

**CITY OF BREWER  
COMPREHENSIVE PLAN COMMITTEE MEETING  
MINUTES  
MARCH 11, 2013**

Vice Chairman McIntosh called the meeting to order at the Brewer City Hall Council Chambers at 8:00 a.m.

The following were in attendance:

Kevin Birch	Present
Allen Campbell	Absent
Jim Donnelly	Absent
Michael Fitzpatrick	Present
Nicole Gogan	Absent
Kevin Gresser	Present
David Hanna	Present
Frank Higgins	Present
Linda Johns	Present
D'arcy Main-Boyington	Absent
Janet McIntosh	Present
Daniel O'Connell	Present
Andrew Varisco	Present
 Consultant Rich Rothe	 Present

Also in attendance was Bev Uhlenhake, Ken Hanscom (Director of Parks & Rec) and Mike Martin (Parks & Rec).

Minutes of the February 25, 2013 Committee meeting were unanimously approved.

Housing Goals, Policies, and Strategies. Rich noted the changes from last meeting. The Committee made the following comments:

- Policy #1 - replace “and” with a comma;
- Goal #4 – add “at” before “least”, clarify residential development.

Economy Inventory. Rich explained the minor changes to the economy inventory. The Committee made the following comments.

- Page 2 under “Infrastructure” – the 3<sup>rd</sup> bullet has an open parenthesis;
- Page 3 under “Private Development” – check wording and capitals (EMMC Breast Surgical Practice or as is in lower case);
- Page 6 under “Places of Work” – remove first sentence;

- Page 8 under item #7, last sentence – no natural gas at the business park;
- The new business park – the name and type of park should be consistent. Should it be considered and Industrial Park? The City has a working title of “Business and Commerce Park”.

Economy Goals, Policies, and Strategies. Rich explained the changes as were discussed at the last meeting. The Committee made the following comments:

- Policy #4 – clarify to attract new business”.

History Inventory. Rich noted the minor changes made from last meeting. The Committee reviewed the inventory and made the following comments:

- Page 2, 4<sup>th</sup> paragraph – “Eastern Mill” was never the actual name; should be changed to “Eastern Manufacturing”;
- Page 2, 4<sup>th</sup> paragraph – “Cianbro has taken over area” perhaps should say “former site of Eastern Manufacturing” as “area” is used a few sentences earlier to reflect a larger area;
- Page 5 - the date of December 2012 is incorrect. A date is also on the previous page so one of the two can be removed;
- Page 5 under “Educational Resources” – Also include Brewer Historical Society website;
- Page 6 under item #2 – change “exist” to “existing”; should change to be a partnership between the City and the Brewer Historical Society.

Historic Goals, Policies, and Strategies. Rich explained the changes made. The Committee made the following comments:

- Goal #2 – remove last portion of sentence beginning with “...as well as...”;
- Under “Responsibility” – change the abbreviation “HRAC” to “HRAB”;
- Strategy #5A – add “as well as the link to Brewer Historical Society website”;
- Strategy #5B – remove “cases” as there are other displays; change title; make “school” plural.

Recreation Inventory. Rich and Linda explained the draft Recreation inventory was prepared after meeting with representatives of the Parks & Rec Department. The Committee reviewed the inventory and made the following comments:

- Page 1 under “Regional Overview” – change name to “Bangor Y” as the organizations have merged;
- Page 1 under “Regional Overview” – add Fields Pond, the Fields Pond Audubon Center, and the Curran Homestead;
- Page 2 – change “Capri Street School” to “Capri Street Park”;
- Page 3 – remove “school” from Washington Street Complex; change to “Washington Street Recreation Complex”;
- Page 3 under item #6 – clarify last sentence to state that there are currently no conflicts between users;
- Page 3 under item #9 – The City owns more land at the Woodlands Cemetery but the land needs to be prepared for future burials.

Recreation Goals, Policies, and Strategies. The Committee reviewed the 1995 Comp Plan goals, policies, and strategies along with the State rules. The Committee made the following comments:

- Goals #1-3 should be removed;
- Goal #6 – opportunities and programs available for all ages;
- Need to add policy for Goal #6 such as continuing to offer programs for all age groups and continuing to maintain the buildings and field acreage that the City now owns;
- The Parks & Rec Dept continues to maintain the cemetery records, a responsibility that was moved to that dept last year;
- Add a new first policy to support the Parks & Rec Department;
- The existing outdoor pool needs to be replaced (estimated cost of \$1.4 million). Currently asphalt pool and should be concrete;
- An indoor pool may be nice but estimates are \$6.5 million;
- Doyle Field surface – the City is currently underway with study and private funding drive to replace with Astroturf. Benefits would be no work needed on field between users and would help with mud and drainage issues. The field would get even more use if Capri Street Park field is closed;
- Keep Capri Street fields;
- Should create a Parks & Rec master plan;
- Update Waterfront master plan and Penobscot Landing Multi-Use Trail plan and continue to implement as possible through land swaps, purchases, easements, working cooperatively with private developers and the land trust;
- Snowmobile trail crosses Brewer. Local Eastern Maine Snowmobile Club located in Holden;
- Adopt-a-Park program exists in a non-formal version. The Brewer Garden Club and local Master Gardeners volunteer their efforts. Explore formal program with signage;
- Advertising program exists at the Brewer Auditorium. Banners hang inside and can use electronic message board outside;
- Continue improvements to Sherwood Forest Park as an outdoor classroom. The Brewer Schools use currently use.
- The Parks & Rec Advisory Commission is appointed by the City Council to assist with programming and support;
- The Cemetery Board also assists;
- Need a cross-country running trail. The school team currently practices on the streets and no place to hold meets.
- Would like a groomed cross-country ski trail;
- The railroad bed would make for a great trail and connect other parcels. The portion from Green Point Road to Holden is owned by the State. A portion between Wilson Street and Green Point Road is owned by Pan Am Railways but is inactive. There is existing paved, City-owned parking lots at Maple Street Park and the end of Acme Road that abut the railroad bed. Also runs very close to Brewer High School and could be used by their sports teams;
- Explore other uses such as a community garden and dog park;
- State Policy #3 – The existing public boat launch off North Main Street is used for both motor and hand-carried boats;
- State Strategy #1 – The Parks & Rec Dept should create a master plan;

- State Strategy #2 – The City of Brewer and the Brewer Land Trust are working together on trails. Both entities work with other municipalities on regional trails;
- State Strategy #3 – The City of Brewer currently works with the Brewer Land Trust on land conservation and the protection of important open space and recreational land;
- State Strategy #4 – The City of Brewer continues to work with landowners to obtain trail easements.

Rich and Linda will prepare updated copies of the revised documents as discussed at this meeting.

The meeting adjourned at 10:00 a.m.