

ZOOM INFORMATION:

The City Council will conduct this meeting from Council Chambers, located on the second floor of City Hall.

To watch the meeting remotely, please visit <https://portlandme.portal.civicclerk.com/event/6491/media>

PLEDGE OF ALLEGIANCE:

Mayor Dion led all those present in the Pledge of Allegiance.

ROLL CALL:

Mayor Dion called the meeting to order at 4:00pm.

City Councilors Present: Councilor Rodriguez, Councilor Sykes, Councilor Ali, Councilor Bullett, Councilor Phillips, Mayor Dion

Councilors Absent: Councilor Fournier, Councilor Trevorrow, Councilor Pelletier

*Councilor Trevorrow joined at 4:15pm

4:00 P.M. PUBLIC COMMENT PERIOD ON NON-AGENDA ITEMS:

Mayor Dion opened the floor for public comment. The following individuals spoke:

Zack Barowitz (Huntress Street), George Rheault (Hanover Street)

ANNOUNCEMENTS:

Mayor Dion opened the floor for Council announcements. No one spoke.

APPROVAL OF MINUTES OF PREVIOUS MEETING:

City Council Meeting-4:00pm, July 15, 2024

Special City Council Meeting-5:30pm, July 15, 2024

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.

Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier Absent)

Mayor Dion opened the floor for public comment. No one spoke.

CONSENT ITEMS:

Order 29-24/25 Granting Municipal Officers' Approval of TIQA, LLC, dba TIQA. Application for Class XI Restaurant/Lounge with Outdoor Dining on Private Property at 327 Commercial Street - Sponsored by Danielle P. West, City Manager

Orders 29-24/25 through 33-24/25 were all read and passed as consent items. Public comment was taken on all orders together.

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.

Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier absent)

Mayor Dion opened the floor for public comment. No one spoke.

Order 30-24/25 Granting Municipal Officers' Approval of Belleflower Brewing LLC, dba Belleflower Brewing. Application for Class A Lounge with Combined Entertainment and Outdoor Dining on Private Property at 66 Cove Street - Sponsored by Danielle P. West, City Manager

Orders 29-24/25 through 33-24/25 were all read and passed as consent items. Public comment was taken on all orders together.

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.

Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier absent)
Mayor Dion opened the floor for public comment. No one spoke.

Order 31-24/25 Granting Municipal Officers' Approval of Olive Cafe LLC, dba Olive Cafe. Application for Class I FSE at 127 Commercial Street - Sponsored by Danielle P. West, City Manager

Orders 29-24/25 through 33-24/25 were all read and passed as consent items. Public comment was taken on all orders together.
Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.
Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier absent)
Mayor Dion opened the floor for public comment. No one spoke.

Order 32-24/25 Granting Municipal Officers' Approval of Sissle and Daughters LLC, dba Sissle and Daughters. Application for Class III & IV FSE at 634 Forest Avenue - Sponsored by Danielle P. West, City Manager

Orders 29-24/25 through 33-24/25 were all read and passed as consent items. Public comment was taken on all orders together.
Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.
Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier absent)
Mayor Dion opened the floor for public comment. No one spoke.

Order 33-24/25 Granting Municipal Officers' Approval of Allagash Brewing Company, dba Allagash Brewing Company. Application for Class A Lounge with Combined Entertainment and Outdoor Dining on Private Property at 50 Industrial Way - Sponsored by Danielle P. West, City Manager

Orders 29-24/25 through 33-24/25 were all read and passed as consent items. Public comment was taken on all orders together.
Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.
Passage 6-0 (Councilor Fournier, Trevorrow & Pelletier absent)
Mayor Dion opened the floor for public comment. No one spoke.

Order 34-24/25 Granting Municipal Officers' Approval of First Tracks Investments LLC, dba Oddfellahs. Application for Class A Restaurant/Lounge at 55 Market Street - Sponsored by Danielle P. West, City Manager

Motion was made by Councilor Sykes and seconded by Councilor Bullett to refer the item to the Health and Human Services committee.
Mayor Dion opened the floor for discussion on the motion to refer to HHS committee.
The following Councilors spoke:
Councilor Sykes, Councilor Rodriguez, Councilor Ali, Mayor Dion, Councilor Phillips 1-6 (Councilor Rodriguez, Ali, Bullett, Trevorrow, Phillips, Mayor Dion-No)(Councilor Fournier & Pelletier absent)
*Motion to refer to committee failed

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage.
Passage 6-1 (Sykes-No) (Councilor Fournier & Pelletier absent)
Mayor Dion opened the floor for public comment. The following individuals spoke:
Stephen Scharff (Brackett Street), Jared Sawyer

UNFINISHED BUSINESS:

Order 11-24/25 Approving and Authorizing City Manager to Execute the Amended and Restated Lease Agreement With DBH Portland, LLC, for use of Hadlock Stadium for the Portland Seadogs - Sponsored by the Housing and Economic Development Committee, Pious Ali, Chair

Motion was made by Councilor Ali and seconded by Councilor Trevorrow to postpone item until September 4, 2024. Passage 7-0 (Councilor Fournier & Pelletier absent)
Item postponed until September 4, 2024

Order 19-24/25 Amending the Downtown Transit Oriented Development and Omnibus Tax Increment Financing District to Make 70 East Oxford Street an Affordable Housing Tax Increment Financing District - Sponsored by the Housing and Economic Development Committee, Councilor Pious Ali, Chair

*Order 19-24/25 through 22-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage as an emergency. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for public comment. The following individuals spoke: Gary Vogel (Portland Housing Authority Attorney), Brian Frost (Portland Housing Authority), George Rheault (West Bayside), Jay Waterman (Portland Housing Authority), Councilor Sykes, Councilor Bullett. Councilor Ali

Order 20-24/25 Designating and Adopting the Municipal Development Program for the 70 East Oxford Street Affordable Housing Development and Tax Increment Financing District - Sponsored by the Housing and Economic Development Committee, Councilor Pious Ali, Chair

*Order 19-24/25 through 22-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Bullett and seconded by Councilor Phillips to amend Order 20-24/25 to extend the term of the district from 20 to 30 years. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for Council discussion on the amendment. The following individuals spoke: Councilor Bullett, Councilor Sykes

Motion was made by Councilor Ali and seconded by Councilor Rodriguez for passage as an emergency, as amended. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for public comment. The following individuals spoke: Gary Vogel (Portland Housing Authority Attorney), Brian Frost (Portland Housing Authority), George Rheault (West Bayside), Jay Waterman (Portland Housing Authority), Councilor Sykes

*Order passed as an emergency, as amended

Order 21-24/25 Approving the COMB Block Affordable Housing Credit Enhancement Agreement with COMB Block Phase One, LP for the 70 East Oxford Street Affordable Housing Development and Tax Increment Financing District - Sponsored by the Housing and Economic Development Committee, Councilor Pious Ali, Chair

*Order 19-24/25 through 22-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Bullett and seconded by Councilor Phillips to amend Order 21-24/25 to extend the term of the district from 20 to 30 years. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for Council discussion on the amendment. The following individuals spoke: Councilor Bullett, Councilor Sykes

Motion was made by Councilor Bullett and seconded by Councilor Phillips for passage as an emergency, as amended. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for public comment. The following individuals spoke: Gary Vogel (Portland Housing Authority Attorney), Brian Frost (Portland Housing Authority), George Rheault (West Bayside), Jay Waterman (Portland Housing Authority), Councilor Sykes

*Order passed as an emergency, as an emergency

Order 22-24/25 Appropriating \$650,000 from the Jill C. Duson Housing Trust Fund to Portland Housing Development Corporation, COMB Block Phase One, LP RE: 70 East Oxford Street - Sponsored by the Housing and Economic Development Committee, Councilor Pious Ali, Chair

*Order 19-24/25 through 22-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Bullett and seconded by Councilor Rodriguez to amend Order 22-24/25 to reduce the interest rate to 0%. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for Council discussion on the amendment. The following individuals spoke: Councilor Bullett

Motion was made by Councilor Ali and seconded by Councilor Bullett for passage as an emergency, as amended. Passage 7-0 (Councilor Fournier & Pelletier absent)

Mayor Dion opened the floor for public comment. The following individuals spoke: Gary Vogel (Portland Housing Authority Attorney), Brian Frost (Portland Housing Authority), George Rheault (West Bayside), Jay Waterman (Portland Housing Authority), Councilor Sykes

*Order passed as an emergency, as amended

Order 24-24/25 Amendment to Portland City Code Chapter 9 RE: Peaks Island Council; Nomination and Appointment of Members; Procedural Requirements for Meetings - Sponsored by Danielle P. West, City Manager

Motion was made by Councilor Ali and seconded by Councilor Trevorrow for passage.
Passage 7-0 (Councilor Fournier & Pelletier Absent)
Mayor Dion opened the floor for public comment. The following individuals spoke:
Councilor Phillips, Councilor Rodriguez, Councilor Bullett, Mayor Dion

Order 28-24/25 Amendment to Portland City Code Chapter 6 RE: Short Term Rental Unit Registration Requirements - Sponsored by Housing and Economic Development Committee, Councilor Pious Ali, Chair

Order 28-24/25 & 23-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Ali and seconded by Councilor Sykes for passage, as amended. Passage 7-0 (Councilor Fournier & Pelletier absent)
Mayor Dion opened the floor for public comment. The following individuals spoke:
Gill Helmic (Munjoy Hill), Paul (North Street), Kevin Brecky (North Deering), Ian (Munjoy Hill), Betty Caton (Holly Street), Julie (Munjoy Hill), Simon (West End), George Rheault (Hanover Street), Maggie Wheeler (Smith Street), Wes Pelletier (Crescent Street) Beth Ingal, Councilor Rodriguez

Motion was made by Councilor Sykes and seconded by Councilor Ali to amend Order 28. Passage 7-0
Amendment titled "Skyes Amendment 1" in the backup material. Passage 7-0 (Councilor Fournier & Pelletier Absent)
Mayor Dion opened the floor for Council discussion on the amendment. The following individuals spoke: Councilor Sykes, Michael Goldman (Corporation Counsel)

Motion was made by Councilor Rodriguez and seconded by Councilor Ali to amend Order 28 to raise the limitation on the number of non-owner occupied mainland short-term rental units from 1.5% to 2%.
The following individuals commented on the amendment: Councilor Rodriguez, Councilor Ali, Councilor Phillips, Jessica Hanscomb (Director of Permitting and Inspections). Vote 2-5 (Sykes, Ali, Bullett, Trevorrow, Phillips-No)
Motion to amend failed.

Order 23-24/25 Setting an Election Date on an Amendment to the Portland City Code RE: an Act to Amend Portland's Short Term Rental Unit Registration Requirements - Sponsored by the Housing and Economic Development Committee, Councilor Pious Ali, Chair

Order 28-24/25 & 23-24/25 were all read into the record together and public comment was taken on all four orders at the same time.

Motion was made by Councilor Sykes and seconded by Councilor Ali for passage.
Passage 7-0 (Councilor Fournier & Pelletier absent)
Mayor Dion opened the floor for public comment. The following individuals spoke:
Gill Helmic (Munjoy Hill), Paul (North Street), Kevin Brecky (North Deering), Ian (Munjoy Hill), Betty Caton (Holly Street), Julie (Munjoy Hill), Simon (West End), George Rheault (Hanover Street), Maggie Wheeler (Smith Street), Wes Pelletier

(Crescent Street) Beth Ingal

Motion was made by Councilor Sykes and seconded by Councilor Ali to amend Order 23. Vote:4-3, Motion failed. (Councilor Ali, Bullett, Mayor Dion-No) (Councilor Fournier & Pelletier Absent)

Amendment titled "Skyes Amendment 2" in the backup material.

Mayor Dion opened the floor for Council discussion on the amendment. The following individuals spoke: Councilor Sykes, Mayor Dion, Jessica Hanscomb (Director of Permitting and Inspection), Councilor Bullett, Danielle West (City Manager), Councilor Rodriguez, Michael Goldman (Corporation Counsel), Councilor Trevorrow

Order 25-24/25 Setting Election Date on an Amendment to Chapter 33 of the Portland City Code RE: an Act to Increase Portland's Minimum Wage - Sponsored by Councilor Regina Phillips, Councilor Anna Trevorrow, Councilor Kate Sykes

Order 25-24/25 & 26-24/25 were all read into the record together and public comment was taken on both orders at the same time.

Mayor Dion opened the floor for public comment. The following individuals spoke: Joshua Chaison (President of Restaurant Workers of America), Millie Norton (Server at Beckys Diner), Sydney (Server at Gritty McDuffs), Sarah Webster (Server at Shipyard Brewing), Kylie Shay (Server in Portland), Grace Garrett (District 5/Brunos Server), Tim Hill on behalf of Jessica Falero (District 3), Bruno Napolitano (Brunos Restaurant), Mark Riley (Portland Worker), Daniel Napolitano (Brunos Restaurant), Brandon Williams (Scales), Patty Sterrat (North Deering), Karen McDonald (Port Resources), Becky Rand (Beckys Diner), Sean Mccarthy (Dock Fore), Madison Raymond (Parkside), Wes Pelletier (Crescent Street), Amber (Portland Server), Bradley Davis (Sawyer Street), Moses Sabina (Hot Suppa), Mike Fraser (East End), Jill (Three Dollar Deweys), Jared Sawyer (District 2), Innes Jenningshoff (West End), Damien (Bolton Street), Eammon Dundon (Portland Regional Chamber), David Turrin (Davids Restaurant), Nate Clutier (Hospitality Maine), Hamas (Park Street), Susie Geary (Brunos), Paul Napalitano (Brunos), Steve Demillo (Demillos on the Water), Jeff (Director of Operations for Davids),

Council Discussion: Councilor Sykes, Councilor Trevorrow, Councilor Rodriguez, Councilor Bullett, Mayor Dion, Councilor Phillips, Councilor Ali

Motion was made by Councilor Phillips and seconded by Councilor Sykes to refer item to Housing and Economic Development Committee. Passed 5-2 (Sykes & Trevorrow-No) (Fournier & Pelletier absent)

Item referred to HEDC Committee.

Order 26-24/25 Setting Election Date on an Amendment to Chapter 33 of the Portland City Code RE: an Act to Eliminate Portland's Sub-Minimum Wage for Service Employees - Sponsored by Councilor Victoria Pelletier, Councilor Anna Trevorrow, Councilor Kate Sykes

Order 25-24/25 & 26-24/25 were all read into the record together and public comment was taken on both orders at the same time.

Mayor Dion opened the floor for public comment. The following individuals spoke: Joshua Chaison (President of Restaurant Workers of America), Millie Norton (Server at Beckys Diner), Sydney (Server at Gritty McDuffs), Sarah Webster (Server at Shipyard Brewing), Kylie Shay (Server in Portland), Grace Garrett (District 5/Brunos Server), Tim Hill on behalf of Jessica Falero (District 3), Bruno Napolitano (Brunos Restaurant), Mark Riley (Portland Worker), Daniel Napolitano (Brunos Restaurant), Brandon Williams (Scales), Patty Sterrat (North Deering), Karen McDonald (Port Resources), Becky Rand (Beckys Diner), Sean Mccarthy (Dock Fore), Madison Raymond (Parkside), Wes Pelletier (Crescent Street), Amber (Portland Server), Bradley Davis (Sawyer Street), Moses Sabina (Hot Suppa), Mike Fraser (East End), Jill (Three Dollar Deweys), Jared Sawyer (District 2), Innes Jennings (West End), Damien (Bolton Street), Eammon Dundon (Portland Regional Chamber), David Turrin (Davids Restaurant), Nate Clutier (Hospitality Maine), Hamas (Park Street), Susie Geary (Brunos), Paul Napolitano (Brunos), Steve Demillo (Demillos on the Water), Jeff (Director of Operations for Davids),

Council Discussion: Councilor Sykes, Councilor Trevorrow, Councilor Rodriguez, Councilor Bullett, Mayor Dion, Councilor Phillips, Councilor Ali

Motion was made by Councilor Rodriguez and seconded by Councilor Ali to refer item to Housing and Economic Development Committee. Passed 5-2 (Sykes & Trevorrow-No) (Fournier & Pelletier absent)
Item referred to HEDC Committee.

Order 27-24/25 Amendment to Portland City Code Chapter 17 RE: Repeal of Section 17-5 - Sponsored by Health and Human Services and Public Safety Committee, April Fournier, Chair

Motion was made by Councilor Trevorrow and seconded by Councilor Rodriguez for passage. Passage 6-1 (Rodriguez-No), (Councilor Fournier & Pelletier Absent)
Mayor Dion opened the floor for public comment. The following individuals spoke: Stephen Scharff (Brackett Street), George Rheault (West Bayside), Councilor Phillips, Councilor Bullett, Councilor Ali, Mayor Dion, Councilor Trevorrow

ORDERS:

Order 35-24/25 Setting Election Date on a Citizen Initiative Amendment to the Portland City Code RE: An Act to Amend the City of Portland's Emergency Wage Provision - Sponsored by Ashley Rand, City Clerk

Motion was made by Councilor Trevorrow and seconded by Councilor Rodriguez for passage. Passage 7-0 (Councilor Fournier & Pelletier Absent)
Mayor Dion opened the floor for public comment. No one spoke.

AMENDMENTS:

EXECUTIVE SESSION:

ADJOURNMENT:

Motion was made by Councilor Bullett and seconded by Councilor Trevorrow to adjourn. Passage 7-0
(Councilors Fournier & Pelletier absent) at 9:02pm.

A TRUE RECORD

Ashley Rand, City Clerk