



Town Manager's Report to the Town Council

Submitted by:
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Town of Winslow - In the heart of Central Maine representing People, Pride and Progress.

ALCOM CDBG UPDATE

In late Winter and early Spring of 2009 we worked with ALCOM, Inc. and KVCOG in the submission of a Town sponsored \$200,000 Community Development Block Grant (CDBG) through the Maine Department of Economic and Community Development (DECD) as part of their Business Assistance Program.

In late Spring and early Summer we received a CDBG award of \$200,000, which ALCOM used to purchase business equipment. For their part, ALCOM was required to create seven (7) fulltime jobs and 51% of the employees hired to fill the newly created jobs must be from the low to moderate income bracket. ALCOM has until December 31, 2010 to submit their Job Creation report to the DECD. This past June ALCOM had created 26 new jobs since last October, which far exceeds the 7 they were required to create. They are currently in the process of determining how many of the new positions were filled with employees from the low to moderate income bracket.

As part of the CDBG close out process we are required to have a final public hearing to summarize the progress of the CDBG project and to allow public comment about the project. The public hearing is scheduled for the September 13th Town Council meeting and will begin at 7:00 pm. Tom Sturtevant will be present and will speak about ALCOM's progress.

ALCOM has become a business success story for our region of the State. This year the owners of ALCOM Inc., Tom Sturtevant and Trapper Clark, received the Maine Small Business Persons of the Year award from the Small Business Administration. On September 16th ALCOM will be recognized at the annual meeting of the Central Maine Growth Council for being a large business that has

made a positive impact on our region.

The success of ALCOM is a good example of how a Town Council in a small community can use existing economic development tools to promote job growth.

PROPERTY ASSESSED CLEAN ENERGY (PACE) ORDINANCE

In the Town Council packet is Ordinance No. 4-2010, which if approved will establish a PACE Program for the Town. By establishing a PACE Program, qualifying Winslow homeowners can access financing for energy saving improvements to their properties located in town through PACE loans administered by the Efficiency Maine Trust.

The ordinance also requires that the town adopts and implements an Education and Outreach Program to inform Winslow homeowners of home energy saving opportunities, including the opportunity to finance energy saving improvements with a PACE loan. I intend to work with the Town's Sustainability Committee and the Sustain Mid-Maine Coalition to develop such a program.

As the Town Council may recall, this past Spring the town jointly received an Energy Efficiency Conservation Block Grant (EECBG) with the City of Waterville through Efficiency Maine. The submission of the grant was a collaboration between the two communities and the Sustain Mid-Maine Coalition.

The grant award will help fund a Residential Energy Efficiency Project in which 50 homes in Winslow are expected to undergo energy saving improvements at the homeowners' expense. By adopting the PACE ordinance those 50 homeowners could have access to an additional funding source. Attached to this report is a PACE FAQ sheet and a model PACE Administration Contract.

FORT HILL CEMETERY SLOPE UPDATE

On Tuesday, August 31st, I met with the following individuals at the site of the Fort Hill Cemetery landslide:

Andrew Fisk, Director of the Maine Bureau of Land and Water Quality

Dana Murch, Dam & Hydro Power, Maine Bureau of Land and Water Quality

Robert Marvinney, Ph.D., State Geologist and Director of Maine Geological Survey

Michael Foley, Senior Geologist, Maine Geological Survey

Mariann Hubert, MDEP Senior Environmental Engineer

Art McGlauffin, MDEP Environmental Engineer

Paul Manson, Winslow Town Councilor

Catherine Nadeau, Winslow Town Councilor

Bill Lee, Winslow Town Attorney

John Field, Ph.D, Fluvial Geomorphologist

We began by discussing possible strategies to stabilize the toe portion of the slope exposed by the March landslide. Ideas ranged from applying riprap to creating a retaining wall with pilings. The land deposited by the landslide (the Island) at the toe of the existing slope is actually acting as a stabilizing force. A problem only exists when the Island is under water during

high flows. Some surmised the Island could last as long as 50 years or more.

The area located at the top of the landslide site is more problematic in part due to its close proximity to the cemetery. Unfortunately, that portion of the slope will likely continue to erode until it reaches its natural angle of repose. Planting some form of vegetation at that location may be done with limited success.

We also discussed the Town's request that MDEP investigate the cause of the landslide to help determine who should be responsible for remediation. MDEP and the State Geologist, Robert Marvinney, agreed to review the facts and to pay particular attention to the memo written by the Town's consulting geo engineers. MDEP also agreed to allow Mr. Field to make comments on the possible causes and to consider his comments in their follow-up review.

NEXT STEPS:

- 1) John Field will provide DEP with his comments on the possible factors contributing to the landslide.
- 2) John Field will provide the town with some possible options to stabilize the remaining slope.
- 3) DEP will revisit the possible factors contributing to the landslide to determine if a cause can be determined with any degree of certainty.

4) DEP and the State Geologist offered to review, on the town's behalf, any proposal or option to stabilize the slope.

In addition, I will explore the possibility of a college taking on a class project that involves creating a plan to stabilize the upper portion of the slope.

COMPREHENSIVE PLAN IMPLEMENTATION COMMITTEE

After the adoption of the Comprehensive Plan by the Town Council, many of those involved in the development of the plan continued to participate in the implementation phase of the plan. Dr. Paul Dunbar Chaired the Comprehensive Planning Committee and has continued to Chair the implementation phase of the plan. The following individuals have been involved in the process: Larry Fluery, Dominic Carter, Gerald Saint Amand, Elery Keene, Mike Parker, Jerome Leclair, Todd Violette, Richard Browning, Frank Stankevitz, Ken Fletcher, Amanda Lessard, Peter Garrett, Vladimir Blanzanin, Michael Desrosiers, Richard Hutchinson, Andrew Vear and myself.

Due to the length of time the committee has been functioning I am requesting that the Town Council extend the term of the committee and its members until March 30, 2011, which is when the implementation phase is expected to be completed.