

CALAIS CITY COUNCIL  
APRIL 8, 2021

The first regular monthly meeting of the Calais City Council was held this date in the Library of Calais High School at 6:00 p.m.

Present was Mayor Howard presiding over Councilors Cody, Sherrard, Rogers, Mingo, and Moreside

On a motion by Councilor Rogers and a second by Councilor Mingo, it was unanimously voted to approve the following Consent Agenda:

- A. Previous Minutes
- B. Monthly Departmental Reports
- C. Chase Fund for April - \$300.00
- D. Treasurer's Warrants City through April 7, 2021  
\$ 231,890.19
- E. Treasurer's Warrants School through April 7, 2021  
\$ 540,053.52
- F. Treasurer's Warrant Water through April 7, 2021  
\$ 12,428.55
- G. Victualer's License – Riverview Restaurant – 421 Main Street

The Mayor then called for a Public Hearing on a Liquor License Application for Riverview Restaurant. There being no Public Concern voiced, it was moved by Councilor Mingo, seconded by Councilor Cody, and unanimously voted to approve this Application.

The Mayor then called for a Public Hearing on the proposed Garbage Dumpster Ordinance. Following a brief discussion, it was moved by Councilor Sherrard and seconded by Councilor Cody to adopt the proposed Garbage dumpster/Grease Bin Ordinance. Voting in favor were Councilors Cody, Sherrard, Rogers and Mingo. Councilor Moreside and Mayor Howard were opposed. Motion carried.

INSERT GARBAGE DUMPSTER/GREASE BIN ORDINANCE

The Mayor then called for a Public Hearing on the Amendment to the Downtown Business Revitalization Ordinance. There being no Public concern voiced, it was moved by Councilor Sherrard, seconded by Councilor Moreside, and unanimously voted to

Attendance

Consent Agenda

Public Hearing – Liquor License, Riverview Restaurant

Public Hearing – Dumpster Ordinance

Public Hearing – Downtown Business Revitalization Ordinance Amendment

# CITY OF CALAIS

## GARBAGE DUMPSTER/GREASE BIN ORDINANCE

Be it Ordained by the City Council of the City of Calais and by the authority of the same as follows, to WIT: -

SECTION 1. An Ordinance establishing regulations relative to the storage, disposal and maintenance of residential and commercial refuse containers within the City of Calais is hereby established and said ordinance shall provide as follows:

SECTION 2. PERMIT REQUIRED: No dumpster, permanent or temporary, shall be placed on any private property without a permit issued to the container renter by the City Code Enforcement Officer. Such permit shall be issued upon application and shall be renewed on January 1<sup>st</sup> each year. Temporary dumpsters shall be reviewed for permit renewal by the Code Enforcement Officer every three (3) months from the date of issue.

SECTION 3. MAINTENANCE OF STRUCTURAL ELEMENTS BY OWNER: All dumpsters shall have affixed in clear, legible print, the name of the firm or corp. and the telephone number of said firm or corp. on each individual dumpster.

- a. All dumpsters shall be painted and free from discoloration from oxidation.
- b. Covers or lids on all dumpsters shall be in proper working condition.
- c. All dumpster drainage openings shall remain plugged at all times.
- d. All dumpsters shall not be located within ten (10) feet of a dwelling or structure.
- e. All dumpsters shall not be located within the right-of-way of any street.
- f. All dumpsters shall not obstruct safe sight distances for traffic and pedestrians.

SECTION 4. MAINTENANCE OF DUMPSTERS BY CONTAINER RENTORS:

- a. All areas surrounding dumpster shall be kept clean and litter free.
- b. All dumpsters shall be maintained clean and free from offensive odors.
- c. All dumpsters shall be kept closed at all times when not in use.
- d. When deemed necessary by the Code Enforcement Officer, all dumpsters shall be locked at all times.
- e. At no time shall any dumpster cause a nuisance resulting from the overflow of the contents.

- f. When deemed necessary by the Code Enforcement Officer, container rentors may be ordered to enclose each individual dumpster by a wall, fence, or other means so constructed as to be inaccessible to the general public. Such enclosures shall be six (6) feet in height equipped with a self-latching and lockable gate or an equivalent enclosure sufficient to deny access to the general public.

SECTION 5. OIL AND GREASE CONTAINERS: Containers used for storage of fats, oils and grease shall be leak-proof containers and shall be secured with close-fitting lids so as to minimize the creation of a nuisance condition. The storage container shall be kept in a location on the premises so that there is no possibility of an accidental or deliberate spillage of the waste onto the public right-of-way and shall be placed a minimum of ten (10) feet of a dwelling or structure. All stored fats, oils and grease shall be removed for recycling as frequently as may be necessary to prevent the creation of a nuisance. Spillage of any fats, oil and grease shall be removed and cleaned immediately. Placement of these containers shall be to the same specs as garbage dumpsters.

SECTION 6. PENALTIES: Any individual, firm, or corp. who violates any provision of this Ordinance commits a civil violation punishable by a civil penalty and fine of \$100.00 and \$25.00 for each day the violation continues beyond the allotted correction period established by the City Code Enforcement Officer. In addition, the City may pursue all remedies and relief available at law and/or equity, including without limitation the remedies and relief provided 30-A MRSA- 4452

amend Section 3 (h) of the Downtown Business Revitalization Ordinance as follows:

INSERT SECTION 3 (h) DOWNTOWN BUSINESS REVITALIZATION ORDINANCE

The City Manager then gave his report on the following:  
--Schedule a Property Committee Meeting on 4/22/21 at 5:30pm  
--FEMA Mobile Union for COVID-19 Vaccines on 5/24-27/2021 in Calais

There were no Council Committee Reports given.

On a motion by Councilor Sherrard and a second by Councilor Moreside, it was unanimously voted to amend the City Council Minutes from February 11, 2021 to include the following schedule of the City TIF Agreement with Eastern Maine Electric Co-op:

EMEC TIF

INSERT TIF AGREEMENT

Following some discussion on the proposed LED Lighting Conversion at the Police Dept, the Recreation Center, and the Library, it was moved by Councilor Cody and seconded by Councilor Moreside to contract with Border Electric for this project with the following amounts being charged to each Department's current year budget.

LED Lighting

Calais Police Dept	\$1317.62
Recreation Center	\$2030.14
Calais Free Library	\$3869.17

Voting in favor of this motion were Councilors Cody, Rogers, Mingo, Moreside, and Mayor Howard. Councilor Sherrard was opposed. The motion carried.

It was moved by Councilor Moreside and seconded by Councilor Rogers to authorize the Fire Chief to purchase a 1998 International 4900 Fire Truck for \$35,000. \$30,000 charged to Acct #06501025 and \$5000.00 charged to Acct #06501055. Voting in favor were Councilors Cody, Rogers, Mingo, Moreside, and Mayor Howard. Councilor Sherrard was opposed. Motion carried.

Purchase of Used Fire Truck.

The next agenda item, Consideration of lifting the suspension of loan payments, was tabled until next month.

Table- lifting suspension of loan payments

### 3. Signs:

In addition to the Zoning Ordinance of the City of Calais, as may from time to time be amended, the following provisions shall apply to the rehabilitation of all signs located within the Area:

- a. Size, shape, letter style(s), colors, design, type illumination and/or method of installation of all new and existing signs shall be compatible with the architecture of the building. Use of wooden signs by graphic designers is encouraged and shall be used where practical.
- b. Materials employed for construction of signs shall be durable and weather resistant. Use of plastics or similar materials is discouraged, but not prohibited with Planning Board approval.
- c. Signs identifying the occupant shall be permitted at rear entrance and delivery doors, but shall not exceed two (2) square feet in area and may be illuminated.
- d. Signs in the form of letters, symbols, or other graphics may be incorporated in the design of any awning included in the design of a storefront, provided such signs are compatible with the architecture of the building and the awning. Signs may be painted on the inside surface of the show window and permanent sign panels may be hung inside the show window, but must be designed to be compatible with the architecture of the facade and the text related to the business. Signs painted on the inside glass and sign panels shall be limited to lettering no greater than six (6) inches in height. When these signs are the only identifying sign for the property, they can use twelve (12) inch lettering.
- e. Signs which are an integral part of the building structure and compatible with the original architecture of the building are permitted.
- f. Flags and banners shall be compatible with the architecture of the building to which attached and neighboring structures.
- g. Super Graphics or murals are a special form of outdoor art and the Planning Board may permit their application, on wall surfaces that are predominantly blank except where it would detract from the architectural significance or historic value of the building or adjacent properties, upon submission and approval of full-color drawings of the intended super graphic or mural.
- \* ~~h. No new hanging backlit signs shall be allowed in the area.---~~

All legally existing backlit signs shall be allowed to remain in the area as long as they are kept in good repair.

- \* h. All new hanging Backlit signs will require Planning Board Approval

## City TIF Agreement with EMEC

Years 1 – 15	80/20	80% (Developer Allocation of Retained Tax Increment Revenues) 20% (City Allocation of Retained Tax Increment Revenues)
Year 16	65/35	65% (Developer Allocation) 35% (City Allocation)
Year 17	50/50	50% (Developer Allocation) 50% (City Allocation)
Year 18	35/65	35% (Developer Allocation) 65% (City Allocation)
Year 19	20/80	20% (Developer Allocation) 80% (City Allocation)
Year 20	5/95	5% (Developer Allocation) 95% (City Allocation)
Year 21 and beyond		(EMEC to pay 100% of the assessed property value.)

On a motion by Councilor Moreside and a second by Councilor Rogers, it was unanimously voted to authorize the installation of a Crosswalk with flashing lights on North Street near the new Milltown Playground, at a cost not to exceed \$8000 to be charged to Acct #06501055.

Crosswalk – Milltown Park

It was moved by Councilor Rogers and seconded by Councilor Cody to grant an abatement of Sewer Charges in the amount of \$643.56 on Acct #1671. Voting in favor of this motion were Councilors Cody, Sherrard, Rogers, Mingo, and Mayor Howard. Councilor Moreside was opposed. Motion carried.

Sewer Abatement Request

On a motion by Councilor Cody and a second by Councilor Mingo, it was unanimously voted to authorize the use of Triangle Park to Girl Scouts of Maine for a new member event on May 19, 2021.

Girl Scouts use of Triangle Park

Other items addressed with no Council action being taken at this time included:

Other Items

- Need for repair of Sidewalk near Post Office
- Public Works Budget overages
- Clarification of "Free" Dump Day
- Waterfront Walkway Maintenance
- Canadian Border closure

There being no further business to come before the City Council at this time, it was moved by Councilor Cody, seconded by Councilor Sherrard, and unanimously voted to adjourn this meeting at 6:32 p.m.

Adjourn

ATTEST:   
Theresa M Porter, City Clerk