



Commission Members:

Chair Pat Bailey, Jayne Foley, Daniel Herzlinger, Jennifer Fox, Robert Foster, Jon Kachmar, Kara Wooldrik, Simon Rucker, Baxter Miatke, and City Counselor Anna Trevorrow

City of Portland
Land Bank Commission Agenda
October 12, 2022
5:00 PM

On the second Wednesday of the month at 5:00 pm, the Portland Land Bank Commission will hold a meeting remotely using Zoom.

The Land Bank Commission will conduct this meeting remotely via Zoom pursuant to the Remote Meeting Policy adopted by the Land Bank Commission. Allow your computer to install the free Zoom app to get the best meeting experience. If you are not able to attend live either in person or via Zoom, a recording will be available in the [Agenda Center](#) following the meeting.

For public comment, you will need to use the "raise your hand" feature. To raise your hand via the telephone, please hit *9. You will be unmuted by the host when it is time for public comment.

Please use the link below to join the webinar:

<https://zoom.us/j/98497248698?pwd=QjJlOUdoaitxMHZsb1V4RzRZbE50QT0>
9 Passcode: LandB8nk!3

Or Telephone:

**US: +1 312 626 6799 or +1 929 205 6099 or +1 301 715 8592
or +1 346 248 7799 or +1 669 900 6833 or +1 253 215 8782
Webinar ID: 984 9724 8698**

- I. Call to Order
- II. Citizen Comment Period
 - i. E-mailed citizen comments - Please see attached ***

*****PUBLIC COMMENT POLICY**

To submit written public comment on an agenda item, email landbank@portlandmaine.gov. Submissions must be received by 12:00 pm the day before the Land Bank Commission meeting to guarantee their inclusion in the agenda packet. All submissions must include the commenter's name and legal address. To help ensure your comment is submitted for the correct item, please include the name of the agenda item (see below).

Public Comments:

George Rheault - Emailed in a comment before the deadline. It was overlooked. Feels there is confusion about the amount of acreage associated with the North Deering proposal, and what the fate of the open space will be. Citizens were reminded that name-calling is not permissible.

Ethan Hipple provided clarity on the North Deering acreage: there are deed restrictions, but it does not impact the acquisition. There is a Portland Public Trails easement on the land as well.

III. Agenda Items

i. **Acceptance of Meeting Minutes: September 12, 2022**

Acceptance of meeting minutes - 9/12/22 -

Jon Kachmar motioned to accepted

Daniel Herzlinger seconded - unanimous approval

i. New Business -

a. Secretary's Report -

Some of the commissioners volunteered for the Year End report, this is coming up.
(Skipped the secretary report, Simon would not be in attendance.)

b. Treasurer's Report -

Accounting should be updated soon.

c. Updated scorecard for the Coolidge/Davenport parcels –

Updated Scorecard on Coolidge - Motion proposed: Accept this TAPIC parcel to be put into the Land Bank and continue our due diligence with the property. Motion not pursued. additional research needed.

Daniel has gone out to the parcel with the updated scorecard, to evaluate this property. He mostly reaffirmed what others confirmed: Dole Brook is part of the wetlands in the area, which is valuable. Western properties are less impacted. Highest value parcels are the ones west of the berm, the lowest value parcels are on the east of the berm along Coolidge. There are many invasive species. The Commission discussed the next steps, additional resources needed in this process, and went over the provided maps to get a full understanding of the property and its potential use for housing. Conclusion: the Land Bank will include this parcel in our report and express interest in this property. We will continue to do our due diligence and map the wetlands, either through the city or through the Land Bank Commission, there are funds allocated within policy.

ii. Old Business -

Redlon - tax letters need to be provided and the public are looking to make the acquisition more official.

iii. Communications and Parcel Updates

A Parks / Land Bank Report

Parks commission meeting - lots of discussion about the unhoused in Deering Oaks.

Discussed the recent media and the extreme challenge to the PRF department. The Parks Commission seeks to write a letter to advocate for support and funding of the Department.

Tree pests - Emerald Ash Borer are present in our trees, and return periodically. 3 years ago, first noticed. We have many ash trees, and they are at risk. Land Bank properties are being reviewed to determine what impact the pests have on those trees. We will potentially include it in the budget. Could be 100s of thousands. Organic pesticides are being looked

into.

Federal money is being provided to some of the properties: Riverton Trolley Park, Land and Water Conservation funds are provided to the park costs, and can be used to park improvements.

- d. Davis Family Pines property - this is a high interest property. The Commission may potentially seek this as a donation, to preserve the trees - Scorecard and summary have already been completed, pending action at this time. Jon provided more details about the space: this is a 10 acre property, undeveloped, 5 acres of old growth white pine. It is 1 of 11 recognised old growth sites in Maine, trees are estimated to be somewhere around 150 - 200 years old. There are complications with the Davis Farm Road, it is a private road.

- e. Tax Acquired Property Committee update – None

- iv. Commissioner requests for Agenda Items - Commissioner requests - Pheasant Hill update - Jon confirmed that the Neighborhood Group voted 6-5 to not pursue the project.

Public comment process and expectations should be provided in the minutes - see top

Hemlock Woolly Adelgid update - Forestry is using beetles to help address this issue. More beetles are needed. Monitoring is a challenge and currently done in-house but looking to expand our ability to cover this.

IV. Adjournment