennebunkport**

**Number 2015-3**

**Certificate of Abatement**

**36 M.R.S.A. § 841**

**2015**

We, the undersigned Assessors/Municipal Officers of the municipality of Kennebunkport, Maine hereby certify to Laurie Smith, Tax Collector, that an abatement of property taxes has been granted as follows:

Date Granted: August 27, 2015

Type of Tax: Real Estate

Tax Year: April 1, 2015

Amount Abated: \$117.04

Taxpayer: Helene Marie Lewand  
PO Box 7019  
Cape Porpoise ME 04014

Location: Goose Rocks Road

MBL: 25/5-5

Reason: Not a lot of record

You are hereby discharged from any further obligation to collect the abated amount.

Date: August 27, 2015

---

Stuart Barwise

---

Patrick A. Briggs

---

Allen A. Daggett

---

Edward W. Hutchins

---

Sheila Matthews-Bull

Board of Assessors/Selectmen



Property Location: ROUTE 9  
Vision ID: 2010

Account #25 005 05

Blgd #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 08/11/2015 09:34

Current Owner  
EWAND HELENE MARIE

O BOX 7019

APE PORPOISE, ME 04014

Additional Owners:

TOPO

2 Above Street

3 Below Street

4 Rolling

UTILITIES

STRT/ROAD

LOCATION

Free Enterprise

10 Rural-Vacant Land

ASSOCIATION

ASSOC PID#

TRIO ACCT. #

Other ID:

0025 0005 0005

House Color

RECORD OF OWNERSHIP

BK-VOL/PAGE

07428/0259

SALE DATE

05/31/1995

W/V

0

SALE PRICE

V.C.

0

RECORD OF OWNERSHIP

EWAND HELENE MARIE

07428/0259

05/31/1995

U

0

V.C.

0

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/SUB

0001/A

NBHD Name

Street Index Name

Tracing

Batch

ASSESSING NEIGHBORHOOD

NBHD/SUB

0001/A

NBHD Name

Street Index Name

Tracing

Batch

NOTES

315 ACCT DELETED - SHOULD BE COMBINED A

D ASSESSED WITH 25-5-2A NOT SEP LOT OF

ECORD

NOTES

315 ACCT DELETED - SHOULD BE COMBINED A

D ASSESSED WITH 25-5-2A NOT SEP LOT OF

ECORD

APPROPRIATE VALUE SUMMARY

Appraised Bldg. Value (Card)

0

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

104,500

Special Land Value

0

Total Appraised Parcel Value

104,500

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

104,500

APPROPRIATE VALUE SUMMARY

Appraised Bldg. Value (Card)

0

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

104,500

Special Land Value

0

Total Appraised Parcel Value

104,500

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

104,500

VISIT/CHANGE HISTORY

Permit ID

Issue Date

Type

Description

Amount

Issp. Date

% Comp

Date Comp.

Comments

VISIT/CHANGE HISTORY

Permit ID

Issue Date

Type

Description

Amount

Issp. Date

% Comp

Date Comp.

Comments

LAND LINE VALUATION SECTION

Use

Code

Zone

Depth

Front

Units

Unit Price

Factor

S.A.

C.

ST.

Adj.

Notes-Adj

Special Pricing

Spec Use

Spec Calc

S Adj

Fact

Adj.

Unit Price

Land Value

LAND LINE VALUATION SECTION

Use

Code

Zone

Depth

Front

Units

Unit Price

Factor

S.A.

C.

ST.

Adj.

Notes-Adj

Special Pricing

Spec Use

Spec Calc

S Adj

Fact

Adj.

Unit Price

Land Value

Total Card Land Units:

24.00 AC

Parcel Total Land Area:

24 AC

Total Land Value:

104,500

Total Card Land Units:

24.00 AC

Parcel Total Land Area:

24 AC

Total Land Value:

104,500





O BOX 7019	RESIDENTIAL		1300	1,200	1,200 (ENNEBUNKPORT, ME)																																				
APE PORPOISE, ME 04014																																									
Additional Owners:																																									
<table border="1"> <tr> <td colspan="2">SUPPLEMENTAL DATA</td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>Other ID:</td> <td>0025 0005 0001</td> <td>House Color</td> <td></td> <td></td> <td></td> </tr> <tr> <td>TRIO ACCT. #</td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">GIS ID: 2002</td> <td>ASSOC PID#</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2"></td> <td>Total</td> <td>145,000</td> <td>145,000</td> <td></td> </tr> <tr> <td colspan="6">PREVIOUS ASSESSMENTS (HISTORY)</td> </tr> </table>						SUPPLEMENTAL DATA						Other ID:	0025 0005 0001	House Color				TRIO ACCT. #						GIS ID: 2002		ASSOC PID#						Total	145,000	145,000		PREVIOUS ASSESSMENTS (HISTORY)					
SUPPLEMENTAL DATA																																									
Other ID:	0025 0005 0001	House Color																																							
TRIO ACCT. #																																									
GIS ID: 2002		ASSOC PID#																																							
		Total	145,000	145,000																																					
PREVIOUS ASSESSMENTS (HISTORY)																																									
VISION																																									

RECORD OF OWNERSHIP						BK-VOL/PAGE	SALE DATE	u/m	wi	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS									
												Yr	Code	Assessed Value	Yr	Code	Assessed Value	Yr	Code	Assessed Value	
EWAND HELENE MARIE						07428/0259	05/31/1995	U			0	2015	1300		143,800	2009	1300	143,800			143,800
												2015	1300		1,200						
												<b>Total:</b>									

										Total:		145,000		Total:		145,000	
This signature acknowledges a visit by a Data Collector or Assessor																	
OTHER ASSESSMENTS																	
EXEMPTIONS		Description		Amount		Code		Description		Number		Amount		Comm. Int.			
Year	Type																
APPRaised VALUE SUMMARY																	
Appraised Bldg. Value (Card)														0			

ASSESSING NEIGHBORHOOD				Appraised XF (B) Value (Bldg)	1,200
Tracing				Appraised OB (L) Value (Bldg)	143,800
Batch				Appraised Land Value (Bldg)	0
0001/A	0001/A	0001/A	0001/A	Special Land Value	145,000
Total Appraised Parcel Value					145,000

Valuation Method:		
Adjustment:		0
Net Total Appraised Parcel Value		145,000

DISCLOSURE HISTORY

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY		
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp	Date Comp.	Comments	Date	ID	Cd.	Purpose/Result
12-195	08/29/2012	OB	Outbuilding	1,000		0		BUILD 10'X16' SHED	07/11/2008 05/05/1997	PP R11	99 00	Vacant Land Measur+Listed

LAND LINE VALUATION SECTION																		
B #	Use Code	Use Description	Zone	D	Front Depth	Units	Unit Price	I Factor	S.A.	C Factor	ST Idx	Adj.	Special Pricing			S Adj Fact	Unit Price Adj.	Land Value
													Spec Use	Spec Calc	Notes- Adj			
1	1300	RES AC LNDV	MDL-00	FE		40,000	SF	2.33	1.1500	5	1,000	200	1,000			1.00	2.68	107,200
									1.1500	5	1,000	200	1,000			1.00	5,750.00	36,600

	FULLY OWNED	PARTIALLY OWNED	RENTAL PROPERTY	TOTAL LAND VALUE:	
I 1300 RES ACLNDV MDL-UM FE	6.37 AC \$9,000.00	1.1500 S \$1,800.00			143,800
				Total Land Value:	143,800

Total Card Land Units:		7.29 AC	Parcel Total Land Area: 7.29 AC
------------------------	--	---------	---------------------------------

Vision ID: 2004

Account # 25 005 02A

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date: 08/11/2015 09:47

State Use: 0101

CURRENT OWNER

LEWAND HELENE MARIE

PO BOX 7019

CAPE PORPOISE, ME 04014

Additional Owners:

TOPO.

Level

7 Swampy

Other ID: 0025 0005 0002A

TRIO ACCT. #

GIS ID: 2004

UTILITIES

1 Paved

2(Rural - Residential

ASSOC PID#

STRT./ROAD

1 Paved

2(Rural - Residential

ASSOC PID#

LOCATION

Free Enterprise

2(Rural - Residential

ASSOC PID#

CURRENT ASSESSMENT

Code

0101

186,100

430,100

10,200

186,100

430,100

10,200

DESCRIPTION

RESIDENTL

RES LAND

RESIDENTL

VISION

RECORD OF OWNERSHIP

LEWAND HELENE MARIE

07428/0259

05/31/1995

U

0

SALE PRICE

V.C.

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

2009

HM

HOMESTEAD

10,000.00

ASSESSING NEIGHBORHOOD

Tracing

Batch

NOTES

SESSED AS SEP LOTS OF RECORD

ADDED 2 GRNHOUSES (2014) MISSED PRVSLY

FRONT & REAR DORMER

EXTENSIVE REMODELING=EYB

IA GREY - BLACKROCK FARM

2016-CK STONE SHED-PRINT #13-136

PARTIALLY STARTED IN 2014

2015 ASSESSED AS ONE PARCEL WITH 25/4/1,

15/5/5 & 25/4/1C SHOULD NOT HAVE BEEN AS

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

0101

186,100

2014

0101

186,100

2015

0101

285,700

2014

0101

285,700

2015

0101

10,200

2014

0101

10,200

APPROXIMATED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

186,100

0

10,200

430,100

0

626,400

C

0

626,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Inspr. Date

% Comp

Date Comp.

Comments

ID

Date

Purpose/Result

13-136

05/10/2013

CNC

Comm New Const

2,500

0

100

10/12/2009

DIGGING POND

PH

13/10/2009

Building Permit M+L

09-05

01/08/2009

RS

Residential

2,500

0

100

10/12/2009

REBUILD GREENHOUSE END WALLS AND FIX W

RH

05/15/1997

Measur-Listed

08-234

09/04/2008

RS

Residential

6,000

03/10/2009

100

03/10/2009

GREENHOUSE

09-76

04/05/1999

NC

New Construct

5,000

03/10/2009

100

03/10/2009

GREENHOUSE

LAND LINE VALUATION SECTION

B #

Use

Code

Description

Zone

D

Front

Depth

Units

Unit Price

Factor

S.A.

ST.

Factor

Adj.

Notes- Adj

S Adj

Fac

Spec Calc

Spec Use

Land Value

1

0101

Single Fam

FE

40,000

SF

2.33

1.1500

5

5,000.00

1.1500

5

0.75

200

1.00

TOPO

1.00

1.00

4,312.50

107,200

1

0101

Single Fam

FE

41,40

AC

5,000.00

1.1500

0

0.50

200

1.00

1.00

1.00

2,875.00

178,500

1

0101

Single Fam

FE

20,71

AC

5,000.00

1.1500

5

0.75

200

1.00

1.00

1.00

4,312.50

13,200

1

0101

Single Fam

FE

7,29

AC

5,000.00

1.1500

0

1.00

200

1.00

1.00

1.00

5,750.00

89,300

41,900

Total Card Land Units:

74.91 AC

Parcel Total Land Area: 74.91 AC

Total Land Value:

430,100



120



**Maine Regional School Unit 21**  
The Schools of Arundel, Kennebunk, and Kennebunkport

*"Preparing responsible, contributing citizens in a global society."*

Kathryn M. Hawes, Ph.D., Superintendent of Schools  
Bruce A. Rudolph, Business Administrator

Phillip J. Potenziano, Ed.D., Assistant Superintendent of Schools  
Susan L. Martin, Director of Special Services

August 20, 2015

Dear RSU 21 School Board of Directors and Community Members:

As many of you know, we drafted a legislative bill, numbered 1222, early last February. This bill was to provide Regional School Administrative Units (RSUs) the same options as Municipal (single town) School Districts for re-paying school construction loans. Specifically, it was drafted to provide RSU 21, and all RSUs in Maine, the ability to choose between a payment schedule that is higher initially and decreases over the life of the loan and one that is similar to a home-mortgage payment, remaining consistently flat throughout the life of the loan. Many Municipal School Districts choose this option over the older "level principal payment style" bond. The impact on taxpayers is that "level principle style" bonds have a much higher initial repayment and a lower final repayment. The net present value of the interest paid by taxpayers over the life of the bond is virtually the same in either case because of the "time value of money." Additionally, the option provides lesser payments early on, which benefits those people who may not be in their homes for the life of the loan.

We obtained bi-partisan support for the bill through co-sponsors Chris Babbidge (D) and Ron Collins (R) who submitted it on March 26, 2015. On April 15, 2015, we testified in support of the bill. Maine School Management and Drummond Woodsum also provided supportive testimony. The only testimony against the bill that day was from Suzan Beaudoin, Maine Department of Education, Director of School Finance. Her concern was that this would impact state-funded projects. We proposed an amendment to specify that it would apply to locally funded projects only. On April 22, 2015, that amended language passed unanimously out of the Education and Cultural Affairs Committee with a recommendation of "ought to pass" to the House. The bill passed the Senate on May 28, 2015 and was enacted unanimously, without changes, by the House on May 29, 2015. On June 12, 2015, our bill was one of ten vetoed by Governor LePage. On June 15, 2015, it was overridden in the House by a strong vote of 143-2.

When our attorney and bond counsel began to develop our Bond Resolution Schedule, they found that the newly enacted payment structure statute was amended to apply only if it results in lower costs. Specifically, for RSUs, a level debt payment structure may be used, "only if the payment structure results in lower costs for the regional school unit throughout the life of the issue of the bonds." On a 20-year bond, this appears to make the legislation virtually unusable.

At this point, we are being advised to move forward with the traditional style payment schedule so we can capture interest rates that remain at historic lows. Our three communities voted in strong support of our building projects before this LD 1222 passed, anticipating the traditional, and fluctuating, "level principle style" bond. As always, I am available for questions and comments. We appreciate your support of our schools.

Sincerely,

Kathryn Hawes, Ph.D.  
Superintendent of Schools

## Proposal for Committee on Aging In Place Bill Leffler

As a member of the board of "No Place Like Home," I am proposing that Kennebunkport establish a properly constituted committee to assess the services and needs of the aging population of our Town.

Judy Barrett, as our Town Nurse, has a good handle on many of the needs and services that we have available in Kennebunkport, but she is only one person and will be retiring in a couple of years. What we need then is a more overarching approach to this rather large group within our Town's population. Thus I would like to see a proper Town Committee appointed to address the many concerns which I find present and of concern to this age group.

Here is just a brief list of some of them, as I have become aware of them in recent times:

- 1) Transportation: FISH provides it for medical needs, but beyond that I am not aware of other resources – to go to market, go to a movie, visit with friends, attend meetings and social events, etc. Furthermore we have people who still drive during the day, but who no longer drive at night. How can we meet their needs to get out to some night time events?
- 2) Community activities: Do we know what sort of community activities are available for older citizens – churches, civic groups, social clubs, etc? What can be done to help keep these folks active and alert to a greater extent?
- 3) What sort of collaboration is there among the many community organizations and facilities so that older citizens know what is available on various levels of interest and which they may enjoy attending?
- 4) How do we encourage older folks to become more engaged in the various activities in the community?
- 5) What are the medical, social service, and other facilities that are available for older citizens about which there may be limited knowledge and which such a population might find enjoyable, stimulating and pleasant?
- 6) What kind of networking is there among the citizens of Kennebunkport to enable their neighbors to be more comfortable in their homes? This requires us to go beyond thinking that family members will always be available for such purposes.
- 7) How can we set up "Neighbor to Neighbor," informal groups that can be called upon to help each other when there is a need for a helping hand?
- 8) What services or activities are currently available and could be better utilized?

These are just a few ideas that I believe a Town committee, properly constituted, can begin to look into and address, so that we can be designated an Age Friendly Community by the AARP. We have a population that deserves our greater attention. We need the organization to accomplish this.