



Commission Members: Chair Patrizia Bailey, Kara Wooldrik, Simon Rucker, Andrew Butcher, Jon Kuchmar, William Mann, and Councilor Justin Costa.

City Staff: Doug Roncarati, Alli Carroll

City of Portland
Land Bank Commission Minutes
June 12, 2019, 5:00 PM
Portland, Maine City Hall
389 Congress Street, Council Chambers

I. Citizen Comment Period

George Rheault shared that he had a conversation with Kara about recording the Land Bank Commission meetings. In addition, he shared documents with the Commission regarding affordable housing versus open space. He explained that the Commission is an important piece in the process as their decisions may impact the potential of affordable housing in Portland.

II. Agenda Items

i. Acceptance of Meeting Minutes: May 8, 2019

Simon moved to accept the meeting minutes of May 8, 2019. Justin seconded. Five in favor. Simon and Jon abstained. Motion passed.

ii. New Business

a. New Members

Jon Kaschmar gave an overview of his background and interests in the Land Bank Commission. Everyone introduced themselves and welcomed Jon.

b. Army Corps Notice

Doug shared a map of the intended work of the Army Corps regarding impacts associated with the widening of the Maine Turnpike from Exit 48 south to Exit 45. The work will cross through the Capisic Brook, Nason's Brook, Stroudwater River and Long Creek watersheds. There are two Land Bank parcels abutting the corridor, E-04 Rand Road RPZ Land and E-07 Blueberry Rd Parcel near the overpass. There is a 30-day comment period that ends tomorrow, June 13, 2019. Should be little to no impact to land bank properties. Pat is happy to draft their concern of those properties to the Army Corps.

iii. Old Business

a. Parcel Priority

Kara explained that she took her notes from last meeting and applied them to the current priority list to see if there were conflicts. She then shared an updated draft priority criteria document and draft project scorecard. The scorecard is based off of criteria, ordinance and the comprehensive plan. Commissioners discussed these to make sure nothing was forgotten.

b. Due Diligence Process

After a productive meeting with Ethan Hipple, Simon and Andrew have a better understanding on how the City's due diligence is handled. He shared a power point presentation regarding the process and how it pertains to the Land Bank Commission. The Commission discussed how they work with staff and Council and that that should expand so that all parties can fully understand a parcel of interest in context. They went on to discuss the importance of housing and how it should be added to the scorecard.

iv. Communications/Updates

a. Pat shared that the Land Bank Commission will do a site visit in July and not meeting in August.

b. Treasurer Report

Andrew is waiting for a couple of things to be clarified on in the finance report. There are no significant parcels on the pipeline.

c. Outreach Subcommittee Report

They are on target to go live with the Engagement Fund in September. Processes will be shared with the Commission. They will also work with Alli about publicly sharing the information and marketing.

d. Parks Report

Alli shared a memo from Ethan Hipple requesting Land Bank funds to be support the Portland Opportunity Crew while they work on Land Bank properties. The request is as follows:

“The weekly cost for the Opportunity Crew is \$1,300.

Week 1 priority projects:

- Baxter Woods cleanup: focusing on area near car wash, as well as general cleanup. Blow off trails
- Canco Woods: general cleanup
- Baxter Pines: general cleanup

Week 2 priority projects:

- Evergreen Woods: general cleanup, erosion control, trail hardening
- University Park: general cleanup
- Ocean Ave Landfill/Virginia Woods: String trim solar fence, trash pickup

Week 3 projects:

- Presumpscot River Preserve: general cleanup, trail hardening, bridge repair
- Riverton Trolley Park: general cleanup

Recommended Action: Land Bank should vote to fund either 1, 2, or 3 weeks of Portland Opportunity Crew.”

Simon moved to fund the Portland Opportunity Crew for three weeks as they work on Land Bank properties, an expense totaling \$3,900. Pat seconded. Kara requested that Ethan speak with Portland Trails first as they have contracts with the City on maintaining some of the properties listed. Motion passed unanimously as amended.

Finally, Andrew asked if Land Bank outreach funds can go towards the City Community Support Fund. Pat and Commissioners are uncomfortable to move this forward with that without due diligence.

Meeting adjourned.