

City of Portland | Parks, Recreation and Facilities Management

Ethan Hipple, *Director*

Alex Marshall, *Director of Parks*



Land Bank Commission October 9, 2024 Meeting Minutes

This meeting was recorded and is available to watch on the Agendas and Meetings Portal

Here: <https://portlandme.portal.civicclerk.com/event/6841/media>

Present Commission Members: Alaina Chormann, Baxter Miatke, Daniel Herzlinger, Evan Ferguson-Hull, Jon Kachmar, Michael Carey, Michael Scrameyer, Robert Foster, Simon Rucker.

Not Present: Anna Trevorrow (City Councilor)

Staff: Doug Roncarati (Public Works-Stormwater Coordinator), Jessica Teesdale (PRF Sr. Executive Assistant)

Call to Order –J. Kachmar called the meeting to order at 5 pm.

General Citizen Comment Period– None

Emailed comments –None

Agenda Items

Acceptance of Meeting Minutes: September 11, 2024

Motion to accept meeting minutes: Motion made by S.Rucker, seconded by R. Foster

passed: 6-0 A. Chormann, D. Herzlinger, M. Scrameyer abstain.

New Business

Secretary's Report- Annual report 2024 review-S. Rucker explains the purpose and process of creating the annual report. If anyone wants to volunteer to help with putting the annual report together they can reach out to S. Rucker. J. Kachmar goes over the process of presenting the annual report to the City Council.

Treasurer's Report- B. Miatke provides the treasurer's report. Since the last meeting, there have been no new expenses. The city account balance is \$444,817.27. Of the city account balance, \$30,000 was allocated to Stroudwater Dock. Making the available funds \$414,817.27. B. Miatke will keep the allocations separate from the city-reported budget until the allocated funds are used.

Old Business

Communications and Updates

Parks Division Report- No one is present to provide an update on the Parks Division report. No questions from the commissioners.

Parks Commission Report- R. Foster updates the Land Bank with the annual CIP vote items. Deering Oaks Pond retaining wall and Stroudwater Fore River Bridge were the top two items that the Parks Commission voted to recommend. Also, a large group of residents were present for public comment RE: skate park enhancements. Lighting, water, and shade.

Land Bank Project Assignment Updates:

Coolidge/Davenport- D. Herzlinger and S. Rucker. The site visit happened in May. The Land Bank recommends all parcels should be protected due to environmental value. D. Herzlinger will follow up with Ethan about the status of this project.

Davis Pines- J. Kachmar and A. Chormann will connect to come up with the next steps starting with tracking down ownership. Very close to Sebego to Sea Trail could be a possible connection. Doug provided a water resources update about this property and how it connects to the Presumpscot River watershed. 12 acres of undevelopable land.

Hope Ave.- M. Scrameyer and B. Miatke. Hope Ave. is still a priority. The scorecard was last updated in 2021. The Land Bank is still interested in this property. 13 acres. In 2021 listed for approximately 1M. This property may come up at a planning board meeting. Water resources have their concerns.

Murray St.- D. Herzlinger and S. Rucker. A site visit happened summer of 2024. Fallbrook watershed. Several properties in the surrounding area are on the COTAPC list. The economic development committee may have insight into working with the owner. D. Roncarati provides a historical update on the significance of this property. Discussions with the owner years ago were fruitless. Next step reach out to Ethan to find out where the city is at about feasibility.

Redlon- M. Carey and J. Kachmar. This is still a very important project for the Land Bank. With the departure of Pat Bailey, there is a huge hole in the coverage of this project. City staff will connect Pat Bailey with M. Carey to debrief this project with the new commissioner taking over. A request was made for a site visit with Pat Bailey, M. Carey, and J. Kachmar.

Rocky Hill- J. Kachmar and B. Maitake- Owner contact has been made. Scorecards exist. 3 properties converge. J B Brown is the current owner of the largest portion of the property. Inquiry has been made to transfer Exclusionary Zone housing credits. Is there a mechanism for transferring exclusionary zone credits for land? Should stay on the priority list, but no urgency. The property has recreation value for the rock wall. Doubtful that the property will be developed for anything soon.

Stroudwater Boat Launch- B. Maitake. Allocation of funds was approved at the September meeting. Waiting for the city to assign a project manager.

Stroudwater Bridge- City Staff project. No Land Bank action currently.

Holbrook- J. Kachmar provided an update about the property donation to the Land Bank. Title review and environmental due diligence are underway.

The meeting location moved to 212 Canco Rd. conference room Starting with the October meeting.

Commissioner Requests for future Agenda Items

Google Drive review

Lambert Rd. North

Hope Ave. Update

Adjournment