

REGULAR TOWN COUNCIL MEETING
AGENDA
March 10, 2025
7:00 PM

The Zoom Link to the meeting is provided below for those wishing to attend virtually:

<https://us02web.zoom.us/j/85680739243>

1a. Call to Order

Council Chair; John Trask _____, Vice Chair: Stephen Clay _____.

Councilors; Marscella Ireland _____, Jared McCarthy _____, Daniel Summers _____, Gordon Street _____, and Sheldon Hanington _____.

1b. Pledge of Allegiance

- 2. Approval of Minutes:** From the February 10, 2025 regular meeting. If no objections are registered the Council Chair shall approve the same as written.

3. Approval of the Warrants (0104)

SUGGESTED MOTION: To approve and sign Warrants # _____ through # _____ in the amount of \$ _____.

MOTION: _____ SECOND: _____ VOTE: _____

4. Acceptance of Gifts/Donations and Grants (0104)

SUGGESTED MOTION: Move to approve and accept the following Gifts, Donations and Grants in the amount of \$50.00, as detailed below.

Organization	Type of Gift	Amount / Value	Department
Penobscot Valley Hospital in Memory of Bonita Gray		\$50.00	Library

MOTION: _____ SECOND: _____ VOTE: _____

5. Chairman's/Town Manager's Comments:

6. Planning Board Report:

7. Monthly Reports:

8. **Open Forum:** The Council will allow Lincoln residents and/or Lincoln taxpayers to comment prior to Council action on agenda items. Open Forum questions should be forwarded to the Town Office by mail, or emailed to Town Clerk Ann Morrison at Questions@lincolnmaine.org. Please have your questions/comments in by 5:00pm the day of the meeting. If you have any questions, please call 794-3372. General requests may be made in Open Forum during the regular meeting but will not be acted upon in the same meeting.

Individuals wishing to be heard by the Council will be recognized by the Council Chair. After identifying themselves, the speaker may make brief comments and may not repeat previous statements made. The speaker must limit themselves to the item under discussion. The speaker must observe rules of common etiquette. The Council Chair may set a time limit on the length of public comment and/or a time limit for individual speakers.

The Council Chair reserves the right to stop any public comment that is contrary to these rules and any Councilor may call Point of Order during the discussion. Any person who disrupts a Council meeting may be required to leave in order to maintain orderly consideration of the matters for which the meeting was called.

9. **Approve Issuance of NEW Conditional Victualer License- Ninja Japanese Express (0101)**

SUGGESTED MOTION: Move to approve the issuance of a NEW Conditional Victualer's license to Ninja Japanese Express.

MOTION: _____ SECOND: _____ VOTE: _____

- 10a. **Rescind Member (0101)**

SUGGESTED MOTION: Move to rescind Steve Landry from the Budget Committee; the wrong person's name was brought forward at the last meeting.

MOTION: _____ SECOND: _____ VOTE: _____

- 10b. **Appointment-FY2026 Budget Committee Members (0100)**

Note: All budget committee members will need to take the FOAA training per the amended FOAA training law (1 M.R.S. sub section 412) and fill out a completion sheet to be filed with the Town Clerk.

SUGGESTED MOTION: Move to confirm the following appointments on the FY2026 Budget Committee:

John Trask: _____ and _____;

Vote: _____ Vote: _____

Stephen Clay: _____ and _____;

Vote: _____ Vote: _____

Marscella Ireland: _____ and _____;

Vote: _____ Vote: _____

Jared McCarthy _____ and _____;

Vote: _____ Vote: _____

Daniel Summers: _____ and _____;

Vote: _____ Vote: _____

Gordon Street: George Edwards and Cathy Moison;

Sheldon Hanington: _____ and _____.

Vote: _____ Vote: _____

11a. Public Hearing-Sex Offender Residency Restriction Ordinance 2006.1 – 2006.12 (0302)

SUGGESTED MOTION: Move to open a public hearing for the purpose of hearing oral and written comments on the proposed changes/updates to the Sex Offender Residency Restriction Ordinance 2006.1 – 2006.12; as attached.

MOTION: _____ SECOND: _____ VOTE: _____

TIME STARTED: _____ TIME CLOSED: _____

11b. Approve Changes- Sex Offender Residency Restriction Ordinance 2006.1 - 2006.12 (0302)

SUGGESTED MOTION: Move to approve the changes/updates to the Sex Offender Residency Restriction Ordinance 2006.1 – 2006.12; as attached.

MOTION: _____ SECOND: _____ VOTE: _____

12a. Public Hearing- Parking Ordinance 1407.3.10 – 1407.3.16 (0302, 0406)

Move to open a public hearing for the purpose of hearing oral and written comments on the proposed changes/updates to the Parking Ordinance 1407.3.10 – 1407.3.16; as attached.

MOTION: _____ SECOND: _____ VOTE: _____

TIME STARTED: _____ TIME CLOSED: _____

12b. Approve Changes- Parking Ordinance 1407.3.10 – 1407.3.16 (0302, 0406)

SUGGESTED MOTION: Move to approve the changes/updates to the Parking Ordinance 1407.3.10 – 1407.3.16; as attached and approve updating the Schedule of Fees to match the changes made.

MOTION: _____ SECOND: _____ VOTE: _____

13. Accept Forfeiture Funds (0302)

SUGGESTED MOTION: Move to accept \$1,177.00 in U.S. currency that was seized in a criminal investigation (CR-15-522) and is to be forfeited to the Town of Lincoln per a court order.

MOTION: _____ SECOND: _____ VOTE: _____

14. Discussion: Body Cameras (0302)

15. Re-affirm Tandem Axle Dump Truck Purchase and Financing & Authorize Treasurer and/or Town Manager (0104, 0406)

Note: This purchase was originally approved by the Council on December 12, 2022

SUGGESTED MOTION: Move to re-affirm entering into a lease agreement with Machias Savings Bank at 5.57% for the purpose of leasing a 2024 Western Star Model 4700 tandem axle dump truck to be provided by Freightliner of Maine, Inc. Initial lease payment to come from Reserve Funds accumulated over a three-year period, account number G2-0219-00, in the amount of \$44,696.94. Subsequent payments to come from the yearly operating budget. The Council also authorizes the Treasurer and/or Town Manager to sign any necessary leasing documents on behalf of the Town Council.

MOTION: _____ SECOND: _____ VOTE: _____

16. Approve Financing (0103)

SUGGESTED MOTION: Move to approve the Town entering into financing with Maine DECD in the amount of \$500,000 for remediation on tax map 64, Lot 20-7 (Parcel 7 at the former Lincoln Pulp & Tissue Mill property) owned by Lincoln Mill Environmental Recovery Corporation and to approve the Town pledging such of its assets to Lender as Lender shall require in order to secure the loan, in addition to LMERC granting a mortgage on the property.

MOTION: _____ SECOND: _____ VOTE: _____

17. Award Bid- Remediation for Containments on Parcel 3 East (0103)

SUGGESTED MOTION: Move to award the bid for remediation for containments on parcel 3 east at the mill site to Campbell Environmental Group. This project will be funded through a \$5,000,000 EPA Grant.

MOTION: _____ SECOND: _____ VOTE: _____

18. Approve Street Closures- Memorial Day Parade (Events)

SUGGESTED MOTION: Move to approve closing West Broadway from Fleming Street to Goding Avenue on Monday May 26, 2025 beginning at 3:00pm for a Memorial Day Parade.

MOTION: _____ SECOND: _____ VOTE: _____

19. Executive Session (0100)

SUGGESTED MOTION: Move to retire into Executive Session Pursuant to Title 1 MRSA Section 405 (6) (A) Personnel.

MOTION: _____ SECOND: _____ VOTE: _____

TIME STARTED: _____ TIME CLOSED: _____

20. Future Agenda Items

21. Adjourn

SUGGESTED MOTION: Move to adjourn the meeting at _____ pm

MOTION: _____ SECOND: _____ VOTE: _____

Upcoming Meetings and other Noteworthy Items:

March 6 th	Finance Committee- Payroll- 4:30pm
March 7 th -9 th	Lincoln Rec Invitational Basketball Tournament @ MA and MJHS
March 10 th	Council Meeting 7:00pm
March 11 th	Events & Tourism Committee Mtg. 5:30pm
March 12 th	Finance Committee- Payroll- 4:30pm
March 16 th	Dodgeball Tournament at MA beginning at 9am

****Continued on next page****

March 18 th	Planning Board 7:00pm
March 19 th	Finance Committee- Payroll- 4:30pm
March 20 th	Finance Committee- Warrant- 4:30pm
March 25 th	Events & Tourism Committee Mtg. 5:30pm
March 26 th	Finance Committee- Payroll- 4:30pm
April 2 nd	Finance Committee- Payroll- 4:30pm
April 9 th	Finance Committee- Payroll- 4:30pm
April 14 th	Council Meeting 7:00pm
April 16 th	Finance Committee- Payroll- 4:30pm
April 21 st	Town Office, Library, and Transfer Station CLOSED- Patriots Day
April 23 rd	Finance Committee- Payroll- 4:30pm
April 30 th	Finance Committee- Payroll- 4:30pm

*Meetings and other noteworthy items are subject to change without notice. *

**REGULAR TOWN COUNCIL MEETING
MINUTES
February 10, 2025
7:00 PM**

The Zoom Link to the meeting was provided below for those wishing to attend virtually:

<https://us02web.zoom.us/j/85680739243>

1a. Call to Order at 7:00pm.

Present, Council Chair, John Trask, Vice Chair: Stephen Clay.

Councilors; Marscella Ireland, Jared McCarthy, Daniel Summers, Gordon Street, and Sheldon Hanington.

Also, present Town Manager Rick Bronson and Town Clerk Ann Morrison.

1b. Pledge of Allegiance

- 2. Approval of Minutes:** From the January 13, 2025 regular meeting and the Council Workshop on January 22, 2025. No objections were registered, therefore; the Council Chair approved the same as written.

3. Approval of the Warrants (0104)

Motion made by Jared McCarthy and seconded by Stehen Clay to approve and sign Warrants #70 through #79 in the amount of \$1,006,318.99.

VOTE: 7-0

4. Acceptance of Gifts/Donations and Grants (0104)

Motion made by Stephen Clay and seconded by Marscella Ireland to approve and accept the following Gifts, Donations and Grants in the amount of \$79.13, as detailed below.

Organization	Type of Gift	Amount / Value	Department
David & Cathy Moison		\$79.13	Heating Fund

VOTE: 7-0

5. Chairman's/Town Manager's Comments:

No comments.

6. Planning Board Report:

The Planning Board did not meet this month.

7. Monthly Reports:

Councilor Summers stated that the Police Department report was the most informative one he has seen in a long time and was pleased to see that.

8. Open Forum: The Council will allow Lincoln residents and/or Lincoln taxpayers to comment prior to Council action on agenda items. Open Forum questions should be forwarded to the Town Office by mail, or emailed to Town Clerk Ann Morrison at Questions@lincolnmaine.org. Please have your questions/comments in by 5:00pm the day of the meeting. If you have any questions, please call 794-3372. General requests may be made in Open Forum during the regular meeting but will not be acted upon in the same meeting.

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The Council Chair reserves the right to stop any public comment that is contrary to these rules and any Councilor may call Point of Order during the discussion. Any person who disrupts a Council meeting may be required to leave in order to maintain orderly consideration of the matters for which the meeting was called.

Cathy Moison would like to see a report on the status of the town's audits being worked on by an out-of-state company.

Ms. Moison asked the Council Chair if they would be allowed to speak during the Emergency Medical Services discussion item.

Council Chair Trask stated that if time allows, he would let members of the audience speak.

David Ireland read a statement regarding the Town Manager's comments after the tragic EMS incident in Macwahoc a few weeks ago. The subject of his statement was calling for the Town Manager to step down/resign or have the Council fire the Town Manager.

Town Manager Rick Bronson clarified that the comment he made was not his, he was stating what he was told by a Winn Selectperson when their town refused to sign a contract with Lincoln. He stated that the Town of Lincoln has been after surrounding towns for quite a while to sign contracts and pay for services if they wish us to respond.

9. Special Recognition- Former Councilor, George Edwards (0100)

Council Chair Trask recognized and thanked George Edwards for his service on the Lincoln Town Council.

10. Discussion: Emergency Medical Services (EMS)

Town Manager Bronson stated that if we took on these additional towns in Southern Aroostook County, we would need a third ambulance, we would have to hire an additional crew of four more employees, and it would cost about a quarter of a million to run.

Fire/EMS Chief Brown stated that our formula used for calculating rates for contracts is \$100 per capita. Aroostook County has come back with a figure of \$19,500 for us to cover the four areas in question. Chief Brown stated that only Molunkus has residents the rest of the areas are camps, etc. with only a property tax base; no residents. The amount of \$19,500 wouldn't even cover the cost of purchasing a third ambulance.

Councilor Street asked Chief Brown if it was true that we can't cover the costs of services we already provide.

Chief Brown agreed that that was a true statement.

Chief Brown informed those in attendance that as of March 19th there will not be Emergency Medical Services for those towns as that is the date they will be dropped by East Millinocket Ambulance.

Chief Brown assured the Council that Lincoln has a great relationship with Howland backing each other up.

Council Chair Trask suggested taking this to the voters to see who wants to fund an extra ambulance.

Councilor Hanington stated that we are already not making money on this service, he doesn't agree with purchasing a third ambulance.

Councilor Hanington suggested doing what the Howland area did by making a regional group for services.

Chief Brown stated that the group he is talking about is struggling to make ends meet as well.

David Moison requested that staff provide actual EMS collections to the Council and that Lincoln inform Aroostook County that we will charge actual costs +/- \$400,000 and we will manage the service.

A representative, Jeff, from the Howland Highlands EMS group informed the Council that beginning with the next contract, they will be charging the unorganized towns they

service in Penobscot and Hancock counties an increased fee of \$33,000 to try to make ends meet.

David Ireland was allowed a short time to speak by the Council Chair. He stated that he is not suggesting that towns don't pay for service as he doesn't want his taxes to go up either.

11. Appointment-FY2026 Budget Committee Members (0100)

Note: All budget committee members will need to take the FOAA training per the amended FOAA training law (1 M.R.S. sub section 412) and fill out a completion sheet to be filed with the Town Clerk.

SUGGESTED MOTION: Move to confirm the following appointments on the FY2026 Budget Committee:

John Trask:	_____	and	_____;
Stephen Clay:	_____	and	_____;
Marscella Ireland:	_____	and	_____;
Jared McCarthy	_____	and	_____;
Daniel Summers:	_____	and	_____;
Gordon Street:	George Edwards and Cathy Moison;		
Sheldon Hanington:	Steve Landry and Gilberte Mayo.		

The Council chair did not ask for a motion and second, he asked for nominations from each councilor then decided to do things differently than how we usually vote on these Budget Committee members. He called for a vote (show of hands) for each individual member nominated as follows:

George Edwards	Vote: 6-1 Councilor McCarthy opposed (Mr. Edwards approved)
Cathy Moison	Vote: 6-1 Councilor McCarthy opposed (Ms. Moison approved)
Steve Landry	Vote: 5-2 Councilors Street and McCarthy opposed (Mr. Landry approved)
Gilberte Mayo	Vote: 2-5 Councilors Trask, Clay, Summers, McCarthy, and Street opposed (Ms. Mayo <u>not</u> approved)

12. Approve Installment Agreements (0104)

Motion made by Stephen Clay and seconded by Marscella Ireland to Authorize the Treasurer on behalf of the Town Council to dispose of real estate acquired by the Town for non-payment of taxes in the following manner. (Title 36 MRSA Section 943)

1. Letters will be mailed to the previous owner(s) of record for tax acquired property offering the opportunity to redeem their property for a cash payment of at least equal to back taxes owed. All interest, legal fees and lien charges for conveyance of said

transaction to be completed within 30 days of the mailing of the letter and to include the issuance of a release deed.

2. At the discretion of the Town Council when case warrants, there shall be an opportunity for the Town Council to enter into a land purchase installment contract with a prior owner that meets the criteria as determined by the Town Council.

3. If 1 and 2 are not met the Treasurer is to initiate the bid process in accordance with MRSA Section 943-C. (Note: there will be a minimum bid amount equal to all taxes and fees.)

VOTE: 6-1
Councilor Hanington opposed.

13. Re-affirm Tandem Axle Dump Truck Purchase and Financing & Authorize Treasurer (0104, 0406)

Note: This purchase was originally approved by the Council on December 12, 2022

Motion made by Jared Mcarthy and seconded by Daniel Summers to re-affirm entering into a 6 Year ~~lease~~/ Municipal Loan agreement with Machias Savings for the purpose of leasing a 2024 Western Star model 4700 tandem axle dump truck to be provided by Freightliner. Initial ~~lease~~ payment to come from Reserve Funds accumulated over a three-year period, account number G2-0219-00, in the amount of \$ 44,696.94. Subsequent payments to come from the yearly operating budget. Council authorizes the Treasurer to sign any necessary ~~leasing~~ loan documents.

Public Works Director Dennis Bullen says the savings with a lease is the maintenance costs on the vehicle.

Councilor McCarthy made a statement that, again, the Council is getting important information at the last minute. It is hard to make a decision when it is coming at the last minute the night of the meeting.

After discussion, Councilor McCarthy amended his motion to TABLE this item and was seconded by Councilor Hanington.

Councilor Street asked what the risk of the interest rate changing is.

Treasurer Quintela stated that if it is less than 30-days the rate won't change.

Director Bullen stated that the truck is waiting for pickup.

VOTE: 5-2
Councilors Street and Summers opposed.

14. Executive Session (0103)

Motion made by Gordon Street and seconded by Jared McCarthy to retire into Executive Session Pursuant to Title 1 MRSA Section 405 (6) (C) Real Estate Acquisition.

VOTE: 7-0

TIME STARTED: 7:42pm

TIME CLOSED: 7:57pm

No voting item.

NOTE: Item 15 and 16 were taken in the opposite order.

15. Executive Session (0100)

Motion made by Gordon Street and seconded by Daniel Summers to retire into Executive Session Pursuant to Title 1 MRSA Section 405(6) (F) for the purpose of discussing poverty/infirmity abatement.

VOTE: 7-0

TIME STARTED: 8:11pm

TIME CLOSED: 8:29pm

Note: Councilor Clay left after entering into session. He had a conflict with this request and was not present for the discussion or vote.

Motion made by Marscella Ireland, with no second, to approve paying on the piece of property discussed but only the interest of \$193.88.

VOTE: 5-0

Councilor Street abstained.

Councilor Clay absent.

16. Executive Session (0100)

SUGGESTED MOTION: Motion to retire into Executive Session Pursuant to Title 1 MRSA Section 405 (6) (A) Personnel.

After Executive Session item #14 the Council entered into this executive session item #16. I was not in the room, but according to the Council Chair, he believes Councilor Clay motioned and Councilor McCarthy seconded the motion to enter into this executive session. No voting item was taken up after they exited this session.

TIME STARTED: 7:57pm

TIME CLOSED: 8:09pm

17. Future Agenda Items

18. Adjourn

Motion made by Jared McCarthy and seconded by Daniel Summers to adjourn the meeting at 8:33pm.

VOTE: 6-0

Respectfully Submitted by:
Town Clerk Ann Morrison

Upcoming Meetings and other Noteworthy Items:

Feb. 5 th	Finance Committee-Payroll- 4:30pm
Feb. 6 th	Finance Committee-Warrant- 4:30pm
Feb. 10 th	Regular Town Council Meeting- 7pm
Feb. 11 th	Events & Tourism Committee Meeting- 5:30pm
Feb. 12 th	Finance Committee-Payroll- 4:30pm
Feb. 17 th	Town Office, Library, & Transfer Station CLOSED- President's Day
Feb. 18 th	Planning Board- 6:00pm
Feb. 19 th	Finance Committee-Payroll- 4:30pm
Feb. 20 th	Finance Committee-Warrant- 4:30pm
Feb. 22 nd	Cabin Fever Reliever Events: Annual Brady Nickerson Foundation Fishing Derby at Prince Thomas Park 8:00am to 1:00pm

Chili & Chowdah Cookoff, sponsored by the Chamber of Commerce, at Stewart Learning Center 51 Main Street from 2:00pm until 4:00pm

Ice bar, ice skating on the lake, and bonfire at Prince Thomas Park from 4:00pm to 7:00pm

Feb. 25 th	Events & Tourism Committee Meeting- 5:30pm
Feb. 26 th	Finance Committee- Payroll- 4:30pm

*Meetings and other noteworthy items are subject to change without notice. *

MEMORANDUM

To: Rick Bronson
Town Manager
Fr: Steve Levesque
Economic Development Advisor
Re: Economic Development Report
Dt: February 29, 2025

Following, is an update on our current economic development consulting activities on behalf of the Town of Lincoln thru February, 2025.

My focus this past month has been involved with: 1) the various complex issues associated with facilitating the Biofine project; 2) managing several property leases and options; 3) managing several environmental clean-up grant applications and contracts; 3) working through the development of industrial wastewater management solutions associated with Biofine; 4) developing and managing an on-going, large-scale vision and implementation strategy for mill site redevelopment; 5) facilitating several grant and loan applications for environmental remediation infrastructure and new building development; and 6) facilitating several business development clients. Following is a general bullet list of my activities over the past several months:

- Continue to work with Town Manager, Town Attorney, and engineering consultants to fine-tune infrastructure needs and associated costs to support Biofine and overall mill redevelopment efforts;
- Continue to work with environmental consultants and Economic Development Administrator on timing of remediation efforts above;
- Worked with Economic Development Administrator and Designlab on development of Lincoln marketing presentations;
- Continue to work with environmental consultants, EMDC and others on identification of future grant funding programs to support future capital and environmental assessment and remediation needs, including industrial wastewater management.
 - *To date, the Town has been awarded over \$15 million in grants and deferred loans in support of the mill site redevelopment effort, with \$13 million in pending applications;*
- Saw the completion of the environmental remediation and related removal of old Bldgs 6 & 7;
- The Town was recently awarded a \$5 million grant from EPA Brownfield funds to assist with environmental remediation and building demolition;
- Worked with EMDC to secure \$365,000 in Brownfields RLF funds for permitting and remediation;

- Worked with our environmental consultants to submit \$2,160,000 application to Maine DECD Brownfields program for Asbestos consolidation area preparation. We were awarded \$1 million for initial efforts;
- Worked with EMDC and our engineering and environmental consultants to submit a \$3,786,000 application to the US Economic Development Administration to construct the Innovation Center, and received preliminary approval;
- Working with the USDA on a funding for the industrial wastewater treatment facility;
- Successfully worked with Town Manager, Economic Development Administrator, Town attorneys and State officials on Mill Facilities District Legislation, which was signed by the Governor;
- Worked with Town administration and legal counsel, and EMDC to finalize and fund short-term development loans for Biofine;
- Worked with Town Attorney, staff and environmental team and the DEP to develop beneficial use case for use of asbestos containing materials for fill of future solar farm;
- Worked with Town staff and Form Energy and Revisions Energy to draft lease term sheets and received approval for both by LLIC Board and Town Council;
- Worked with Town Attorneys, Town staff and representatives of FORM Energy and Revision Energy to finalize lease and option agreements;
- Worked with Biofine to facilitate DEP required public session;
- Worked with Town staff, attorney, and consultants to prepare and distribute rfp for design of the industrial wastewater treatment facility;
- We have researched and reached-out to over 170 companies (both domestic and international);
- Congress has approved our request for \$3,500,000.00 in funding for infrastructure improvements to the mill site, as recommended by both Senator Collins and Senator King. We are starting to work with HUD staff to begin the draw-down process;
- Because of the energy components of the mill site and our progress made to date on Biofine and Form Energy, the Town has been selected by the State Energy Office for the provision of Technical Assistance by their national consultants (HR&A Advisors, Inc.) to assist the Town staff in refining our vision and operational plan for the remainder mill site;
- Work with Town staff and attorney to effect LLIC and Lincoln Mill Facilities District (LMFC) regular and organizational meetings;
- We have been notified by both Senator Collins and King that the Senate Appropriations Committee (vote 28-1) has submitted the 2025 CDS budget request to include Lincoln's \$4,500,000 request to support additional infrastructure improvements at the mill site. It will still need to be approved by the full Congress; and
- We worked with environmental and legal team with DEP on submittal of permit to facilitate asbestos management on the mill site, which was approved. The permit work was funded through a Brownfields grant from EMDC.

The primary focus of our efforts in the coming months in accordance with our work plan, will be:

- Finalize Form Energy and Revision Energy lease option and lease agreements;
- Continue to work with the Town team and Biofine to develop a Services Agreement to bring before Council/Facilities District Board;
- Work with Town staff, engineers and EMDC to finalize HUD CDS 24 grant;
- Continue to work with the State, Town Manager, Economic Development Administrator, and others to respond to the requests and needs of several business prospects;
- Continue with business attraction outreach efforts;
- Continue to identify and seek federal and/or state funding to support all activities;
- Continue to work with engineering consultants, Town attorney and staff, DEP staff and Biofine reps to develop long-term industrial wastewater management program which supports the Biofine project and accommodates future mill site development activities and secure funding;
- Continue to work with Town Manager and Economic Development Administrator on development of mill site lease and sale pricing strategy;
- Evaluate with LLIC the feasibility and interest in building a new “flex” industrial facility on the mill site;
- Work with Economic Development Administrator, our engineering team and EMDC on development of grant applications for funding for the Innovation Center project and other potential projects;
- Continue to work with Town team and State Legislature to manage the Mill Facilities District;
- Continue to work with the Town team, environmental consultants, the EPA, and State to further develop a long-range environmental remediation strategy and funding plan, to include a schedule for redevelopment of the mill site;
- Continue to work with environmental team to map-out and coordinate 2024 grant applications;
- Continue to work with Economic Development Administrator to develop short and long-range mill site and Town economic and community development strategy;
- Work with State team and their technical assistance consultants (HR&A Advisors), who will assist us with various aspects of the mill site redevelopment efforts;
- Work with Town staff on enhancement of the Lincoln Technology page on the Town’s website and a newsletter; and
- Continue to work with Town staff on mill redevelopment, airport opportunities, community capital needs and other emerging economic development issues.

- M O N T H L Y R E P O R T

DATE: February 28, 2025
TO: Rick Bronson, Town Manager
FROM: Ann Morrison, Town Clerk
RE: February Monthly Report

ACTIVITIES: The clerk staff is working within the play version of TRIO Web before we go live to the public on March 12th. The previous TRIO SQL will no longer be supported and the Town had to make the switch to the web-based system eventually. Now that the Presidential election is over, the new dog program is under our belt, we have better internet connection, and giving time for Tracie to get the second half tax bills prepared, we thought this was the best time of the year to fit in the switch. Someone from TRIO/Harris will be here on that day to support us in this changeover in case we run into any issues while waiting on customers or doing our work that day.

TRAINING: The Clerk and Treasurer's office closed to the public on February 5th for a few hours to attend the Motor Vehicle training regarding the plate change all together. The session was informative and we now have a better idea of how the change over from the chickadee plates will take place and what our roles will be during this transition. We received information on the time line, protocols, and procedures so we can answer the customers questions the best we know how.

I met with Dennis, Chuck, and Ivan to talk about this plate change and how it will affect the transfer station passes that we issue at the town office. Each pass gets the plate number put on it for the corresponding plate of that particular vehicle. Each time someone's vehicle expires they will get a new plate with a new number; unless they reserved their previous number or

Monthly Transactions	Feb. FY25
Paid Trash Passes	63
Complementary Trash Passes	151
Refrigerator Disposal	0
Tire Disposal	0
Notary / Dedimus / Copy / Fax	12
Library Fees Reconciliation	7
Police Fines & Fees Reconciliation	3
Concealed Weapons Reconciliation	3
Demo / Shingle Permits	0
ATV / Snow sled Registrations	143
Boats	1
Hunting/Fishing	16
Certified Birth	49
Marriage Intentions	2
Certified Marriage	4
Death Certificate	28
Burial Transit / Disposition	0
Cemetery Lot Sales	0
Grave Openings	1
Real Estate Taxes	211
Lien Payment	44
Personal Property Taxes	0
Motor Vehicles	336
Dogs	61
Total	1135
Motor Vehicle Rapid Renewal	18
Boat Rapid Renewal	0

**TOWN CLERK/OFFICE MANAGER
MONTHLY REPORT CONTINUED...**

vanity plate. We have already issued the bulk of the 2025 stickers and the plate change begins on May first. Since this process of changing all chickadee plates will take over a year, we agreed that as long as the vehicle at the station has the correct color year sticker, the transfer station staff will not worry too much about the difference in plate numbers. This will save us a lot of time at the counter and save us money not having to purchase another batch of stickers.

M O N T H L Y R E P O R T

DATE: February 3, 2025
TO: Richard Bronson, Town Manager
FROM: Ruth E. Birtz, Economic Development Administrator and
Assessor
RE: Monthly Report for February

Assessing:

This month I worked with Ed Barber to go over all Tree Growth accounts for the Town of Lincoln. All notices to property owners who need to update their Tree Growth plans have been sent out. Ed has put the renewal dates on an outlook calendar so in the future the audit will come up as reminders. This will save time and increase efficiency. It will also be in place for the next Assessor for the Town of Lincoln. Next, we will work on sending letters to all exempt entities in Town. Revenue Services has just informed all Assessors that all exempt properties will need to file a request with the Towns/Cities they are located in to keep receiving their exempt status. This includes Churches, Schools, Veterans organization etc.

Cathy Moison wrote an article in the paper informing residents of exemptions available. The article is working. I have seen an increase in applications this month.

Passport Activity:

Passport activity is listed below.

MONTH	FY19	FY20	FY21	FY22	FY23	FY24	FY25
July	14	28	1	10	17	16	13
August	37	27	3	10	15	14	7
September	12	7	2	4	5	6	13
October	20	23	5	8	22	8	20
November	7	18	3	9	9	4	7
December	13	26	3	10	20	6	9
January	20	22	5	6	33	32	28
February	22	22	2	9	24	13	23
March	20	5	8	14	12	27	
April	19	0	7	9	7	23	
May	9	0	7	7	17	19	
June	18	0	9	9	15	13	
Totals	211	178	55	105	196	181	120

Economic Development:

The current grant-loan-remediation efforts at the mill are listed in the following chart.

Grant	Loan	Source	Status	Project Description
205,000		MDF	Received and closed	Environmental Studies
650,000		EPA	Received/closed	Environmental assessments
\$250,000	\$250,000	MDEP	Received/in process	Remediation Biofine parcel
\$366,250	\$366,250	MDEP	Received/ in process	Remediation of building 6&7
\$750,000		EPA	Received/in process	Remediation of Lagoons and waste water treatment plants
\$140,000	\$140,000	EMDC	Received /in process	Remediation building #22
\$70,000		EMDC	Received/closed out/completed	Permitting of Asbestos containment site
\$15,000	\$15,000	EMDC	Received/in process	Scale Shack remediation
\$1,550,000 (\$500,000)	\$500,000	MDEP	submitted/and awarded a grant loan in a smaller amount	Construction of asbestos containment site
\$3,500,000		CDS	Received /in process	Utility and road upgrades Depot street entrance
\$5,000,000		EPA	Received/in process	Lot 3 Remediation
\$500,000		EPA	Submitted Community wide brownfields grant	
\$4,000,000		EPA	Submitted/denied Will resubmit	Lot 3 West Remediation
\$4,000,000		EPA	Submitted/ waiting on decision	Lot 4 east Remediation
\$4,000,000		EPA	Submitted/ waiting on decision	Lot 4 West Remediation
\$4,000,000		EPA	Submitted/ waiting on decision	Lot 5 Remediation
\$400,000		EPA	Submitted/waiting on decision	Remainder of lot 2 remediation
4,500,000		CDS 2025	Submitted/Recommending to finance	Utility and road upgrades Scale Road Entrance
	15,000,000	RDA	In process/approved	Waste water treatment plant
3,700,000		EDA	Submitted this month, received approval of first phase of grant process, now in second phase of approval	Innovation center
638,000		NBRC	Received/in process	Innovation Center
	\$500,000	MTI	Submitted waiting on determination	Gap funding innovation Center
	\$450,000	MDA	Submitted and approved	Gap funding innovation center
\$100,000		EPA	Received and work performed and administered by EPA	Planning Brownfield Remediation technical assistance

Economic Development Table notes;

1. Total grant awards received as of December 31, 2024 \$12,084,250.00
2. Total loan awards with terms starting when the mill site starts to turn a profit, or interest only.
\$1,271,250.00
3. Loans for gap funding and waste water not yet received, \$15,950,000.00.
4. Total pending applications for remediation and construction \$17,100,000.00. The EDA grant for \$3,700,000. has received phase one approval. The application submitted for Lot 3 West was denied. We will resubmit next year.
5. Currently we are working on our request to receive the 3.5 million in CDS funds. Once approved then we must write an application to HUD to receive the funds.
6. The 638,000 NBRC grant that was requested for construction of the Innovation Center has been on hold for 4 years now. The primary reason was \$638,000 would not be near enough to construct the facility. We are in process of applying to EDA for this. NBRC has approved our request to use this grant for furnishing the facility.
7. We have received bids for the ACM containment area, it was awarded to Sevee and Mahar as they were the sole bidder out of 16 requests for bids. The bid for the 3E remediation will be awarded in March.

Summary: Total anticipated needs \$70,000,000 received \$14,305,500.* in process \$36,100,000
Balance needing funding resources \$19,594,500. * This includes the MDF and
MTI gap loan funding that has been approved.

TIF Budget Report:

The estimated TIF budget has been approved for FY2025. These are the final actual numbers for the TIF budget. Unfortunately, some cuts needed to be made as the mil rate went from \$25.72 to \$20.60. These projects are reported costs not subject the Real Estate increases, so the estimated budget was too high. The budget has been adjusted to reflect the actual revenue.

TIF-Rollins	Budget	Expended	Balance	% Budget	%Income received
Events	\$53,000.00	\$42,471.66	\$11,028.35	79%	
Economic Development	\$270,479.00	\$187,356.43	\$83,122.67	69%	
Communications	\$95,155.00	\$60,685.56	\$34,469.44	64%	
Director Assessing	\$0	\$0	\$0	0%	
Debt Service	\$20,000.00	\$5,000.00	\$15,000.00	25%	
Utilities	\$14000.00	\$1,850.00	\$12,150.00	13%	
Cemetery, Parks and Recreation	\$80,300.00	\$41,817.34	\$39,517.61	51%	
Totals Rollins	\$538,880.58	\$339,180.99	\$199,699.59	63%	50%
Reserve-dam	\$35,624.47	\$8,290.00	\$27,334.47	23%	
TIF Bangor Gas	\$74,459.08	\$37,229.54	\$37,229.54	50%	50%
TIF Lakeview Senior Housing	\$42,032.53	\$21,016.27	\$21,016.26	50%	50%

Notes for the TIF reconciliation; The TIF account has reserves to operate its budget until taxes are received.

1. Events line item is always high in the percentage expended, due to Loon Festival at the beginning of the fiscal year.
2. We are running over what we have received in payments. This is typical for this time of year. Reserves are in place to cover expenses until taxes are received.

MONTHLY REPORT

DATE: March 3, 2025
TO: Richard Bronson, Town Manager
FROM: Wade Jordan, Code Enforcement Officer
RE: Monthly Report for February, 2025

DESCRIPTION	#	February REVENUE	# YTD	REVENUE YTD	FY2024	REVENUE FY2024
Building	3	\$120.00	67	\$12,012	91	\$14,233.69
Electrical	3	\$300.00	29	\$2,600.00	54	\$5,060.00
Plumbing	2	\$305.00	48	\$8,645.00	49	\$10,340.00
Home Occupation	0	\$0.00	0	\$0.00	1	\$60.00
Sign	0	\$0.00	5	\$220.00	9	\$440.00
Land Use Permit	2	\$250.00	13	\$1,550.00	15	\$1,650.00
Street Opening	0	\$0.00	19	\$1,100.00	19	\$950.00
Wood Boiler / Junkyard/Demo	0	\$0.00	0	\$0.00	3	\$60.00
Subdivision	0	\$0.00	0	\$0.00	1	\$1,000.00
TOTALS	10	\$975.00	181	\$26,127.00	242	\$33,793.69

Planning Board: Selected new officers.

Chairperson- Joshua Gray

Vice Chair – Jamie Gram

Secretary- Amy Montroy

Voting Members – Amanda Woodard, Joshua Gray, Jamie Graham, Amy Montroy, Kyle Oliver, Tony Mourkas, Thomas Kates

Planning board had (2) agenda items for review.

Site Plan Review: Golden Tail Grooming; 11 Clay St.; Map 139, Lot 099; Zone C1. Denise Kusnierz made a motion to table the site plan review to next meeting due to lack of representation for the applicant at the meeting. Motion seconded by Amy Montroy; vote 6-0.

Site Plan Review: Novel Energy Solution; 60 Hale St; Map 127; Lot 001; Zone DR2.

Ralph Addonizio, Permitting Manager for Novel Energy presented the site plan and answered questions, which included materials (all recyclable), remote monitoring and equipment impact on the environment and public view. Motion made by Jamie Graham to approve the site plan. Denise Kusnierz seconded the motion; motion carried 6-0.

MONTHLY REPORT

DATE: March 3, 2025
TO: Richard Bronson, Town Manager
FROM: Shawn Rogers, Events and Communications Director
RE: Monthly Report for February

Events:

In the events world, February brought us Cabin Fever Reliever on February 22. It was a day full of events throughout town. Unfortunately, I got the flu, just days before so I was not at all of the events as I had planned. The morning started out with the 6th Annual Brady Nickerson Foundation's fishing derby on Mattanawcook. This event always brings a crowd and we are honored to host it every year. Following that, the Chamber of Commerce had a very successful Chili and Chowdah Cookoff. There was a total of 16 entries and had an attendance of over 75 people. Following the cookoff, there was a bonfire and a snow bar down at Prince Thomas Park. We were supposed to have an ice-skating rink as well, but due to the pressure of the lake, it was deemed unsafe. Despite most of the town, being in Bangor to cheer on the girls and basketball teams, we had a decent turnout. The Sunday after we had our festivities, New England XC Snowmobile brought their race to Lincoln for the first time. They were initially scheduled to race on Saturday, but graciously moved to Sunday so the lake would not be overcrowded during the fishing derby.

A huge thank you to New England XC, the Mitchell Family, Maggie R., Cold Stream Cruzers, Geaghan's Brothers Brewing Company and Public Works for all of their help/donations!

In March we will be hosting our first dodgeball tournament. It will be on March 16 and is scheduled from 9-6 at Mattanawcook Academy.

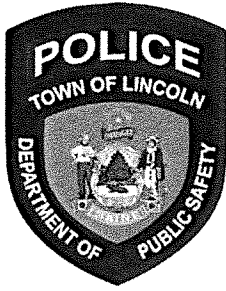
The comedy festival will be back this year, however it will be in late May and will be at the Lincoln Taphouse. This event is still in development so more details to come!

In June, we'll be throwing an adult prom that will have a 90's theme to get people ready for Loonfest which is also 90's themed this year.

Communications:

As mentioned in my previous monthly report, I made some upgrades to the audio system in the council chambers. I'm happy to report that these upgrades worked and the audio quality on the stream is much better now, as long as people speak into the microphones.

I also have been meeting with Design Lab, a graphic design firm out of Millinocket. They are putting together a proposal to redesign our website. This is something that I have been wanting to do since I started as our current website does not look like one from a municipality and can be difficult to navigate and can be a little hard to navigate.



P O L I C E M O N T H L Y R E P O R T

To: Richard Bronson, Town Manager
From: Lee Miller - Police Chief
Date: March 3rd, 2025
RE: Police Department Report for February 2025

Police Department Updates

Message from Chief Miller

This month, our department faced a difficult and unfortunate situation in which two of our officers had to use deadly force. As an administrator, this was my second time navigating such an event, and receiving that call is something no leader ever wants to experience. My immediate concern was for our officers, knowing the weight of such an incident. In response, our team worked diligently to ensure all necessary resources were in place. We collaborated closely with the Attorney General's Office and the Sheriff's Office, with Chief Leonard also responding to assist us. Peer support was activated right away to provide critical support.

The Attorney General's Office continues to investigate the incident, and their report will take time. In the meantime, we conducted both an incident debriefs with those directly involved and a department-wide debrief to ensure transparency and support for our team.

Both officers underwent a psychological evaluation and were cleared to return to duty as of February 26th. We remain committed to supporting them and the entire department as we move forward.

Policies and Administrative

I have been working on two ordinances that will be presented to council in March. The first is an update to the sex offender ordinance, which will add daycares to the list of locations near which registered sex offenders cannot reside. Existing offenders already living in these areas would be exempt. As part of this process, I have reviewed the 15 registered sex offenders currently residing in town.

The second ordinance is a revision of the parking regulations. My goal is to provide greater clarity for officers while also establishing a more effective system for enforcement and revenue collection. In addition to these ordinances, I am continuing to work on department policies. We have over 100 policies that need to be reviewed, uploaded, and approved. Fortunately, our deadly force and use of force policies were already up to date and properly signed.

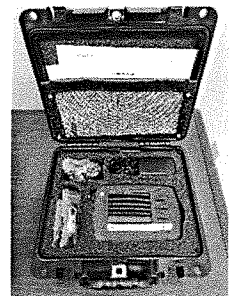
Policies and Administrative cont....

Finally, I have also been focusing on capital budget projects to ensure we are planning effectively for the department's future needs.

I just submitted a highway safety grant aimed at reducing speeding complaints and preventing speed-related crashes in Lincoln. If approved, the grant will fund targeted enforcement details throughout town. Additionally, I've requested funding for new radar units to replace unreliable ones and equip vehicles currently without them, ensuring our officers have the tools needed for effective traffic enforcement.

Trainings

This month, our department received training on how to use our new TruNarc device, which we acquired through a grant. The TruNarc is a powerful tool that allows us to quickly and safely test suspected drugs in the field. Using laser technology, it can identify substances on the spot, helping us determine whether a substance is an illicit drug or simply a cutting agent. This device will be a tremendous asset, enhancing both officer safety and investigative efficiency during traffic stops, street encounters, and search warrants. Several members of our team have been trained on its operation, ensuring we can put it to use immediately in our efforts to combat drug-related crime.



Community Outreach

I had the opportunity to attend a meeting focused on food insecurity, where I met some of the dedicated staff at the Lincoln Regional Food Cupboard. It was great to learn more about their efforts, and I hope the Lincoln Police Department can find ways to support their mission. I also shared our resource handout, which we introduced last month. This handout is designed to assist officers when responding to situations involving homelessness, substance use disorders, or mental health challenges, ensuring that those in need are connected with the right resources.

Patrol Highlights

As part of our ongoing efforts to enforce the sex offender ordinance, we have been reviewing the current registered offenders in town to ensure they are residing at their listed addresses. During this process, we have identified two individuals who may not be in compliance with either law or the local ordinance. We are actively investigating these cases.

Additionally, I am working on implementing a new program in March that will establish regular compliance checks for registered offenders. This initiative will help ensure accountability and enhance public safety. Stay tuned for updates as we move forward.

On February 15th, we celebrated National School Resource Officer Day! Officer Petters is nearing the completion of her first year as the SRO, dedicating herself daily to building strong connections with students and staff. Her commitment to fostering a positive and successful partnership between the school and the police department is truly commendable.



At the Lincoln Police Department, we take pride in our officers' dedication. Recently, Sgt. Winslow and Det. Jacobs investigated a stolen trailer case where the thief dumped its contents, leaving a mess behind. On their day off, Officer Milner, Det. Jacobs, and Officer Morales stepped up, cleaning the site since the owner lived out of state. Their selfless act shows their commitment to our community.



Staffing

Our first round of interviews was originally scheduled for the first week of February but was delayed due to the shooting. We held interviews on February 27th, speaking with five candidates. Of those, two have been selected to meet with me in the next few days. We will continue actively recruiting in hopes of finding additional strong candidates.

On a positive note, we were able to hire an Animal Control Officer. Nichole Murchison is returning to the role after serving as ACO several years ago. She brings a can-do attitude, experience, and a true passion for the position. We're excited to have her back on board.



DATE: March 3, 2025
TO: Richard Bronson, Town Manager
FROM: Les Brown Fire-EMS Chief
RE: February Monthly Report

ACTIVITIES: Captain Goslin has completed his advanced class. His course and time were reimbursed with a state grant. The ladder truck had a hydraulics hose blow and had to have maintenance repair to truck. The Compressor was replaced in the bay, this was approved in the budget. Also, all needed windows are now all replaced in the Fire Station. Also, a budget approved repair.

We have four people attending EMS school at this time. Daily Fire/EMS Training.

Vacations, floaters, and employees taking classes has been our overtime this month.

[illegible]

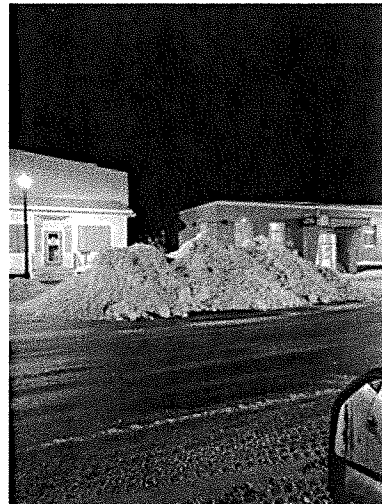
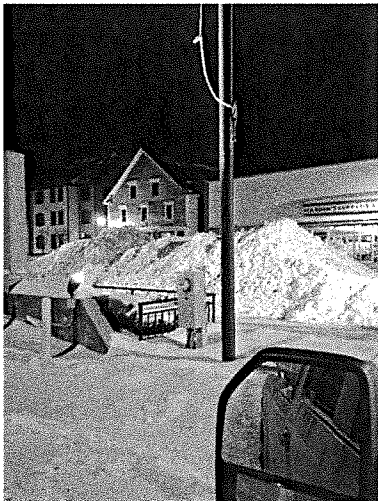
M O N T H L Y R E P O R T

DATE: March 2, 2025, 2025
TO: Rick Bronson, Town Manager
FROM: Dennis Bullen, Public Works Director
RE: February, FY25
ACTIVITIES:

The month of February was spent almost entirely performing winter weather related activities. As depicted in the chart below, the snow removal crews were deployed 10 times this month to combat the variety of winter weather events experienced. Some of these deployments were made at night and there were multiple deployments this month that lasted for 30 hrs. A 30-hr. deployment is a LONG time to be plowing and that is about as long as a man can realistically work efficiently. 30 hrs.is the maximum the men work in one shift.

MONTH	DEPLOYMENTS	SNOW/ICE, IN INCHES	SAND, IN YARDS	SALT, IN TONS	MUNICIPAL LOTS	DAYS HAULING	REMOVED, IN YARDS
DECEMBER	11	26	1743	259	58	5	1432
JANUARY	10	16	1084	192	23	6	1574
FEBRUARY	10	25.5	1305	256	30	9	3278
MARCH							
APRIL							
SEASON TOTAL	31	67.5	4132	707	111	20	6284

A total of 4 Main Street clean-ups were performed this month. These clean-ups are executed at night, normally commencing operations at 10 PM and making every effort to achieve completion by 0600 the following morning. In some cases, the hauling is done as early as 0400. Additional hauling is done on other roads such as RT 6, RT 2, High St, and several side roads that feature sidewalks. This hauling is done during daylight hours.



PUBLIC WORKS MONTHLY REPORT
CONTINUED....

Some smaller jobs done by the Public Works Crews this month included clearing the ice rink on Mattanawcook Lake in preparation for the Cabin Fever Reliever event. Additional support efforts involved providing pallets to be used as firewood for the bonfire at the same event. Lastly, at the conclusion of this event, the PW crew cleaned up the mess left behind.

Mechanical issues this month consisted of a variety of typical issues for this time of the year. Truck #2 experienced a failed spring pack on the passenger side. This offending assembly was replaced by the one kept in inventory. Just a few days later, the spring pack on the opposite side failed, this time compromising the tailgate locking assembly linkage. While this unit was out of rotation, a service was performed, including an oil change. These assemblies required replacement and eventually were replaced. Truck 12 experienced a transmission line failure. The offending line and the return line were replaced. The return line was showing significant wear and would have experienced a failure in the near future. Truck #7 suffered a failed air can and the offending unit was replaced. Truck #4 required a hydraulic hose replacement of the plow assembly. This hose was fabricated in house. Truck #4 also required a pair of tire replacements. The sidewalk tractor experienced a failed wiring harness connection. This tedious duty entailed tracing each wire and reconnecting it to the corresponding receptor. A hydraulic hose was fabricated at the garage for use on the Ladder Truck. The unmarked Police Cruiser also made a visit to the garage this month with concerns of smell of smoke. The cruiser was given a thorough look thru, and the fresh air filter was changed. No more concerns have surfaced. All normal PM was performed and records of same are kept at the facility.

M O N T H L Y R E P O R T

DATE: March 3, 2025
TO: Rick Bronson, Town Manager
FROM: Dennis Bullen, Transfer Station Director
RE: FEBRUARY, FY2025

ACTIVITIES:

The month of February saw expected temperatures equating with the expected volume of traffic visiting the Transfer Station. The extended cold temps somewhat curtailed activity as well, resulting in reduced recycling and SMW numbers.

Even with the limited traffic, the crew was able to collect and process 15 bales of cardboard, again leading the recycling efforts. The fact that cardboard was again the most prominent was no longer a surprise but rather the expectation. Additionally, a single bale each of Newspaper and SOW were processed.

The burn pit did receive enough deposits to require the fire to burn for 6 days. The frequent snows dampened the burning effort and the pit contains substantial partly burned wood that will require an additional burn once the material dries out.

The now normal Juniper Ridge Landfill run was made 11 times this month. On these 11 trips, 238.2 tons of SMW were conveyed. This equals to roughly 21 tons per trip. These numbers can be improved, but the frozen SMW that often is deposited into the hopper make this difficult. Lesser averages per trip are often experienced in the winter time as a result of the material being frozen, dis-allowing complete compaction.

A single disbursement was made this month in the form of Treeline, Inc taking possession of 200 gallons of waste oil. This will be burned for heating fuel. The collected oil is rotated between Treeline and Wares Power Equipment.

Mechanical issues this month were of a normal nature for the equipment assigned to the Transfer Station. The resident backhoe ails from an expected fuel filter issue which is to be addressed the first week of March. In addition to this, a pair of hydraulic hoses on the backhoe feature are leaking enough so that the backhoe cannot be used. This also will be addressed in early March. With much thanks, we were fortunate enough to NOT lose any tires on the conveyance rig. All normal PM was performed and records of same are kept at the facility.

Product	2025	2024
Cardboard	15,000 LBS	17,000 LBS
Newsprint	1,700 LBS	1,700 LBS
#2 Plastic		700 LBS
Mixed plastic		
Shredded Office Paper	1,100 LBS	

Recyclables collected for the month:

The above table represents the recyclable materials collected and processed for the month.

Materials Shipped:

The following table is a running tally of materials that left the facility for this month. It also represents totals for the year.

Materials Shipped

Materials	MTD	FYTD	Comments
Cardboard		172 Bales	1000lbs. per bale
Newsprint			1700lbs. per bale
Plastic #2			700lbs. per bale
SOW			780lbs. per bale
Light Iron & Tin		10 Loads	Tons vary per load
Glass			
Ash			12-15 tons per load
Waste Oil	200 Gal	425 Gal	Gallons shipped
E-Waste *		3475 LBS	LB. of items shipped
Equipment Tires			Tons of items shipped
Freon Removal		153 Units	# Of units
Fluorescent Bulbs Mixed		697 Units	# Veolia for recycling
4ft Bulbs		419 Units	# Veolia for recycling
8ft Bulbs		25 Units	# Veolia for recycling

*E-Waste total weight is estimated

Juniper Ridge Landfill SMW Delivery Totals Trash Tonnages

Fiscal Year 2025

Fiscal Year 2024

Month	Tons	Tipping	Cost		Month	Tons	Tipping	Cost
July	404.22	\$95.00	\$38,400.90		July	396.35	\$95.00	\$37,653.25
Aug	349.32	\$95.00	\$33,185.40		Aug	350.69	\$95.00	\$33,315.55
Sept	332.71	\$95.00	\$31,607.45		Sept	363.35	\$95.00	\$34,518.25
Oct	334.24	\$95.00	\$31,752.80		Oct	285.95	\$95.00	\$27,165.25
Nov	295.71	\$95.00	\$28,092.45		Nov	408.08	\$95.00	\$38,767.60
Dec	296.45	\$95.00	\$28,162.75		Dec	233.30	\$95.00	\$22,163.50
Jan	281.18	\$95.00	\$26,712.10		Jan	316.35	\$95.00	\$30,053.25
Feb	238.20	\$95.00	\$22,629.00		Feb	231.94	\$95.00	\$22,034.30
Mar			\$		Mar	279.74	\$95.00	\$26,575.30
Apr			\$		Apr	311.61	\$95.00	\$29,602.95
May			\$		May	323.26	\$95.00	\$30,709.70
June			\$		June	270.62	\$95.00	\$25,708.90
Total	2532.03		\$240,542.85			3459.60	\$95.00	\$358,267.80

M O N T H L Y R E P O R T

DATE: February 28, 2025
TO: Rick Bronson, Town Manager
FROM: Ronald Weatherbee, Cemetery, Parks and Recreation Director
RE: February 2025

ACTIVITIES:

After a slow start to the year due to the weather, the skating rink at Mattanawcook Academy is in great condition and is being heavily utilized. We've seen groups of teens, groups of adults, and entire families enjoying the great outdoors throughout February. We still have skates and snow shoes available to sign out at the Town Office at no cost.

The 5th and 6th grade travel teams participated in a tournament in East Millinocket and the weekend of February 8th and 9th. Both teams had lots of fun while the players, coaches and fans represented our community positively. The girls team won two games and lost two, while the boys team came out of the loser's bracket to win the tournament. Team members for the girls are Anderson Leighton, Vivian Morse, Ava Gardner, Emily Oldenburgh, Makenna Berry, Abby Osborne, Addison Libby, Aurora Savage, Arianna Phelps and Andrea Olsen. The girls team is coached by Heather Gulesian, Jacob Olsen, Justin Morse and Brittany Libbey. The boys team is coached by Dave Cox and Matt Brown. Team members for the 5th and 6th grade boys are Brody Peters, Carter Cox, Blake Cummings, Joseph Smith, Brayden Fleming, Jackson Langevin, Ayson Long, Cy Young and Nolan Levesque. Congratulations to both teams on a great showing of sportsmanship and execution on the court. Both teams will compete in the Millinocket Hoops Classic February 28th -March 2nd and then end their season in our Lincoln Invitational Tournament March 8th-9th.

The Lincoln Invitational Tournament is a two day tournament, usually comprised of 13-16 teams, ages 10 to 13. It has been sponsored for the past 15 years by Motorbrain and additionally, the past couple of years by Why Not Stop and Select Designs. Thank you to Motorbrain, Why Not Stop, and Select Designs! Several other area businesses are rounding out the sponsorship as Bronze Level Sponsors: Carl's Auto Parts sponsors the Player of the Game awards, Lincoln Maine Federal Credit Union sponsors the Sportsmanship Awards, Machias Savings Bank sponsors the Halftime games, Affordable Plumbing sponsors the All-Tournament teams, Ramsay Welding & Machine Inc sponsors the Defensive Players of the tournament and Why Not Stop Deli sponsors the Tournament MVPs. It takes lots of volunteers and community support to pull off such a large event that brings hundreds of people to our community for the weekend. Thank you to all that contribute in any way. This year we have eight teams in both the boys & girls bracket with teams from Milo, Medway/East Millinocket, Lee, Presque Isle, Woodland, Milford, Millinocket, Orrington, Houlton, and Oakfield.

Cemetery Parks & Recreation
Monthly Report, Cont'd.

Also of interest this month was a home wrestling meet which made it so all our wrestlers could participate without any cost and family and friends could watch. This went extremely well thanks to all our superior volunteers who set up, coached, officiated, made and sold concessions, did a raffle and then cleaned up. Thank you to all that helped in any way!

We are in the planning stages of our spring edition of the Walking School Bus. We did this in the fall with decent numbers each week. Our plan is to start this back up on Thursdays starting in early April and we will walk, with the help of the Lincoln Public Safety police and fire, as a group from the Flanders Playground area to Ella P. Burr before school every Thursday until the end of the school year.

BUDGET:

At this point in time, the Department's budget is within its normal expenditures.

M O N T H L Y R E P O R T

DATE: February 20th 2025
TO: Rick Bronson, Town Manager
FROM: Lauren A. Hakala- Library Director
RE: Monthly Report for March 2025

Library Activities and Children's Programing:

We loved our Library for "Love Your Library Month". We were able to show our love by cleaning up our spaces for inspections and continued improvements a little bit at a time. We managed snow and ice, salt and indoor traffic, and staved off the winter blues by offering nice programing opportunities and of course continue to provide endless reading materials and services. We enjoyed Valentine Celebrations with your young patrons, and our Love your Library Tea has been rescheduled due to Weather. Lorna and Cathy have both stepped up and shoveled and salted and our usual Care Taker Teddy came over with the tractor to handle the heaviest of snow that piled up due to plowed snow and layers of precipitation. We are thankful for Public Works and Park and Rec and Teddy to ensure winter snow cleanup is in full force around town and at the library.

The **Retreat for Stuffed Animals** was so special for all those little stuffies. There is a rolling photo display of all the stuffies enjoying library activities. This imagination continues to be a fun way to share all we have to offer, year after year, with the little ones about their stuffed critters during "the overnight" at the library.

Lorna's craft was a heart shaped mouse with a sparkly heart shaped ear, and a cute braded pink tail. She will end the month with Sand Art.

March Activities are Leprechauns, Pots of Gold, and Shamrocks. We are spring cleaning and cannot wait for the time change; we will no longer be leaving the library in the dark!

Programs for Adults:

Our Weekly Homestead Forum: It was the all-call for Patrons who tend backyard chickens and those interested in starting a flock of their own. In -fact, **March 25th Dr. Colt Night from Maine Cooperative Extension will join us for "Raising Backyard Birds"** to augment our usual our conversations that have included, raising quail, apple sweetening pigs, water systems on the homestead, raising goats, sharing seeds and how to navigate growing and gardening food. It is tempting to get into political discussions, so to help with that, patrons are diving right into soil and regenerative agriculture as a way to deal with hot button issues.

For **"The Yarn Society"** patrons are excited to share their WIPs (work in progress) and FOBs (finished object) during their visits. It's become an intergenerational experience each gleaning from one another.

Our current **Book Club** is underway, Thursday at 3:00 **twice a month; Lorna's Book Club** until a proper name is inspired.

Casual Matinee Monday is still in the works **We are now looking to find a DVD Player to play movies (oldie but goodies) that we have in our collection.** We will

be showing movies starting at 2pm once a DVD player is found. We have all these DVDs by donation, and continue to clean, catalogue and maintain them, so why not feature these DVD Collection "while supplies last".

Technology: Ben Bussiere and his **Tech Thursdays: the 4th Thursday in the month 10-1** for anyone needing tech help. Nina's next class: TBA. Anthony Mourkas, has also volunteered to be a Digital Navigator so now we have quite a team ready to bring more classes to the library.

The Friends of Lincoln Memorial Library have provided us with **BOOKOPOLY** from Feb 15-December 15th. Come get a game board and move along your gameboard as you read. We continue to be grateful for the continued support of our Dear Friends of the Lincoln Memorial Library and all the town people near and far (snow birds) who support us.

The Advisory Committee: The Advisory Committee helped us prioritize our Library building needs and now will weigh in with us prioritize line-item spending. Each year our budget reflects the work that needs to be done on our old brick and mortar Library. This committee will be helpful prioritizing the budgetary needs and recommendations of FY 26. We take pride that our Library is the cornerstone of the community here in Lincoln. A few of the members of the Advisory Committee took an active role with our job descriptions; We are grateful that we do not need them at the moment, all personnel are in place. We also will begin to look at a Review of State Statutes to ensure compliance @ LML. A review of Library Policies is next on our Agenda, before our spring clean-up.
Personnel: No News is Good News our Staff has remained consistent and regular, each taking up parts of the whole. We are constantly adding new volunteers to our Wednesday programming.

Old Building and our priority list: Safety items first (switches for the access panel and a heaving step that effects our door a few cold months a year), and replacing items we have is top of the list before we line up our need for improvements. These are all on the Advisory List to finish up for FY25. Our front lawn sign is still in the works. The Capital Plan proposals and FY 26 is all on the agenda.

Training: Terri and Lorna are cross training and we are helping Ed, help us, when needed. We all are supporting Volunteers who are helpful and welcomed. We will send Lorna and Cathy to the Annual Librarian Conference in May of 2025. They will represent us in the wider Library World.

Projects: Our Green Up Days will include a priority list considering our garden's history and conditions here in Zone 4. Our Memorial Garden needs updating and rocks repainted. Getting our maturing trees away from our foundation is one of those projects that is future minded and important. We are having our concrete steps sealed by Public Works and bookended by plants in the Spring (TBA: Green Up Days are being planned for May). We are looking forward to our Summer Reading Program: **Leveling up at our Library 2025.**

Statistics and Finances: Getting ready for the summer months is fiscally involved at the library and is currently underway. We are also looking ahead to FY 26 with a few new proposed line items, and our Annual Maine State Library Report is Due April 1st 2025. We have three months left to our fiscal year; summer being our most expensive few months with the addition of Summer Patrons. Donations, uptick in printing, and our book sale efforts all help, because every penny counts.

Book Sales: Our last book sale was “steady as we go”. We have interest from at least two more volunteers that can help Book Sale set up and at least one of them for take down. These sales are well worth the returns for keeping our library stacks full and current. General weeding is necessary for creating flow and putting books in people’s hands and homes; in that vein our receiving donations of books is also strong. We replace worn-out books with books that might be in home collections that are in better condition. Our books hold up well and over time you can imagine the need for a new copy is inevitable.

Respectfully Submitted, Lauren A Hakala- Library Director.

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 9

AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10, 2025

Today's Date: February 20, 2025

Department: Town Clerk

Department #: 0101

Request:**Approve Issuance of NEW Conditional Victualer License- Ninja Japanese Express (0101)**

Approve the issuance of a NEW Conditional Victualer's license to Ninja Japanese Express.

Action Needed From Council: Approve license

Is This Item Budgeted:

Was This A Bid Process:

Lowest Bid:

Is Public Hearing Required: No

If So What Dates:



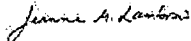
EST ID: 10311
EATING PLACE TIER 1

NINJA JAPANESE EXPRESS
86 A WEST BROADWAY
LINCOLN ME 04457-1312

EXPIRES: 02/11/2026

FEE: \$220.00

ATTN XIWEN ZHENG
FUJI NINJA GRILL JACKIE LLC
NINJA JAPANESE EXPRESS
86 W BROADWAY
LINCOLN ME 04457


Commissioner

Employers must establish a written smoking policy that prohibits smoking in any business facility, including in vehicles used for work, and in outdoor areas where employees perform services under the control of the employer. Smoking in workplaces shall only be permitted outdoors. Employers shall only permit employer and employees to smoke outside within a Designated Smoking Area that is at least 20 feet away from the business facility and designed in a way to prevent smoke from escaping back into a workplace, public place or other areas where smoking is prohibited.

Eating Establishments shall prohibit smoking in outdoor eating areas and all enclosed areas of public places. Smoking includes the use of electronic smoking devices, whether or not they contain nicotine.

Tobacco Retailers are required to card all persons 30 years of age or younger by photographic identification that contains the persons date of birth. Tobacco products may not be sold to any person under 21 years of age unless the person obtained 18 years of age on or before July 1, 2018. Tobacco products include, but not limited to, a cigarette, a cigar, a hookah, pipe tobacco, chewing tobacco, snuff or snus, electronic smoking devices, and any component or accessory used in the consumption of a tobacco product, such as filters, rolling papers, pipes and liquids used in electronic smoking devices, whether or not they contain nicotine.

For free guidance regarding Maine's retail tobacco and workplace smoking laws, please contact the Maine CDC Tobacco and Substance Use Prevention and Control program at tsup.dhhs@maine.gov or call 207-287-4627.

ATTN XIWEN ZHENG
FUJI NINJA GRILL JACKIE LLC
NINJA JAPANESE EXPRESS
86 W BROADWAY
LINCOLN ME 04457

Owner: FUJI NINJA GRILL JACKIE LLC
Licensee: NINJA JAPANESE EXPRESS
Location: 86 A WEST BROADWAY
LINCOLN
ATTN XIWEN ZHENG
Mail: 86 W BROADWAY

LINCOLN ME 04457
Lic Type: EATING PLACE TIER 1

ISSUED: 02/11/2025
EXPIRES: 02/11/2026
FEE: \$220.00
TEL: 646-251-8220

Est ID: 10311

☐ Failed ☐ Closed ☐ IHH		State of Maine Health Inspection Report			Page 1 of 4	
Establishment Name NINJA JAPANESE EXPRESS		As Authorized by 22 MRSA § 2496		Critical Violations 2	Date 2/10/2025	
				Non-Critical Violations 3	Time In 1:30 PM	
				Certified Food Protection Manager Y	Time Out 3:00 PM	
License Expiry Date/EST. ID# 10/30/2025 / 10311	Address 86 A WEST BROADWAY	City LINCOLN	Zip Code 04457-1312	Telephone 646-251-8220		
License Type EATING PLACE - TAKEOUT	Owner Name SASAK LLC	Purpose of Inspection Change of Ownership	License Posted Yes	Risk Category High		

FOODBORNE ILLNESS RISK FACTORS AND PUBLIC HEALTH INTERVENTIONS

Circle designated compliance status (IN, OUT, N/O, N/A) for each numbered item Mark "X" in appropriate box for COS and/or R

IN=in compliance OUT=not in compliance N/O=not observed N/A=not applicable COS=corrected on-site during inspection R=repeat violation

Compliance Status			COS	R
Supervision				
1	IN	PIC present, demonstrates knowledge, and performs duties		
Employee Health				
2	IN	Management awareness; policy present		
3	IN	Proper use of reporting, restriction & exclusion		
Good Hygienic Practices				
4	IN	Proper eating, tasting, drinking, or tobacco use		
5	IN	No discharge from eyes, nose, and mouth		
Preventing Contamination by Hands				
6	IN	Hands clean & properly washed		
7	IN	No bare hand contact with RTE foods or approved alternate method properly followed		
8	IN	Adequate handwashing facilities supplied & accessible		
Approved Source				
9	IN	Food obtained from approved source		
10	IN	Food received at proper temperature		
11	IN	Food in good condition, safe, & unadulterated		
12	IN	Required records available: shellstock tags parasite destruction		
Protection from Contamination				
13	OUT	Food separated & protected		X
14	IN	Food-contact surfaces: cleaned and sanitized		
15	IN	Proper disposition of returned, previously served, reconditioned, & unsafe food		

Compliance Status			COS	R
Potentially Hazardous Food Time/Temperature				
16	IN	Proper cooking time & temperatures		
17	IN	Proper reheating procedures for hot holding		
18	IN	Proper cooling time & temperatures		
19	IN	Proper hot holding temperatures		
20	IN	Proper cold holding temperatures		
21	OUT	Proper date marking & disposition		
22	IN	Time as a public health control: procedures & record		
Consumer Advisory				
23	IN	Consumer advisory provided for raw or undercooked foods		
Highly Susceptible Populations				
24	IN	Pasteurized foods used; prohibited foods not offered		
Chemical				
25	IN	Food additives: approved & properly used		
26	OUT	Toxic substances properly identified, stored & used		X
Conformance with Approved Procedures				
27	IN	Compliance with variance, specialized process, & HACCP plan		

Risk Factors are improper practices or procedures identified as the most prevalent contributing factors of foodborne illness or injury. Public Health Interventions are control measures to prevent foodborne illness or injury.

GOOD RETAIL PRACTICES

Good Retail Practices are preventative measures to control the addition of pathogens, chemicals, and physical objects into foods.

Mark "X" in box if numbered item is not in compliance Mark "X" in appropriate box for COS and/or R COS=corrected on-site during inspection R=repeat violation

Compliance Status			COS	R
Safe Food and Water				
28	IN	Pasteurized eggs used where required		
29	IN	Water & ice from approved source		
30	IN	Variance obtained for specialized processing methods		
Food Temperature Control				
31	IN	Proper cooling methods used; adequate equipment for temperature control		
32	IN	Plant food properly cooked for hot holding		
33	IN	Approved thawing methods used		
34	IN	Thermometers provided and accurate		
Food Identification				
35	X	Food properly labeled; original container		
Prevention of Food Contamination				
36	IN	Insects, rodents, & animals not present		
37	IN	Contamination prevented during food preparation, storage & display		
38	IN	Personal cleanliness		
39	IN	Wiping cloths: properly used & stored		
40	IN	Washing fruits & vegetables		

Compliance Status			COS	R
Proper Use of Utensils				
41	IN	In-use utensils: properly stored		
42	IN	Utensils, equipment, & linens: properly stored, dried, & handled		
43	IN	Single-use & single-service articles: properly stored & used		
44	IN	Gloves used properly		
Utensils, Equipment and Vending				
45	X	Food & non-food contact surfaces cleanable, properly designed, constructed, & used		
46	IN	Warewashing facilities: installed, maintained, & used; test strips		
47	IN	Non-food contact surfaces clean		
Physical Facilities				
48	IN	Hot & cold water available; adequate pressure		
49	IN	Plumbing installed; proper backflow devices		
50	IN	Sewage & waste water properly disposed		
51	IN	Toilet facilities: properly constructed, supplied, & cleaned		
52	IN	Garbage & refuse properly disposed; facilities maintained		
53	IN	Physical facilities installed, maintained, & clean		
54	IN	Adequate ventilation & lighting; designated areas used		

Person in Charge (Signature) _____

Health Inspector (Signature) _____
JENNIFER SPRINGER

Date: 2/10/2025

Follow-up: ☐ YES ☒ NO Date of Follow-up: _____

State of Maine Health Inspection Report

Page 2 of 4

Establishment Name NINJA JAPANESE EXPRESS		As Authorized by 22 MRSA § 2496		Date 2/10/2025
License Expiry Date/EST. ID# 10/30/2025 / 10311	Address 86 A WEST BROADWAY	City / State LINCOLN / ME	Zip Code 04457-1312	Telephone 646-251-8220

Temperature Observations

Location	Temperature	Notes
Reach-in Freezer	0	
Chest Freezers	0,0	
3 Bay Sink	118	Sanitizer 200ppm QAC
Reach-in Cooler	35	Fish 41F, imitation crab 40F
Hand Wash Sink	108	
Reach-in Cooler	40	
2 Door Prep Cooler	40	Scallops 40F
Reach-in Freezer	0	

Person in Charge (Signature)

Date: 2/10/2025

Health Inspector (Signature)
JENNIFER SPRINGER

State of Maine Health Inspection Report

Page 3 of 4

Establishment Name NINJA JAPANESE EXPRESS				Date 2/10/2025
License Expiry Date/EST. ID# 10/30/2025 / 10311	Address 86 A WEST BROADWAY	City / State LINCOLN ME	Zip Code 04457-1312	

Observations and Corrective Actions

Violations cited in this report must be corrected within the time frames below, or as stated in sections 8-405.11 and 8-406.11 of the Food Code

13: 3-302.11.(A).(1).(B): N: Cooked Ready-to-Eat food not protected from cross contamination from raw animal foods during storage, preparation, holding, or display.

INSPECTOR NOTES: **COS** Raw eggs over imitation crab in reach in cooler. Discussed proper storage. Reorganized while on site.

21: 3-501.17.(A).(E): C: Packaged Food using Reduced Oxygen Packaging or refrigerated Ready-to-Eat PHF prepared and held in the Eating establishment for more than 24 hour not clearly dated marked according to code.

INSPECTOR NOTES: Imitation crab mix for sushi not date marked, dairy not date marked. Date mark potentially hazardous foods prepared or opened onsite to be used within 7 days and discard any foods as soon as they hit their expiration.

26: 7-201.11: C: Improper storage of poisonous or toxic materials.

INSPECTOR NOTES: **COS** Cans of butane stored near food item. Removed to proper storage while on site.

35: 3-302.12: N: Food/ingredients containers not properly labeled.

INSPECTOR NOTES: Label food ingredient containers with their contents.

45: 4-101.19: N: Nonfood contact surfaces of equipment that requires frequent cleaning not constructed of a corrosion-resistant, nonabsorbent, and smooth material.

INSPECTOR NOTES: Raw wood shelves for storage need to be sealed/painted to be smooth and easy to clean.

Person in Charge (Signature)

Date: 2/10/2025

Health Inspector (Signature)

JENNIFER SPRINGER

State of Maine Health Inspection Report

Page 4 of 4

Establishment Name

NINJA JAPANESE EXPRESS

License Expiry Date/EST. ID#
10/30/2025 / 10311

Address
86 A WEST BROADWAY

City / State
LINCOLN ME

Zip Code
04457-1312

Date 2/10/2025

Inspection Notes

CFPM: Xiwen Zheng, expires 1/5/30
Inspection report signed by Xiwen Zheng
Will issue regular license for change of owner.

Discussed sushi rice - behind held under time policy.
Discussed vacuum sealed fish - per label, please remove fish from packaging before thawing to reduce the risk of certain types of bacteria.
Reviewed paperwork for sushi fish.

Certified Food Protection Manager

Every eating establishment must employ on its staff a Certified Food Protection Manager (CFPM). Some establishments are exempt from this requirement. A CFPM certificate must accompany the application for a new establishment and change of ownership. A CFPM must be hired within 60 days of the departure of the last CFPM leaving employment. Eating establishments must post in a conspicuous area the certification of the CFPM(s), and the certificate must be made available to the Department upon request. For a list of CFPM courses and trainers go to <http://www.maine.gov/healthinspection/training.htm>. Please provide a copy of this certification(s) to the Health Inspection Program, 286 Water St. 3rd Floor, Augusta, ME 04333, or hiplicensing.dhhs@maine.gov or by faxing to 207-287-3165. Please include the name of your establishment and the establishment ID# with your certification(s).

Employee Health Policy

The Health Inspection Program implemented an educational public health initiative on Employee Health on March 1, 2017. The policy handouts will be provided to you by your inspector and reviewed during inspection for compliance. They are also available on the Program's website: <http://www.maine.gov/healthinspection>

Violation Correction Timeframe

Critical violations should be corrected on site, but in any event, within 10 days. The licensee must contact your inspector, listed below, when critical violations have been addressed. Non-critical violations must be corrected within 30 days. Failure to satisfactorily correct these violations before the follow-up inspection may result in enforcement proceedings by the Department to include fines and penalties. License renewals can be denied if violations are not corrected within the noted timeframes.

C= Critical violation and NC= Non-critical violation

"Critical violation" means a provision of the Food Code that, if in non-compliance, is more likely than other violations to contribute to food contamination, illness or environmental health hazard.

Additional Inspection Fee

License fees provide for two inspections per year. When additional inspections are required, the Department may charge an additional \$100 fee to cover the costs of each additional inspection or visit.

Document Retention/Posting

Pursuant to the Administration and Enforcement of Establishments Regulated by the Health Inspection Program, licenses, conditional licenses, inspection reports, certificates or other notices issued by the Department must be displayed in a place readily visible to customers or other persons using a licensed establishment. If you have received your inspection report via email, please print and retain onsite.

Inspector: Jennifer Springer

Contact info: jennifer.springer@maine.gov or 207-944-0564

Person in Charge (Signature)

Date: 2/10/2025

Health Inspector (Signature)

JENNIFER SPRINGER



Victualer License

DATE ISSUED: March 10, 2025 **EXPIRATION DATE:** **May 31, 2025**

Conditional

By vote of the licensing board of the Town of Lincoln taken on March 10, 2025, and recorded in the minutes of the Town Council of the same date to the following business:

**Ninja Japanese Express
Xiwen Zheng
86 West Broadway
Lincoln ME 04457**

Has been issued a Victualer's License effective March 10, 2025, and has paid to the Municipal Treasurer the appropriate fee.

John Trask

Stephen Clay

Jared McCarthy

Daniel Summers

Marscella Ireland

Gordon Street

Sheldon Hanington

Licensing Board of the Town of Lincoln

Town Seal

Ann M. Morrison, Town Clerk

**THIS LICENSE MAY BE REVOKED BY THE BOARD IF IN THEIR
OPINION THERE IS SUFFICIENT CAUSE.**

Come for the lakes stay for the lifestyle

TOWN COUNCIL
AGENDA REQUEST

YR: 25 MO: 3 ITEM # 10a+b

* Please note Public Notices need a 7-14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10, 2025	Today's Date: February 21, 2025
Department: Town Clerk	
Department #: 0101	

Request:

Part 1: Rescind Member (0101)

Rescind Steve Landry from the Budget Committee; the wrong person's name was brought forward at the last meeting.

Part 2: Appointment-FY2026 Budget Committee Members (0100)

Note: All budget committee members will need to take the FOAA training per the amended FOAA training law (1 M.R.S. sub section 412) and fill out a completion sheet to be filed with the Town Clerk.

SUGGESTED MOTION: Move to confirm the following appointments on the FY2026 Budget Committee:

John Trask:	_____	and	_____;
Stephen Clay:	_____	and	_____;
Marscella Ireland:	_____	and	_____;
Jared McCarthy	_____	and	_____;
Daniel Summers:	_____	and	_____;
Gordon Street:	George Edwards and Cathy Moison;		
Sheldon Hanington:	Steve Landry and _____.		

Action Needed From Council: Part 1 rescind member; Part 2 nominate and vote on members

Is This Item Budgeted:	
Was This A Bid Process:	Lowest Bid:
Is Public Hearing Required:	
If So What Dates:	

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 11A+B

AGENDA REQUEST

* Please note Public Notices need a 7-14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10th, 2025

Today's Date: February 18th, 2025

Department: Police Department

Department #:

0302

Request: I am requesting the Lincoln Town Council update to the Sex Offender Residency Restriction Ordinance, specifically addressing the inclusion of licensed daycare facilities and the clarification of the 750-foot measurement boundary. Please see attached memo for further clarification and attached ordinance.

Thanks,
Lee

Action Needed From Council:

Approval

Is This Item Budgeted: N/A

Was This A Bid Process:

Lowest Bid:

Is Public Hearing Required: Yes

If So What Dates:



Lincoln Police Department



Lee Miller
Chief of Police

To: Town Council
From: Chief of Police Lee Miller 
CC: Richard Bronson, Town Manager
Date: February 18th, 2025
Re: Update of Sex Offender Residency Restriction Ordinance

I am requesting the Lincoln Town Council update to the Sex Offender Residency Restriction Ordinance, specifically addressing the inclusion of licensed daycare facilities and the clarification of the 750-foot measurement boundary.

Update Overview:

The amendment to the ordinance now explicitly includes licensed daycare facilities as locations where convicted sex offenders are prohibited from residing within 750 feet of. This addition aligns with the ordinance's primary goal of safeguarding the safety and welfare of children, extending protection to a broader range of environments where children are regularly present.

Clarification of Measurement:

The revised ordinance also provides a clearer definition of how the 750-foot restriction is measured. The distance will now be measured from the property boundaries of these sensitive locations using Geographic Positioning System (GPS) technology or other valid measurement techniques. In cases where the child-focused area is part of a larger parcel of land, the measurement will be taken from the nearest piece of playground equipment, designated children's area, or from the property line, whichever distance is less.

Implementation:

The Lincoln Police Department will be responsible for maintaining an updated map of restricted areas, which will be available if someone requests a certain address and we can check that using the Tax Map system. We will also ensure that all covered offenders are notified of the updated ordinance and the revised measurement guidelines.

This update to the ordinance strengthens our commitment to protecting the children of Lincoln, and we will continue to enforce the residency restrictions as specified.

If you have any questions or need further clarification, please do not hesitate to reach out.

21 Fleming Street Lincoln, ME 04457
P. 207.794.8455 – F. 207.794.1927
www.lincolmaine.org

2006 Lincoln Sex Offender Residency Restriction Ordinance

2006.1: Title

This ordinance shall be known as the Lincoln Sex Offender Residency Restriction Ordinance.

2006.2: Purpose

The purpose of this ordinance is to protect the safety and welfare of the children of Lincoln by restricting the residency of convicted sex offenders within proximity to locations where children regularly congregate.

2006.3: Legislative Findings and Intent

1. The Town of Lincoln is committed to fostering a safe environment for its residents and prioritizing the protection of children from convicted sex offenders.
2. Studies indicate that sex offenders who have committed crimes against children have a high rate of recidivism, necessitating additional protective measures beyond state registration requirements.
3. This ordinance is enacted under the authority granted by 30-A M.R.S.A. § 3001 and § 3014.

2006.4: Applicability

This ordinance applies to any person convicted of a Class A, B, or C sex offense against a victim under the age of 14, regardless of whether the offense occurred in the State of Maine or another jurisdiction. Such individuals shall be referred to as "covered offenders."

2006.5: Residency Restrictions

1. A covered offender shall not establish a permanent or temporary residence within 750 feet of: a. Any public or private elementary, middle, or secondary school. b. Any publicly owned property where children are the primary users, including playgrounds, licensed daycare facilities, town swimming pools, or beaches.
2. If the child-focused area is part of a larger parcel of land, the restricted boundary shall be measured 100 feet from the nearest piece of playground equipment or designated children's area or from the property line, whichever distance is less.

2006.6: Measurement of Distances

Distances shall be measured from the property boundaries of the restricted locations using Geographic Positioning System (GPS) technology or other valid measurement techniques.

The Lincoln Police Department shall maintain an official map detailing restricted areas, which shall be available to the public.

2006.7: Exemptions

1. Any covered offender residing within a restricted area as of the effective date of this ordinance shall be exempt while continuing to reside at that location. However, if the covered offender moves, they must comply with all residency restrictions.
2. This ordinance shall not apply to minor offenders whose conviction was for a non-violent offense involving a minor victim.

2006.8: Violations and Penalties

1. Any covered offender found in violation of this ordinance shall be subject to a civil penalty of \$500 per offense. Each day the violation continues after the issuance of a written notice shall constitute a separate offense, up to a maximum accumulated penalty of \$1,000.
2. The Lincoln Police Department shall issue written notice of violation. Offenders shall have 25 days from the date of mailing or service to relocate to a compliant residence.
3. If the Town prevails in enforcement proceedings, it shall be awarded reasonable attorney fees, expert witness fees, and costs unless the court finds special circumstances making such an award unjust.
4. The Town may seek injunctive relief to enforce compliance with this ordinance.

2006.9: Notification and Defense

1. Covered offenders shall not claim ignorance of this ordinance as a defense. Upon registration with the Lincoln Police Department, each covered offender shall receive a copy of this ordinance and a map detailing restricted areas.
2. Ordinance amendments or changes to the map will be sent via registered mail to covered offenders residing in Lincoln.

2006.10: Relocation Requirement

1. If a covered offender establishes residence in a restricted area without prior knowledge of this ordinance, they shall be given seven (25) days written notice to relocate before enforcement action is taken.

2. If a covered offender is found residing at an unregistered or temporary address within a restricted area, they shall be immediately subject to penalties as outlined in Section 8.

2006.11: Definitions

The following words, terms, and phrases, when used in this chapter, shall have the meanings ascribed to them hereunder, except where the context clearly indicates a different meaning:

Child/Children means any individual under the age of fourteen (14). A child may also be called a juvenile.

Covered Offender means an individual who is subject to this chapter as defined by the conditions contained in 2006.4.

Permanent Residence means a place where the person abides, lodges, or resides for fourteen (14) or more consecutive days.

Temporary Residence means a place where a person abides, lodges, or resides for a period of fourteen (14) or more days in the aggregate during any calendar year and which is not the person's permanent address, or a place where the person routinely abides, lodges, or resides for a period of four (4) or more consecutive or nonconsecutive days in any month, and which is not the person's permanent

2006.12: Severability

Should any section, subsection, or provision of this ordinance be deemed invalid by a court of competent jurisdiction, such decision shall not affect the validity of the remaining portions.

2006.13: Effective Date

This ordinance shall take effect ten (10) days after adoption by the Lincoln Town Council.

TOWN OF LINCOLN CODE

2006. ~~CHILD~~ Lincoln Sex Offender Residency Restriction Ordinance~~SEX~~ OFFENDER ORDINANCE

2006.1 **Title:** This ordinance shall be known as the Child Sex Offender Ordinance, Lincoln Sex Offender Residency Restriction Ordinance

2006.2 Statement of Purpose

The purpose of this Ordinance is to protect provide for the safety and welfare of the children of Lincoln by by restricting the residency of convicted sex offenders within proximity to locations where children regularly congregate. Town's children from convicted child sex offenders on the State of Maine Sex Offender Registry by restricting where such offenders can live within the community.

2006.3 Legislative Findings and Intent

- a. The Town of Lincoln is committed to fostering a safe environment for its residents and prioritizing the protection of children from convicted sex offenders Sexual offenders who have committed such crimes against children and present a threat to public safety.
- b. Studies indicate that sex offenders who have committed crimes against children have a high rate of recidivism, necessitating additional protective measures beyond state registration requirements.
- b. It is the intent of this chapter to serve the Town's compelling interest to promote, protect, and improve the health, safety, and welfare of the citizens of Lincoln by prohibiting convicted child sexual offenders from residing in areas where children go to school, including private elementary, middle, and secondary schools.
- c. This ordinance is enacted under the Authority for this Ordinance is found granted by 30-A MRSA § 3001 and 3014.

2006.4 Applicability

This ordinance applies to any person convicted of a Class A, B, or C sex offense against a victim under the age of 14, regardless of whether the offense occurred in the State of Maine or another jurisdiction. Such individuals shall be referred to as "covered offenders."

Individuals covered by this Ordinance must be:

1. Convicted of a Class A, B, or C sex offense against persons who had not attained the age of fourteen (14) years of age at the time of the offense.

2006.5 ~~2006.5~~ Applicability Exceptions Residency Restrictions

1. A covered offender shall not establish a permanent or temporary residence within 750 feet of: a. Any public or private elementary, middle, or secondary school, b. Any publicly owned property where children are the primary users, including playgrounds, licensed daycare facilities, town swimming pools, or beaches.

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TOWN OF LINCOLN CODE

2. If the child-focused area is part of a larger parcel of land, the restricted boundary shall be measured 100 feet from the nearest piece of playground equipment or designated children's area or from the property line, whichever distance is less.

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~~At the time this Ordinance takes effect, any registered child sex offender otherwise included herein shall be grandfathered as to their place of temporary or permanent residence only and be exempt from the distance requirements detailed below in Section 2006.6, Paragraph A, except where the individual should choose to change his/her place of address following the effective date of the distance requirements of this Ordinance in their entirety. All other sections of this Ordinance shall apply. Also exempted from this Ordinance are minor perpetrators and victims if the minor perpetrator's conviction is for a non-violent crime(s).~~

2006.6

Restrictions on Covered Offenders Measurement of Distances

Distances shall be measured from the property boundaries of the restricted locations using Geographic Positioning System (GPS) technology or other valid measurement techniques. The Lincoln Police Department shall maintain an official map detailing restricted areas, which shall be available to the public.

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- ~~a. Location of Residence: A covered offender shall not reside in either a permanent or temporary residence that is:~~
 - ~~1. Within seven hundred fifty (750) feet of any public or private elementary, middle or secondary school;~~
 - ~~2. Within seven hundred fifty (750) feet of any town-owned playground (including town swimming pool or beach) where children are the primary users;~~

TOWN OF LINCOLN CODE

2006.7 Measurement of Distances Exemptions

~~For purposes of determining the minimum distance separation, the requirements shall be measured from the property boundaries of each covered location as listed in Section 2006.6. The applicable distance separation shall be drawn on a map of the community and made available to the public. Exact measurements will be determined by the Lincoln Police Department using geographic positioning system technology where possible or by other valid measurement techniques. The Lincoln Police Department will maintain the official map of the affected areas.~~

- ~~1. Any covered offender residing within a restricted area as of the effective date of this ordinance shall be exempt while continuing to reside at that location. However, if the covered offender moves, they must comply with all residency restrictions.~~
- ~~2. This ordinance shall not apply to minor offenders whose conviction was for a non-violent offense involving a minor victim~~

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2006.8 Violations and Penalties for Covered Offenders

- ~~1. Any covered offender found in violation of this ordinance shall be subject to a civil penalty of \$500 per offense. Each day the violation continues after the issuance of a written notice shall constitute a separate offense, up to a maximum accumulated penalty of \$1,000.~~
- ~~2. The Lincoln Police Department shall issue written notice of violation. Offenders shall have 25 days from the date of mailing or service to relocate to a compliant residence.~~
- ~~3. If the Town prevails in enforcement proceedings, it shall be awarded reasonable attorney fees, expert witness fees, and costs unless the court finds special circumstances making such an award unjust.~~
- ~~4. The Town may seek injunctive relief to enforce compliance with this ordinance.~~

~~A covered offender who violates the restrictions contained in 2006.6 above shall commit a civil violation and be subject to a penalty of one hundred dollars (\$100.00) and each day that a violation continues after being summonsed for the first offense shall be considered as a separate offense, up to a maximum accumulated penalty of one thousand dollars (\$1,000.00). The Lincoln Police Department shall represent the Town before the Court pursuant to 30-A M.R.S.A. sec. 2671(3). Should the services of the Town Attorney be required, however, the Town shall also be eligible to receive reasonable legal fees in addition to any penalties imposed under this section. Covered offenders under this chapter shall be required to notify their landlord that they are registered sex offenders subject to this chapter.~~

2006.9 Notification and Defense

- ~~1. Covered offenders shall not claim ignorance of this ordinance as a defense. Upon registration with the Lincoln Police Department, each covered offender shall receive a copy of this ordinance and a map detailing restricted areas.~~
- ~~2. Ordinance amendments or changes to the map will be sent via registered mail to covered offenders residing in Lincoln.~~

TOWN OF LINCOLN CODE

~~It shall be no defense to prosecution for a violation of this chapter that the covered offender was unaware of the restricted residency requirement within the prohibited areas. At the time of initial registration with the Lincoln Police Department, each covered offender shall be given a copy of this chapter and a map of the community detailing the prohibited areas to review and question. The covered offender shall then sign and date a copy of this chapter and the map, attesting to the fact that he/she has read and understood the chapter and agrees to abide by its terms and conditions. Ordinance amendments or changes to the map will be mailed through registered mail to those registered offenders within the community.~~

2006.10 Relocation Requirement

1. If a covered offender establishes residence in a restricted area without prior knowledge of this ordinance, they shall be given seven (25) days written notice to relocate before enforcement action is taken.
2. If a covered offender is found residing at an unregistered or temporary address within a restricted area, they shall be immediately subject to penalties as outlined in Section 8.
 - ~~a. Should a covered offender who is required to register with the Lincoln Police Department take up residence prior to registering with the Police Department in a prohibited area, he/she shall be given a seven (7) day written notice to relocate from the prohibited area to a non-prohibited area. Provided no other violation has occurred, no summons will be issued for this violation unless the covered offender fails to vacate prior to the end of the seven (7) day period. The written notice shall be issued to the covered offender by the Lincoln Police Department.~~
 - ~~b. Should a covered offender be found to be staying at a residence other than his/her registered address and such location is within a prohibited area, he/she shall be summonsed under the provisions of 2006.8 above.~~

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TOWN OF LINCOLN CODE

2006.11 Definitions

The following words, terms, and phrases, when used in this chapter, shall have the meanings ascribed to them hereunder, except where the context clearly indicates a different meaning:

Child/Children means any individual under the age of fourteen (14). A child may also be called a juvenile.

Covered Offender means an individual who is subject to this chapter as defined by the conditions contained in 2006.4.

Permanent Residence means a place where the person abides, lodges, or resides for fourteen (14) or more consecutive days.

Temporary Residence means a place where a person abides, lodges, or resides for a period of fourteen (14) or more days in the aggregate during any calendar year and which is not the person's permanent address, or a place where the person routinely abides, lodges, or resides for a period of four (4) or more consecutive or nonconsecutive days in any month, and which is not the person's permanent address.

2006.12 Interpretation

~~This chapter is intended to be interpreted liberally by a court of competent jurisdiction in favor of protecting the safety of the children of the Town of Lincoln, consistent with the requirements of 309A MRS.A3014. It is the intent of this Ordinance that cases brought as a result of this chapter be heard in the Maine District Court.~~

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2006.123 Severability

~~Should any section, subsection, paragraph or other provision of this Ordinance be deemed held to be invalid by any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions Ordinance as a whole, or of any part thereof, other than the part held to be invalid.~~

2006.14 Covered Offender Attestation

I, _____, being an officer of the Lincoln Police Department, hereby attest and affirm that I personally reviewed this Ordinance with _____, a person covered under this ordinance, on _____,
(date)

I, _____, being a Covered Offender under this Ordinance do hereby agree that I have had this Ordinance reviewed with me by _____

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TOWN OF LINCOLN CODE

~~the police officer noted above and have had the chance to ask questions about it. I have also received a copy of it for my records. I understand the purpose and restrictions contained in the Ordinance and agree to abide by them.~~

Signature: _____ Date: __

Printed Name: _____

2006.13: Effective Date

This ordinance shall take effect ten (10) days after adoption by the Lincoln Town Council.

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AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10th, 2025	Today's Date: February 19th, 2025
Department: Police Department	
Department #:	0302

Request: Review and change of Parking Ordinance 1407.3.10 - 1407.3.16 and Fee updates.
Please see memo and updated Parking Ordinance request.

Action Needed From Council:

Approval

Is This Item Budgeted:	
Was This A Bid Process:	Lowest Bid:
Is Public Hearing Required: Yes	
If So What Dates:	



Lincoln Police Department



Lee Miller
Chief of Police

To: Town Council

From: Chief of Police Lee Miller 

CC: Richard Bronson, Town Manager

Date: February 18th, 2025

Re: Parking Ordinance 1407.3.10 – 1407.3.16 and Fee updates

I am submitting this request for your consideration regarding updates to the town's parking ordinance and fee schedule. After working closely with Dennis Bullen from Public Works, we have developed a set of revisions that we believe will improve enforcement efforts and provide a clearer, more structured approach to parking regulations. These changes will also allow for a more proactive response to winter parking challenges, enabling Public Works to manage snow removal more effectively.

Key Updates and Considerations:

1. **Compliance-Focused Approach** – Our primary goal is not revenue generation but improved compliance with parking regulations.
2. **Alternative Payment Option** – In lieu of paying a parking ticket, individuals may have the option to donate food items, which would then be distributed to a local food pantry.
3. **Improved Enforcement Mechanisms** – Measures have been included to send unpaid fines to collections at no additional cost to the town.
4. **Handicap Parking Violation Alignment** – The fine for violating handicap parking regulations has been set to match the state fine structure, though this amount can be adjusted if the Council sees fit.

I believe these updates will enhance our ability to enforce parking regulations efficiently while also benefiting the community. I appreciate your time and consideration and welcome any feedback you may have on these proposed changes.

21 Fleming Street Lincoln, ME 04457
P. 207.794.8455 – F. 207.794.1927
www.lincolmaine.org

The Town Council may in its discretion ban parking on any public way for any reason and for such period of time as the Council may deem wise under the circumstances.

1407.3.10 Parking Prohibited in Specified Places

No person shall stop, stand, or park a vehicle, except when necessary to avoid conflict with other traffic, or in compliance with the law or the directions of a police officer or traffic-control device, in any of the following places:

- A. So as to obstruct any driveway, crosswalk, private way, street, highway, right-of-way, public way, or other public property;
- B. Within fifteen (15) feet of a fire hydrant, except where otherwise designated;
- C. On a sidewalk;
- D. Within twenty (20) feet of an intersection, except where otherwise designated;
- E. Alongside or opposite any street excavation or obstruction when stopping, standing, or parking would obstruct traffic;
- F. On the roadway side of any vehicle stopped or parked at the edge of a curb or a street;
- G. Upon any bridge; or
- H. At any place where official signs or curb painting so prohibit.

1407.3.11 Schedule of Streets Where Parking is Prohibited at All Times

When signs are erected giving notice thereof, no person shall park a vehicle at any time upon any of the street or parts of streets contained in this section. No parking is allowed on the following:

- A. Westerly side of School Street between Burton and Cushman Streets
- B. Cushman Street
- C. Northerly and Southerly side of Academy Street
- D. Easterly side of School Street from the intersection of Lincoln Street northerly to Cushman Street (however, school bus parking may be allowed between Academy and Cushman Street)
- E. Northerly side of Burton Street
- F. West Broadway from Katahdin Avenue to Map 6, Lot 116
- G. Southerly side of West Broadway, one hundred (100) feet east and west and Lindsay Street within one hundred (100) feet of the southerly line of West Broadway

- H. Northerly side of West Broadway from Park Avenue westerly to furthest point of cemetery. Southerly side of West Broadway from Goding Avenue, (most westerly entrance to Lincoln Plaza) to most easterly entrance to Irving Mainway
- I. Easterly side of Main Street from the crosswalk at the northerly intersection of Main Street and West Broadway southerly for a distance of one hundred seventy-two (172) feet
- J. Wilson Street
- K. Southerly side of Taylor Street from the Main Street intersection to the Ariel Street intersection
- L. Katahdin Avenue
- M. Easterly side of Main Street from the intersection of Main Street and Lee Road by the Methodist Church north to the intersection of Clay Street and Main Street
- N. Northerly end of Fleming Street where it connects to Depot Street extending southerly one hundred forty-one (141) feet towards West Broadway on both sides of the street.

1407.3.12 Winter Night-Time Parking

November 1st – April 1st, 10:00 P.M. – 6:00 A.M.

- All vehicles are prohibited from parking upon any public way in the Town of Lincoln, except in cases of emergency.
- Any vehicle in violation may be moved by the Police Chief, Public Safety Director, Public Works Director, or any police officer to a suitable parking space off the public way, at the owner's expense, without liability for any damage incurred.

Winter Night-Time Parking Permits:

- Available for tenants of residential apartments on Main Street between Lake Street and Burton Street with no off-street parking.
- Permits allow night-time parking in Veteran's Memorial Square, rows 2 and 3 (adjacent to Mechanic Street).
- Permitted vehicles must be moved by 7:00 A.M. for snow removal.
- No parking in the front or rear rows of the lot.
- Each apartment is limited to **two permits**.
- Permit holders are responsible for clearing snow around their vehicles.
- Permits must be displayed on the **rear driver's side window**.

- Any non-permitted vehicle in this area is subject to removal.

Application for Permit:

Applicants must provide:

- Name of owner/lessee, residential address, vehicle make/model/plate, phone number, and driver's license details.
- Documents: Valid vehicle registration, rental agreement (if applicable), valid Maine driver's license, proof of residence (deed, lease, or rent receipt), and a \$25 permit fee.

1407.3.13 Parking Fines & Enforcement

- **All parking violations:**
 - The following are a \$20.00 fine.
 - Parking too near crosswalk (50ft)
 - Double Parking
 - Parking left wheel to curb
 - Parking obstructing driveway, sidewalk or crosswalk
 - Overnight parking
 - The following are a \$40.00 fine
 - Parking within 15 feet of a fire hydrant
 - Parking in a restricted area or other designated prohibited place
 - Violation of the Winter Parking Permit
 - Parking in a handicapped zone \$265.00
 - In lieu of pay both 20.00 or 40.00 fines, the Town of Lincoln will take a equal amount of donated non-perishable food that will be donated to a local food pantry.
- **Winter parking permits:** \$25.00, issued by the Town Office.
- Permit must be affixed to the **rear driver's side window**.
- **Unpaid fines:**
 - After **14 days**, fine is **doubled**.

- After **90 days**, fine is sent to **collections**.
- **Repeat Violations & Towing:**
 - Vehicles with **three or more violations** will be towed at the owner's expense if found in violation again on public roads/property.
 - The vehicle will not be released until all parking fines are paid.

1407.3.14 Parking with Left Side to Curb, Exception

- No motor vehicle shall be parked with its left-hand side to the curb, except on designated one-way streets unless specifically prohibited by this ordinance.

1407.3.15 Authority to Establish Parking Time Limits

- **Two-Hour Parking:** West Broadway to Main Street & Lee Road.
- **Mini Mall:** First row (adjacent to sidewalk) limited to two-hour parking.
- **15-Minute Parking:** Spaces parallel to 25, 27, & 29 Main St.
- The Police Chief may establish parking time limits with Council approval.

1407.3.16 Overtime Parking & Abandoned Vehicles

- No person shall park a vehicle beyond posted time limits.
- **Abandoned vehicles** (left on Town property for 7+ days) may be towed at the registered owner's expense at the discretion of the Police Chief or Public Works Director.

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The Town Council may in its discretion ban parking on any public way for any reason and for such period of time as the Council may deem wise under the circumstances.

1407.3.10 Parking Prohibited in Specified Places

No person shall stop, stand, or park a vehicle, except when necessary to avoid conflict with other traffic, or in compliance with the law or the directions of a police officer or traffic-control device, in any of the following places:

- A. So as to obstruct any driveway, crosswalk, private way, street, highway, right-of-way, public way, or other public property;
- B. Within fifteen (15) feet of a fire hydrant, except where otherwise designated;
- C. On a sidewalk;
- D. Within twenty (20) feet of an intersection, except where otherwise designated;
- ~~E. Within fifteen (15) feet of a fire hydrant, except where otherwise designated;~~
- ~~F.~~ ~~E.~~ Alongside or opposite any street excavation or obstruction when stopping, standing, or parking would obstruct traffic;
- ~~G.~~ ~~F.~~ On the roadway side of any vehicle stopped or parked at the edge of a curb or a street;
- ~~H.~~ ~~G.~~ Upon any bridge; or
- ~~I.~~ ~~H.~~ At any place where official signs or curb painting so prohibit.

1407.3.11 Schedule of Streets Where Parking is Prohibited at All Times

When signs are erected giving notice thereof, no person shall park a vehicle at any time upon any of the street or parts of streets contained in this section. No parking is allowed on the following:

- A. Westerly side of School Street between Burton and Cushman Streets
- B. Cushman Street
- C. Northerly and Southerly side of Academy Street
- D. Easterly side of School Street from the intersection of Lincoln Street northerly to Cushman Street (however, school bus parking may be allowed between Academy and Cushman Street)

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- E. Northerly side of Burton Street
- F. West Broadway from Katahdin Avenue to Map 6, Lot 116
- G. Southerly side of West Broadway, one hundred (100) feet east and west and Lindsay Street within one hundred (100) feet of the southerly line of West Broadway
- H. Northerly side of West Broadway from Park Avenue westerly to furthest point of cemetery. Southerly side of West Broadway from Goding Avenue, (most westerly entrance to Lincoln Plaza) to most easterly entrance to Irving Mainway
- I. Easterly side of Main Street from the crosswalk at the northerly intersection of Main Street and West Broadway southerly for a distance of one hundred seventy-two (172) feet
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- N. Northerly end of Fleming Street where it connects to Depot Street extending southerly one hundred forty-one (141) feet towards West Broadway on both sides of the street.

1407.3.12 Winter Night-Time Parking

November 1st – April 1st, 10:00 P.M. – 6:00 A.M.

- All vehicles are prohibited from parking upon any public way in the Town of Lincoln, except in cases of emergency.
- Any vehicle in violation may be moved by the Police Chief, Public Safety Director, Public Works Director, or any police officer to a suitable parking space off the public way, at the owner's expense, without liability for any damage incurred.

~~From November 1st to April 1st between 12:01 A.M. and 6:00 A.M. all vehicles are prohibited from parking upon any public way in the Town of Lincoln except in cases of emergency. The Police Chief, Public Safety Director, Public Works Director, or any police officer may cause any vehicle so parked on any public way to be moved and placed in a suitable parking space off the public way street, at the expense of the owner of such vehicle, and without the Town or any of its~~

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employees being liable for any damage that may be caused by such removal.

Winter Night-Time Parking Permits

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- Available for tenants of residential apartments on Main Street between Lake Street and Burton Street with no off-street parking.
- Permits allow night-time parking in Veteran's Memorial Square, rows 2 and 3 (adjacent to Mechanic Street).
- Permitted vehicles must be moved by 7:00 A.M. for snow removal.
- No parking in the front or rear rows of the lot.
- Each apartment is limited to **two permits**.
- Permit holders are responsible for clearing snow around their vehicles.
- Permits must be displayed on the rear driver's side window.
- Any non-permitted vehicle in this area is subject to removal.

Application for Permit:

Applicants must provide:

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- Name of owner/lessee, residential address, vehicle make/model/plate, phone number, and driver's license details.
- Documents: Valid vehicle registration, rental agreement (if applicable), valid Maine driver's license, proof of residence (deed, lease, or rent receipt), and a \$25 permit fee.

~~may be issued to tenants of residential apartments located on Main Street between Lake Street and Burton Street where there is no off-street parking with the building. The permit will allow night-time parking in the Veteran's Memorial Square, rows 2 and 3 on the side adjacent to Mechanic Street. Any permitted vehicle must be removed by 7:00 am to allow~~

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~~for snow removal. No vehicles will be allowed to park in the front or rear rows of the parking lot. Each apartment will be entitled to no more than two parking permits. Permit holders shall be responsible for moving any snow in and around the permitted vehicle in order to move said vehicle from the parking area. The Town of Lincoln shall issue a permit for all authorized vehicles. Permits shall be displayed on the rear driver's side window of the vehicle. Any vehicle not displaying a permit shall be subject to removal in accordance with Section 1407.3.7 of this ordinance. The Police Chief, Public Safety Director, or the Public Works Director shall cause any non-permitted vehicle in this area to be removed in accordance with 1407.3.7 of this ordinance.~~

Application for Permit:

~~The application for the permit shall contain: the name of the owner or lessee of the motor vehicle; residential address; the make, model, and plate number of the vehicle; and telephone number as well as the number and state of the driver's license of the applicant. Applications shall be supplied by the Town Clerk's office.~~

Documents Presented with Application:

~~The following documents must be presented with the permit application:~~

- ~~a. Valid vehicle registration; and, if applicable, the rental agreement for the vehicle or a letter from a company official on company letter head indicating a vehicle has been permanently assigned to the applicant;~~
- ~~b. Valid State of Maine driver's license showing applicant's address;~~
- ~~c. Copy of deed, lease and/or rent receipt which includes tenant's name and description of leased/owned property; and~~
- ~~d. Remittance of ten dollars (\$10.00) permit fee.~~

For the purpose of this ordinance, "public way" shall mean any street or parking area owned and/or maintained by the Town of Lincoln over which the general public has a right to pass.

For the purpose of this ordinance, "tenant" shall mean any person residing in an apartment located on Main Street between Lake Street and Burton Street.

1407.3.13 Parking Fines & Enforcement ~~Parking with Left Side to Curb, Exception~~

~~No motor vehicle shall be parked with its left hand side to the curb, except on designated one-way streets unless specifically prohibited by this ordinance.~~

• All parking violations:

- o The following are a \$20.00 fine.

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TOWN OF LINCOLN CODE

- Parking too near crosswalk (50ft)
- Double Parking
- Parking left wheel to curb
- Parking obstructing driveway, sidewalk or crosswalk
- Overnight parking
- The following are a \$40.00 fine
 - Parking within 15 feet of a fire hydrant
 - Parking in a restricted area or other designated prohibited place
 - Violation of the Winter Parking Permit
- Parking in a handicapped zone \$265.00
- In lieu of pay both 20.00 or 40.00 fines, the Town of Lincoln will take a equal amount of donated non-perishable food that will be donated to a local food pantry.
- Winter parking permits: \$25.00, issued by the Town Office.
- Permit must be affixed to the rear driver's side window.
- Unpaid fines:
 - After 14 days, fine is doubled.
 - After 90 days, fine is sent to collections.
- Repeat Violations & Towing:
 - Vehicles with **three or more violations** will be towed at the owner's expense if found in violation again on public roads/property.
 - The vehicle will not be released until all parking fines are paid.

1407.3.14 ~~Authority to Establish Parking Time Limits~~ Parking with Left Side to Curb, Exception

- No motor vehicle shall be parked with its left-hand side to the curb, except on designated one-way streets unless specifically prohibited by this ordinance.

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~~Two-Hour:~~ Beginning at the intersection of West Broadway and ending at intersection of Main Street and Lee Road.

~~The municipal mini-mall parking lot on the westerly side along U.S. Route 2, first row, (adjacent to the sidewalk) shall be limited to two-hour parking.~~

~~15-Minute:~~ The area that directly parallels the front of the mini-mall building known as 25, 27, & 29 Main St. (Map 137 Lot 071) shall be designated parallel parking. Those spaces shall be limited to 15-minute parking.

~~The Police Chief or Public Safety Director may, with the consent of the Council, establish time limits on the parking of motor vehicles on all public ways. Such time limits shall be conspicuously posted.~~

1407.3.15 Authority to Establish Parking Time Limits Overtime Parking⁸

~~No person shall stop, stand, or park a motor vehicle in excess of the established and posted time limit.~~

~~(a) No Person shall leave abandoned any motor vehicle on Town of Lincoln owned properties. A motor vehicle shall be deemed abandoned after a 7-day period. The motor vehicle shall be towed at registered owners' expense and at the discretion of the Police Chief and/or Public Works Director.~~

- Two-Hour Parking: West Broadway to Main Street & Lee Road.
- Mini Mall: First row (adjacent to sidewalk) limited to two-hour parking.
- 15-Minute Parking: Spaces parallel to 25, 27, & 29 Main St.
- The Police Chief may establish parking time limits with Council approval.

1407.3.16 Overtime Parking & Abandoned Vehicles

- No person shall park a vehicle beyond posted time limits.
- Abandoned vehicles (left on Town property for 7+ days) may be towed at the registered owner's expense at the discretion of the Police Chief or Public Works Director.

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⁸Council approved change 2-11-2022

TOWN COUNCIL
AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10th, 2025

Today's Date: February 18th, 2025

Department: **Police Department**

Department #: **0302**

Request: I am requesting full Council approval regarding an older forfeiture recently identified during our work in the evidence room. This forfeiture stems from a 2015 case involving a search warrant.

Please see attached memo and documentation for further explanation.

Action Needed From Council:

Approval

Is This Item Budgeted: **N/A**

Was This A Bid Process:

Lowest Bid:

Is Public Hearing Required:

If So What Dates:



Lincoln Police Department



Lee Miller
Chief of Police

Date: February 14th, 2025
To: Full Council *Rlu*
From: Lee Miller, Chief of Police
Cc: Rick Bronson, Town Manager
RE: Criminal Forfeiture – Megyn Voisine

I am requesting full Council approval regarding an older forfeiture recently identified during our work in the evidence room. This forfeiture stems from a 2015 case involving a search warrant.

The Town of Lincoln, Maine, acting through its municipal officers, hereby grants approval pursuant to 15 M.R.S.A. § 5824(3) and § 5826(6) to transfer the forfeited amount of \$1,177.00 in U.S. currency to the Lincoln Police Department. This approval is based on the department's substantial contribution to the investigation of this case or a related criminal matter.

These funds will be placed in our separate criminal forfeiture account and will be used solely by the Police Department in accordance with applicable laws and regulations.

Please see attached documentation.

STATE OF MAINE
OFFICE OF THE DISTRICT ATTORNEY
PROSECUTORIAL DISTRICT V



R. CHRISTOPHER ALMY
District Attorney

CHELSEA LYNDIS
Deputy District Attorney

PENOBSCOT COUNTY
(207) 942-8552
Fax (207) 945-4748

PISCATAQUIS COUNTY
(207) 564-2181
Fax (207) 564-6503

PENOBSCOT COUNTY
97 Hammond Street ♦ Bangor, Maine 04401-4990

February 14, 2025

Chief Lee Miller
Lincoln Police Department
1 Adams Street
Lincoln, Maine 04457

Re: State of Maine vs. Megyn Voisine
Required Vote of Municipal Officers/Approval of Transfer of Forfeiture Assets

Dear Chief Miller,

Enclosed please find a draft Approval form for submission to the municipal officers.

Please inform the municipal officers that:

- A. 15 M.R.S.A. §5824(3) requires that, before any forfeitable item may be transferred to a State Agency, County or Municipality, the municipal legislative body must publicly vote to accept the item(s) **if subsequently ordered forfeited by the Court**;
- B. As with all forfeitures, an approval of a transfer by the municipal legislative body does not guarantee either that the Defendant(s) *In Rem* will in fact be forfeited or, if forfeited, that the Court will order the item(s) transferred to the approving Department, Agency, County or Municipality. The municipal legislative body's approval only signifies that, if the Defendant(s) *In Rem* are in fact ordered forfeited and, if the State and the Court agree to a transfer of all or part of the Defendant(s) *In Rem* to a Department, Agency, County or Municipality based upon the "*substantial contribution*" of that Department, Agency, County or Municipality, then that entity is in fact, willing to accept the Defendant(s) *In Rem* or portions thereof. In order to streamline what is otherwise a cumbersome forfeiture process, it is our practice to seek State, county or municipal approval in anticipation of the final order of forfeiture. However, final forfeiture is not guaranteed and both the municipal legislative body and the law enforcement agency involved are **cautioned** that they **should not encumber** funds or property until a Final Order granting them lawful title to the property is delivered to them;

- D. Under the provisions of the Forfeiture Statute, if the municipal legislative body fails to approve a transfer in a timely manner, any forfeited items shall be transferred to the State of Maine General Fund.

Assuming your municipal legislative body does grant its approval, kindly see to it that the accompanying form is signed by the appropriate person and is "embossed" with the seal of the municipality. Then, please return the **original** to me for filing, and retain a copy for your records.

My sincere thanks for your attention to this matter. Should you have any questions, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink that reads "R. Christopher Almy". The signature is written in a cursive, flowing style.

R. Christopher Almy
District Attorney

RCA/klh

enc.

STATE OF MAINE
Penobscot, ss

PENOBSCOT COURT
Criminal Action
Docket No. CR-15-522

STATE OF MAINE

v.

MEGYN VOISINE

Defendant

and

\$1177.00 in U.S. Currency

Defendant(s) In Rem

}
}
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}

Municipality of Lincoln
Approval of Transfer
15 M.R.S.A. §5826(6) &
§5822(4)(A)

NOW COMES the Town of Lincoln, Maine, by and through its municipal officers, and does hereby grant approval pursuant to 15 M.R.S.A. § 5824(3) & §5826(6) to transfer the above captioned \$1177.00 in U.S. Currency to the Lincoln Police Department on the grounds that the Lincoln Police Department did make a substantial contribution to the investigation of this or a related criminal case.

WHEREFORE, the Town of Lincoln, Maine does hereby approve of the transfer of the Defendant(s) in Rem, pursuant to 15 M.R.S.A. § 5824(3) & §5826(6) by vote of the Lincoln municipal legislative body on or about

Dated: _____

Chairperson/Mayor/Councilman/Clerk
Municipality of Lincoln
Lincoln, Maine
(Impress municipal legislative body seal here)

YR: 25 MO: 3 ITEM # 14

TOWN COUNCIL
AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10th, 2025	Today's Date: February 25th, 2025
Department: Police Department	
Department #:	0302

Request: Request for body cameras, please see attached memo.

Action Needed From Council:

Discussion

Is This Item Budgeted: **No**

Was This A Bid Process:

Lowest Bid:

Is Public Hearing Required: **No**

If So What Dates:



Lincoln Police Department



Lee Miller
Chief of Police

To: Town Council

From: Chief of Police Lee Miller 

CC: Richard Bronson, Town Manager

Date: February 24th, 2025

Re: Body Camera Request

Council Members,

I had originally planned to address the implementation of body-worn and in-car camera systems during the capital budget discussions, but due to recent events, I strongly believe we need to prioritize this matter immediately. It is essential that we implement a reliable and effective camera system as soon as possible to ensure the safety of our officers and the community, as well as to mitigate potential liability for the town.

Current Situation

Upon my arrival, I was informed that the previous chief had purchased body cameras from Amazon and that our current in-car system is inadequate. The in-car system, which also functions as the rearview mirror, has fallen off the windshield, creating a significant blind spot and safety hazard. Additionally, this system has led to issues with discovery during legal proceedings, further underscoring the need for an upgrade.

Quotes and Options

I have obtained two quotes so far and am working on a third:

- **LensLock:** \$117,885 (includes in-car camera system). This quote was handled by Mark, and I do not have prior experience with this company. I am meeting with them soon
- **Axon:** \$95,394, which can be paid over five years at approximately \$19,078 per year. An additional in-car system which I would hope to implement within the next year or so at a cost of \$15,275.20 per year for five years.
- **Getac:** 116,126 (includes in-car camera system).

21 Fleming Street Lincoln, ME 04457
P. 207.794.8455 – F. 207.794.1927
www.lincolnmaine.org



Lincoln Police Department



Lee Miller
Chief of Police

Why Axon?

I am very familiar with Axon, having used their system for the past five years with great success. Axon's system offers several critical features that make it the best choice for our department:

- **Automated Activation:** The cameras activate when emergency lights are turned on, when an officer draws their firearm, or when a Taser is armed.
- **Reliability:** The system is durable, reducing technical failures that could compromise evidence collection and officer accountability.
- **Storage & Refresh Cycle:** A significant portion of the cost is associated with secure video storage. Axon provides a technology refresh at 2.5 years and again at year 5, ensuring our equipment remains up to date.
- **Live-Streaming Capability:** Officers can activate live-streaming in critical incidents, providing real-time situational awareness. This is particularly valuable when an officer cannot reach someone via radio or requires immediate supervisory oversight.
- **Liability Reduction:** Having high-quality footage reduces officer complaints, enhances use-of-force review processes, and protects the department and town from civil liability.

Conclusion

The need for a reliable body-worn and in-car camera system is long overdue. Implementing the Axon system will enhance officer safety, improve evidence collection, and ensure greater transparency and accountability. I urge the council to act on this matter now rather than waiting for until getting through the budget process meaning we could not get cameras until possibly fall.

I welcome any questions or discussions on this matter and appreciate your understanding to this urgent issue.

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 15

AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10, 2025	Today's Date: February 28, 2025
Department: Public Works	
Department #: 0406	

Request:**Re-affirm Dump Truck lease and financing (0406)**

Re-affirm entering into a lease agreement with Machias Savings at 5.57% for the purpose of leasing a 2024 Western Star model 4700 Tandem Axle Dump Truck. Initial lease payment to come from Reserve Funds accumulated over a three-year period, account number G2-0219-00, in the amount of \$ 44,696.94. Subsequent payments to come from the yearly operating budget. The Treasurer or the Town Manager will sign the agreement on behalf of the Town Council.

Action Needed From Council: Reaffirm Dump Truck purchase and financing, This was originally approved by the Council on December 12, 2022

Is This Item Budgeted: Yes	
Was This A Bid Process: Yes	Lowest Bid: Yes
Is Public Hearing Required: No	
If So What Dates: N/A	

Machias Savings

2/24/2025 11:35 AM Page 1

Rate Period: Exact Days

Town of Lincoln

Truck loan with 44,696.94 down

5 annual payments beginning 10/1/2025

Nominal Annual Rate: 5.570%

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	2/24/2025	217,821.06	1		
2 Payment	10/1/2025	50,122.48	5	Annual	10/1/2029

AMORTIZATION SCHEDULE - U.S. Rule (no compounding), 360 Day Year

	Date	Payment	Interest	Principal	Balance
Loan	2/24/2025				217,821.06
1	10/1/2025	50,122.48	7,380.69	42,741.79	175,079.27
2025 Totals		50,122.48	7,380.69	42,741.79	
2	10/1/2026	50,122.48	9,887.36	40,235.12	134,844.15
2026 Totals		50,122.48	9,887.36	40,235.12	
3	10/1/2027	50,122.48	7,615.14	42,507.34	92,336.81
2027 Totals		50,122.48	7,615.14	42,507.34	
4	10/1/2028	50,122.48	5,228.88	44,893.60	47,443.21
2028 Totals		50,122.48	5,228.88	44,893.60	
5	10/1/2029	50,122.48	2,679.27	47,443.21	0.00
2029 Totals		50,122.48	2,679.27	47,443.21	
Grand Totals		250,612.40	32,791.34	217,821.06	

Last interest amount decreased by 0.02 due to rounding.

Machias Savings

2/24/2025 11:35 AM Page 1

Rate Period:	Exact Days	Town of Lincoln
Nominal Annual Rate:	<u>5.570%</u>	Truck loan with 44,696.94 down
		<u>5 annual payments beginning 10/1/2026</u>

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	2/24/2025	217,821.06	1		
2 Payment	10/1/2026	52,861.85	5	Annual	10/1/2030

AMORTIZATION SCHEDULE - U.S. Rule (no compounding), 360 Day Year

	Date	Payment	Interest	Principal	Balance
Loan	2/24/2025				217,821.06
2025 Totals		0.00	0.00	0.00	
1	10/1/2026	52,861.85	19,681.83	33,180.02	184,641.04
2026 Totals		52,861.85	19,681.83	33,180.02	
2	10/1/2027	52,861.85	10,427.35	42,434.50	142,206.54
2027 Totals		52,861.85	10,427.35	42,434.50	
3	10/1/2028	52,861.85	8,052.92	44,808.93	97,397.61
2028 Totals		52,861.85	8,052.92	44,808.93	
4	10/1/2029	52,861.85	5,500.39	47,361.46	50,036.15
2029 Totals		52,861.85	5,500.39	47,361.46	
5	10/1/2030	52,861.85	2,825.70	50,036.15	0.00
2030 Totals		52,861.85	2,825.70	50,036.15	
Grand Totals		264,309.25	46,488.19	217,821.06	

Last interest amount decreased by 0.02 due to rounding.

Machias Savings

2/24/2025 11:37 AM Page 1

Rate Period: Exact Days

Town of Lincoln

Truck loan with 44,696.94 down

6 annual payments beginning 10/1/2025

Nominal Annual Rate: 5.620%

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	2/24/2025	217,821.06	1		
2 Payment	10/1/2025	42,934.07	6	Annual	10/1/2030

AMORTIZATION SCHEDULE - U.S. Rule (no compounding), 360 Day Year

	Date	Payment	Interest	Principal	Balance
Loan	2/24/2025				217,821.06
1	10/1/2025	42,934.07	7,446.94	35,487.13	182,333.93
2025 Totals		42,934.07	7,446.94	35,487.13	
2	10/1/2026	42,934.07	10,389.49	32,544.58	149,789.35
2026 Totals		42,934.07	10,389.49	32,544.58	
3	10/1/2027	42,934.07	8,535.08	34,398.99	115,390.36
2027 Totals		42,934.07	8,535.08	34,398.99	
4	10/1/2028	42,934.07	6,593.02	36,341.05	79,049.31
2028 Totals		42,934.07	6,593.02	36,341.05	
5	10/1/2029	42,934.07	4,504.27	38,429.80	40,619.51
2029 Totals		42,934.07	4,504.27	38,429.80	
6	10/1/2030	42,934.07	2,314.56	40,619.51	0.00
2030 Totals		42,934.07	2,314.56	40,619.51	
Grand Totals		257,604.42	39,783.36	217,821.06	

Last interest amount increased by 0.04 due to rounding.

Machias Savings

2/24/2025 11:38 AM Page 1

Rate Period: Exact Days

Town of Lincoln

Truck loan with 44,696.94 down

6 annual payments beginning 10/1/2026

Nominal Annual Rate: 5.620%

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	2/24/2025	217,821.06	1		
2 Payment	10/1/2026	45,300.74	6	Annual	10/1/2031

AMORTIZATION SCHEDULE - U.S. Rule (no compounding), 360 Day Year

	Date	Payment	Interest	Principal	Balance
Loan	2/24/2025				217,821.06
2025 Totals		0.00	0.00	0.00	
1	10/1/2026	45,300.74	19,858.50	25,442.24	192,378.82
2026 Totals		45,300.74	19,858.50	25,442.24	
2	10/1/2027	45,300.74	10,961.85	34,338.89	158,039.93
2027 Totals		45,300.74	10,961.85	34,338.89	
3	10/1/2028	45,300.74	9,029.87	36,270.87	121,769.06
2028 Totals		45,300.74	9,029.87	36,270.87	
4	10/1/2029	45,300.74	6,938.47	38,362.27	83,406.79
2029 Totals		45,300.74	6,938.47	38,362.27	
5	10/1/2030	45,300.74	4,752.57	40,548.17	42,858.62
2030 Totals		45,300.74	4,752.57	40,548.17	
6	10/1/2031	45,300.74	2,442.12	42,858.62	0.00
2031 Totals		45,300.74	2,442.12	42,858.62	
Grand Totals		271,804.44	53,983.38	217,821.06	

Last interest amount increased by 0.01 due to rounding.

Freightliner of Maine

January 10, 2025

FORMAL PROPOSAL

OBLIGOR: TOWN OF LINCOLN, ME

- ✓ This is a finance/ownership contract with vendor guaranteed buyback.
- ✓ Fixed interest rate for the seven (7) year term.

EQUIPMENT: ONE (1) NEW WESTERN STAR 47X WITH EVEREST SIDE DUMP SPREADER BODY

OPTION 1

Acquisition Cost:	\$262,518.00	Term:	Seven (7) years	First Payment Due:	At Closing
Down Payment:	\$ 0.00	Payment Mode:	Annual	Payment Amount (1-6):	\$44,696.94
Trade In:	\$ 0.00	Interest Rate:	6.570%	Final Payment Due:	One Year After 6 th Payment
Principal Balance:	\$262,518.00			Final Payment Amount (7):	\$47,500.00

- This is a proposal only and is not a commitment to finance. This proposal is subject to credit review and approval and proper execution of mutually acceptable documentation.
- Failure to consummate this transaction once credit approval is granted and the documents are drafted and delivered to Obligor may result in a documentation fee being assessed to the Obligor.
- This transaction must be credit approved, all documents properly executed and returned to Freightliner of Maine and the transaction funded on ALL proposals on or before January 23, 2025. If funding does not occur within that time-frame, or there is a change of circumstance which adversely affects the expectations, rights, or security of Obligor or its assignees, then Obligor or its assignees reserve the right to adjust and determine a new interest rate factor and payment amount, or withdraw this proposal in its entirety. Should there be a significant change in market rates at any time prior to funding of the transaction, Baystone Government Finance reserves the right to adjust the Interest Rate quoted above.
- This transaction must be designated as tax-exempt under Section 103 of the Internal Revenue Code of 1986 as amended.
- **OBLIGOR'S TOTAL AMOUNT OF TAX-EXEMPT DEBT TO BE ISSUED IN THIS CALENDAR YEAR WILL NOT EXCEED THE \$10,000,000 LIMIT, OR THE INTEREST RATE IS SUBJECT TO CHANGE.**

FREIGHTLINER OF MAINE

TOWN OF LINCOLN, ME

Signature

Title

Signature

Title

Date

Date

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 16

AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: 3-10-2025

Today's Date: 2-24-2025

Department: Economic Development Two motions

Department #: 0103

Request:

To approve the Town entering into financing with Maine DECD ("Lender") in the amount of \$500,000.00 for remediation on Tax Map 64, Lot 20-7 (Parcel 7 at the former Lincoln Pulp & Tissue Mill property) (the "Property") owned by Lincoln Mill Environmental Recovery Corporation (the "Loan"), on substantially the same terms as are contained in the commitment letter dated October 31, 2024.

To approve the Town pledging such of its assets to Lender as Lender shall require in order to secure the Loan, in addition to LMERC granting a mortgage on the Property.

Action Needed From Council: To approve the loan of the Lincoln Mill Environmental Recovery Corporation and the Town securing the loan. Loan repayment terms are the same as the other remediation loan. Repayment begins when the Town starts turning a profit on the mill site.

Is This Item Budgeted: No

Was This A Bid Process: Lowest Bid:

Is Public Hearing Required: no

If So What Dates:

TOWN COUNCIL
AGENDA REQUEST

YR: 25 MO: 3 ITEM # 17

*** Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.**

Council Meeting Date: 03-10-2025	Today's Date: 02-28-2025
Department: Economic Development	
Department #: 0103	

Request:

To award the bid for remediation for containments on parcel 3East at the mill site to Campbell Environmental Group. This project is being funded through a \$5,000,000. EPA Grant.

This project went out to bid. Sixteen requests were sent out, 3 proposals were received. The bids were forwarded to the Lincoln Lakes Innovation Corp. Of the three bids all were very competitive and very comparable. Campbell Environmental Group is recommended due to their experience with past projects at the mill site. They have conducted both phase I and phase II environmental studies on the mill site, as well as successfully remediating the Biofine site and are currently under contract to dewater the lagoons. The bids are attached.

Action Needed From Council: To award the bid to Campbell Environmental group

Is This Item Budgeted: EPA Grant	
Was This A Bid Process: Yes	Lowest Bid:
Is Public Hearing Required: No	
If So What Dates:	

CAMPBELL
ENVIRONMENTAL GROUP

January 31, 2025

Ms. Ruth Birtz
29 Main Street
Lincoln, Maine 04457

Re: Request for Proposals
Parcel 3 East Brownfields Clean-Up Program

Dear Ruth,

Campbell Environmental Group, Inc., (CEG) is pleased to present this proposal to the Town of Lincoln. CEG is a Maine owned business with significant experience in providing services to support Brownfields Assessment Grants and Cleanup Grants. This proposal outlines our experience, qualifications, and approach to assist the Town in successfully performing their United States Environmental Protection Agency Brownfields Cleanup Grant.

In support of our proposal, we would like to stress:

- **CEG has more experience than anyone at performing Brownfields work on Maine paper mills;**
- **CEG has more experience than anyone at performing investigation and cleanup at the Lincoln Paper and Tissue Mill (LP&T);**
- **CEG has more experience than anyone in Maine at working with polychlorinated biphenyls;**
- **CEG has successfully completed a cleanup project nearly twice the size of this grant; and**
- **CEG, in the hundreds of Brownfields projects completed, has never been over budget.**

Rich Campbell is our proposed project manager to assist the Town of Lincoln in completing this project. He has managed numerous Brownfields Grants, has identified and assisted in acquiring significant funding to Brownfields, and brings a wide breadth of experience to our project team. He will be the Town of Lincoln's primary point of contact and will focus on ensuring that all components of the project are completed on time and within budget. The CEG project team has already completed Brownfields cleanup and or assessments on most of the Penobscot River paper mills including the:

- Verso Mill, in Bucksport;
- Eastern Fine Paper, in Brewer;
- Saint Regis Paper Mill, in Howland; and
- Lincoln Paper and Tissue Mill, in Lincoln

The CEG team of professionals includes: Aaron Brignull, Dick Hall, Carson Theriault, Terry Connelly, and Kevin Hardwick. Our staff has significant USEPA Brownfields experience and the majority of our team has worked together for more than 20 years. For this project we are also partnering with Eben Henderson, owner of Eastern Maine Environmental, a fully licensed asbestos abatement company. We have worked with Eben for many years and he provides asbestos evaluation and cleanup services for industrial and commercial properties. Eben is a Maine Licensed Asbestos Abatement Professional and has previously assisted CEG on a variety of tasks associated with the Lincoln Mill including assessment and cleanup planning we conducted at the former LP&T Biofine portion of Parcel 2.

All applicable CEG staff have appropriate Occupational Safety and Health Administration (OSHA) training to perform necessary field work. We are well versed in relevant standard operating procedures including the handling of hazardous materials and have excellent health and safety records. Our staff experience ranges from 20 to over 30 years and our project team has been continuously working together on Brownfields sites since 2004.

CEG has successfully completed site assessments of large scale paper mills throughout the State for a variety of Brownfields grant recipients and private companies. The grant recipients include:

- ▲ The Maine Department of Environmental Protection (MEDEP) for Eastern Fine Paper in Brewer and the St. Regis Paper Mill in Howland;
- ▲ Hancock County Planning Commission (HCPC) and Eastern Maine Development Corporation (EMDC) for the Verso Paper Mill in Bucksport. To complete redevelopment at this site we also provided Phase I and II Environmental Site Assessment services to Whole Oceans, Maine Maritime Academy, and AIM Development USA; and
- ▲ Eastern Maine Development Corporation (EMDC), Maine Department of Economic and Community Development, Lincoln Forest Products Innovation Corporation, Sustainable Lincoln Corporation, and the Town of Lincoln, for the Lincoln Paper and Tissue Mill (LP&T), in Lincoln.

CEG has completed over 150 USEPA Brownfields funded environmental site assessments, revolving loan fund projects, and cleanups in Maine, and has provided environmental services at nearly 950 sites in Maine, New Hampshire, and New York, collectively. Over 100 of these sites have been located in northern Maine. We are currently working on numerous projects in Penobscot County and are very familiar with the area and economic conditions. In fact, Rich Campbell served as a Task Force Member in the most recent EMDC Comprehensive Economic Development Strategy.

If you have any questions regarding our proposal, please do not hesitate to call, we look forward to talking to you.

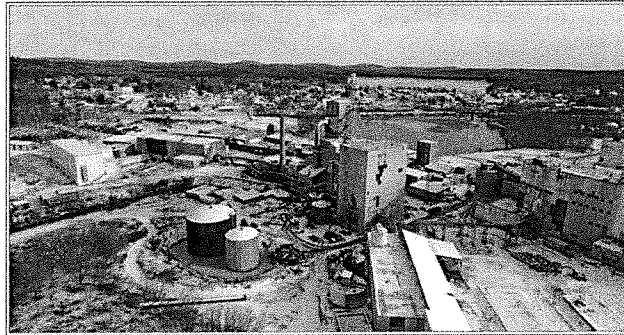
Sincerely,



Richard Campbell
Maine Licensed Geologist
President

1.0 Firm Name and Brief Description of Firm

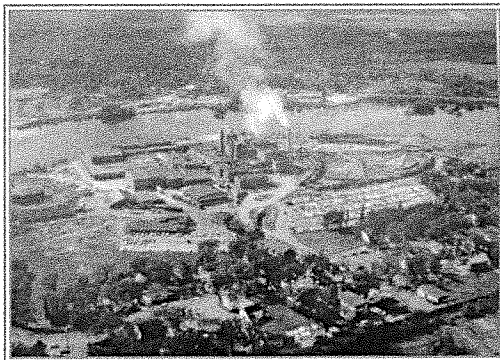
Campbell Environmental Group, Inc. (CEG) is a small Maine owned and operated company located at 173 Gray Road in Falmouth, Maine, with a phone number of 207-253-1990. We specialize in performing Phase I and Phase II Environmental Site Assessments (ESAs) and facilitating redevelopment efforts through remediation planning and implementation. We have supported thirteen Maine organizations in successfully completing nearly 50 United States Environmental Protection Agency (USEPA) funded Brownfields Grants. Almost all of these organizations have been successfully awarded multiple Brownfields Grants including Community Wide Hazardous



Lincoln Paper and Tissue Mill

Assessment, Petroleum Brownfields Assessment, Site-Specific Assessment, Cleanup, Targeted Brownfields Assessment, Revolving Loan Fund, and Tribal Response Grants. As part of these grants, we have completed or are in the process of completing services at over 150 Maine Brownfields properties. We have been working cooperatively with the USEPA and the Maine Department of Environmental Protection (MEDEP) on the Brownfields program for over 20 years. We have also worked with numerous private parties to support redevelopment efforts at commercial properties throughout the State. As part of our Brownfields work, we have successfully leveraged considerable funds from private, state, and alternate federal revenue sources. These funds have helped to investigate, remediate, and redevelop sites.

CEG is a partner with Kansas State University for the USEPA National Technical Assistance To Brownfields Grant. As a partner, we provide training and educational services to Brownfields professionals from Alaska to Florida. We have conducted Brownfields educational presentations at seven national Brownfields conferences. CEG has also provided Brownfields training seminars in South Hampton, New York; Philadelphia, Mississippi; Anchorage, Alaska; and Fairbanks, Alaska. Additionally, we have presented a national webinar titled, *Brownfields In Your Backyard*, which included participation from over 50 federally recognized tribes, universities, and government agencies across the nation. In



Eastern Fine Paper, Brewer

2023, CEG was selected to provide remote educational Brownfields classes to students at the University of California, Los Angeles (UCLA).

Since our founding in 1999, we have provided environmental services at approximately 950 sites. CEG has conducted Brownfields Phase I and II ESAs, in addition to cleanup activities, on most of the Penobscot River paper mills. These include the Verso Paper Mill in Bucksport, Eastern Fine Paper in Brewer, Saint Regis Paper Mill in Howland, and the Lincoln Paper and Tissue Mill in Lincoln.

2.0 Contact Person

Rich Campbell, CEG President and Maine Licensed Geologist, will be your primary point of contact. He has an email address of rcampbell@cegenvironmental.com and a phone number of 207-253-1990.

3.0 Description of Proposed Project

Task 1: Cooperative Agreement Oversight

CEG will follow all Brownfields processes and procedures, which will include recognizing the partnership between USEPA, MEDEP and the Town of Lincoln. As a result, CEG will ensure that all parties are adequately informed and have had the time and opportunity to provide any necessary review or relevant technical feedback. CEG will also assist the Town in preparing reports, maintaining records, and coordinating reimbursements required by the USEPA. This will include the preparation of mandatory quarterly reports and final grant closure documentation.

"Thank you for the close working relationship and good communications I feel we had during this project. I very much appreciate your people's hard work and good input in getting this unusual project done, they showed a good ability to improvise." Stephen Brezinski, OHMS Specialist MEDEP (Project-International Woolen/Sanford)

Task 2: Community Engagement & Outreach

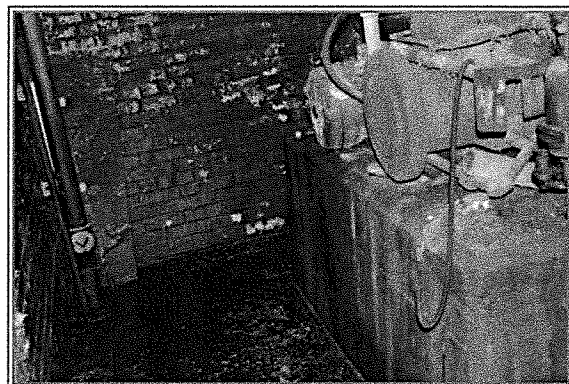
CEG will assist the Town in administering tasks outlined in their existing Community Involvement Plan. CEG previously completed this plan for other portions of the Mill. The plan will guide the outreach process, helping us to keep the community invested in the project and updated on relevant site activities. It will also provide an opportunity for essential community feedback. CEG will hold and attend at least two public meetings, answer pertinent questions, and be responsible for maintaining the required information repository.

Task 3: Bid Document Preparation and Bid Review — Remediation of Building #23 and Parcel 3 East

CEG will prepare final contractor bidding documents necessary for the remediation of Building #23. These documents will be reviewed and approved of by the Town. The bid specifications will be forwarded to qualified contractors through our approved procurement process. CEG will also conduct a pre-bid site visit with contractors; review contractor bids; and work with the Town to select the best contractor for waste remediation.

Task 4: Waste Removal and Capping

CEG will perform necessary monitoring and quality assurance of disposal and capping activities at the site. CEG will also complete all necessary project reporting to ensure compliance with relevant plans, bid specifications, and regulatory requirements. This will include the review and approval of relevant requisitions and documents for grant compliance. The majority of work to be completed for the Town will be in eliminating environmental



Basement of Building #23

risks posed by asbestos, polychlorinated biphenyls (PCBs), lead-based paint, universal wastes, and hazardous wastes located within Building #23. The most comprehensive evaluation of environmental issues associated with Building #23 was completed by KGSNE JV II, LLC (KGSNE) of Marlborough, Massachusetts, during the summer and spring of 2024. This work was conducted as part of a USEPA Targeted Brownfields Assessment Grant and **KGSNE estimated the total costs for remediating wastes associated with Building #23 ranged from \$5.4 to \$7.5 million (M).**

KGSNE subdivided the cost estimates to complete the remediation as follows: asbestos \$4.0 M, PCBs \$1.5 M, lead-based paint \$10,000, and universal and or hazardous wastes \$500,000. Prior to the KGSNE report, CEG evaluated Building #23 for potential remedial alternatives. During this process, CEG drafted an Analysis of Brownfields Cleanup Alternatives (ABCA), dated August 16, 2023. This document describes several remedial options for Building #23. CEG has also evaluated the underlying KGSNE data used to generate cost estimates. Based on the available information, CEG



Asbestos in Building #23

intends to employ a strategy designed to significantly reduce the cost of anticipated PCB remediation at the Site. CEG previously employed the same strategy to complete the cleanup of similarly impacted PCB materials at the Verso Paper Mill in Bucksport, another USEPA Brownfields site. To address the lead-based paint, CEG will also significantly reduce the KGSNE estimated costs, using our experience and knowledge of the MEDEP's Asbestos and Lead Hazard Prevention Program and regulations. All asbestos abatement at the Site will be conducted in accordance with the Code of Maine Rules, Maine Department of Environmental Protection Chapter 425 Solid Waste Management Rules: Asbestos Management Regulations (06-096 CMR 425). Abatement activities will be performed by our certified asbestos abatement partner. A certified Asbestos Air Monitor will provide abatement oversight, background/ambient air sampling, a final visual inspection, and final-clearance air sampling during, and at the completion, of abatement activities. A detailed list of asbestos containing materials is found in the KGSNE report. Our partner's lower billing rate for asbestos abatement will be combined with cost savings realized by the use of an approved on-site disposal cell. In addition to these savings, CEG anticipates selecting the lowest bidding contractor for the removal of additional hazardous and universal waste identified at the Site. Petroleum wastes not identified by KGSNE, located in the building's basement, will be remediated using a low-cost in-place capping solution. CEG anticipates these combined strategies will result in a cost savings of at least \$3 M from KGSNE estimates. CEG is confident that remediation at the Site can be completed for less than the awarded \$5 M grant. At the completion of the asbestos work, CEG will draft bid specifications for the building demolition. CEG will also supervise demolition of the building. As this is not a construction project, CEG does not believe the Build America Buy America Act (BABA) will apply to this project. Davis Bacon wages, however, are appropriate and will be followed. Upon our successful completion of this project, Building #23 and all associated waste will have been removed from the Site, with the exception of wastes capped inside the former basement.

As part of the remedial process, CEG will assist the property owner in applying for liability protection through the MEDEP's Voluntary Response Action Program (VRAP). Following successful remediation of the Site, the MEDEP VRAP will issue a site completion certificate demonstrating to any future owners or prospective purchasers that no further environmental remediation work is required.

4.0 Experience and Success Obtaining Funding

CEG has been integral in a range of Brownfields grantees obtaining millions of dollars in funding. In our role as a Qualified Environmental Professional consulting for the Town of Lincoln, we will assist in identifying loans, grants, or other funding opportunities that might be used to support or promote Lincoln's economic development plans. Historically, we have succeeded in obtaining additional funds through private, state, and federal agencies in support cleanup and assessment activities.

At a minimum, this process would include discussions with USEPA, MEDEP, Eastern Maine Development Corporation (EMDC), Maine Community Development, Northern Border Regional Council, Coastal Enterprises, Maine State Agencies, and private companies such as American Iron and Metal. We have participated in and been the primary author of numerous USEPA and Maine Department of Economic and Community Development (MEDECD) Brownfields grants. While not all grant submissions have been successful, we have contributed to numerous Brownfields awards including Cleanup Grants, Revolving Loan Fund, Site-Specific and Community Wide Assessment, Targeted Brownfield Assessment, Area-Wide Planning, Tribal Response grants, and one Technical Assistance Training and Research Grant. CEG has played a central role in drafting winning Brownfields grants for Non-Profit Corporations, Municipalities, Regional Planning Organizations, Economic Development Corporations, a university, and federally recognized American Indian tribes.



Building #23 Interior asbestos material

Specific examples of CEG's most recent successes include the Town of Lincoln, and the Friends of the Boat School Marine Trades Development Corporation (Friends of the Boat School) located in Eastport, Maine. CEG was able to assist Friends of the Boat School in drafting a Brownfields Cleanup Grant resulting in the award of \$675,000 in funding. CEG also facilitated a collaboration with the Passamaquoddy Tribal Brownfields Program resulting in approximately \$60,000 in supplemental funding to Friends of the Boat School, and the MEDEP Brownfields Program, resulting in \$100,000 in additional cleanup funding.

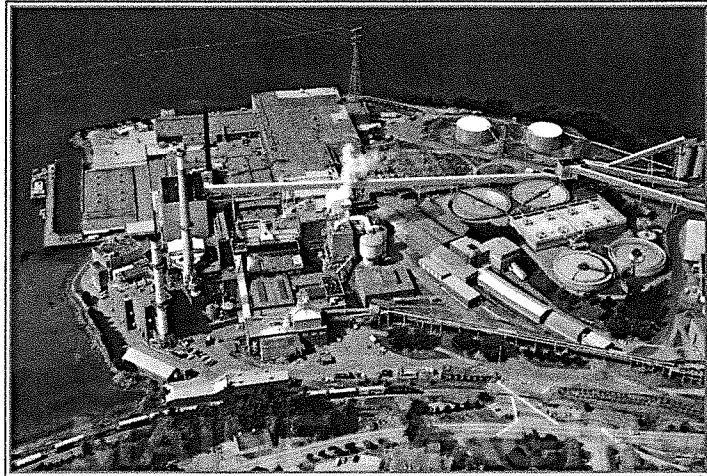
MEDEP Hydrogeologic Consultant Review
"Overall Work Performance-Excellent. Comments- Nice job coordinating with property owners and keeping the Department up to date on progress."
Christopher Fournier, MEDEP Project Manager
(Project-Former Daggett's Store, Topsfield & Tideway Market, Hancock)

CEG assisted the Town of Lincoln and the Lincoln Paper and Tissue Mill (LP&T) in securing Brownfields Community Wide Assessment grants for EMDC and the Town, as well as a Brownfields Site Specific

Assessment Grant for LP&T, a Brownfields Targeted Brownfields Assessment Grant for LP&T, a MEDECD Brownfields Cleanup Grant for the Biofine parcel, two EMDC Brownfields Revolving Loan Fund Grants for Parcels 5, and Building #22, the current Brownfields Cleanup Grants for Parcel 2 and Parcel 3 East, and pending grants for the remaining LP&T parcels.

5.0 Experience and Success on Brownfields Redevelopment

CEG has been involved in all phases of Brownfield redevelopment, ranging from the initial development of a Brownfields Site Inventory to reclamation of sites following remediation. We have supported over 150 Brownfields sites including most of the Penobscot River paper mills. CEG has helped to secure financing, identified and obtained funding for cleanup and assessment, completed assessments, completed cleanups, and assisted with future planning with the grantee and final occupant(s) of the property. These services have been completed for Southern Maine

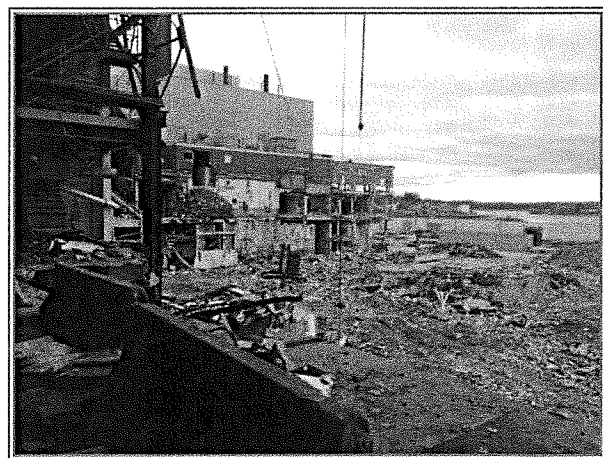


Bucksport Mill Brownfields Site

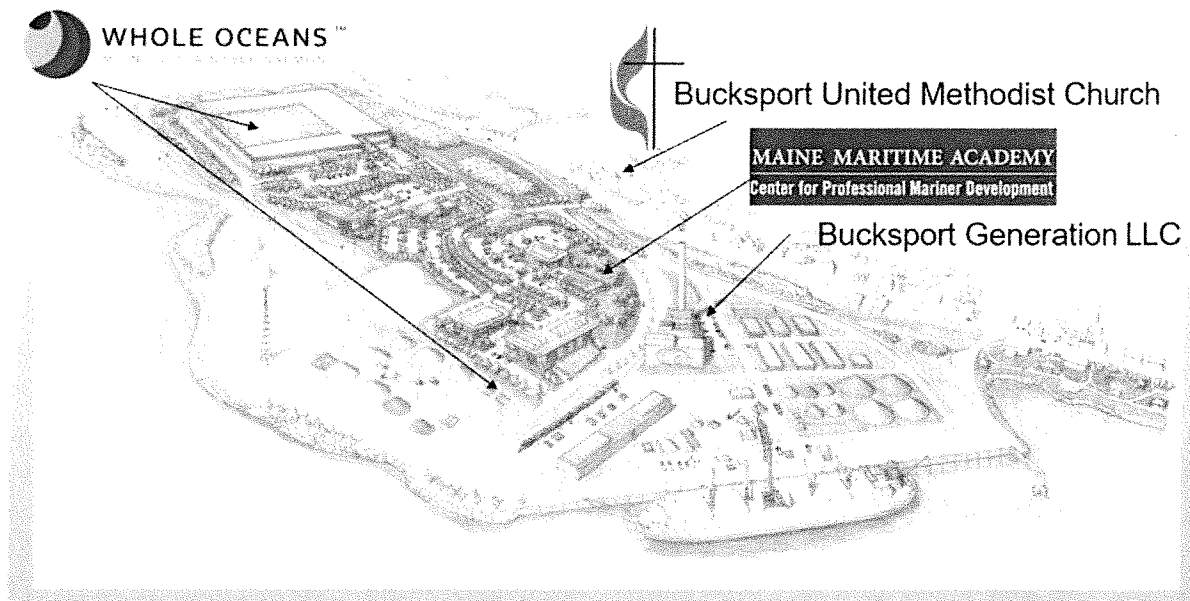
Planning and Development Commission, Androscoggin Valley Council of Governments (AVCOG), the Cities of Westbrook, Hancock, Lincoln, and Sanford, the MEDEP, MEDECD, the Passamaquoddy Tribe, Penobscot Indian Nation, the Houlton Band of Maliseet Indians, the Shinnecock Indian Nation, Hancock County Planning Commission (HCPC), the Portland Harbor Commission, Friends of the Boat School, and Eastern Maine Development Corporation.

CEG's redevelopment experience includes assisting with the financing process and construction of a new retirement home, as well as the expansion and establishment of various new businesses on Brownfields Sites.

Following demolition of most of the buildings at the former Verso Paper Mill in Bucksport, CEG assisted in acquisition and transfer of individual parcels of the Site. This included the establishment of new learning center for Maine Maritime Academy and the acquisition of land and cleanup of PCB-impacted building structures for Whole Ocean. CEG also helped in establishing Biofine Development Northeast as a future tenant at a portion of the Lincoln Paper and Tissue Mill site through cleanup actions.



Demolition of Bucksport Mill



Bucksport Mill Brownfields Site Redevelopment

6.0 Proposed Staff

Richard Campbell, Project Manager and Maine Licensed Geologist – He has a Bachelor of Science in Geology State University of New York at Stony Brook and Master of Science in Geology, University of Idaho. Mr. Campbell is a Maine Licensed Geologist and serves as President of CEG. He will serve as the Project Manager or Principal in Charge and Maine Licensed Geologist and will review all written work products. He will participate in public meetings, serve as the point of contact for Town of Lincoln, and provide oversight to all phases of work, including the review of all reports. He has previously served as the Project Manager for 14 USEPA funded Brownfields grants. Mr. Campbell has been working in Maine's environmental industry since 1988 and has a Bachelor and Master degrees in science with its focus on geology from State University of New York at Stony Brook and the University of Idaho, respectively.

Aaron Brignull, Environmental Scientist – He has a Bachelor of Arts Degree in Environmental Biology from the University of Colorado at Boulder and over 20 years of experience working in the environmental industry. Since joining CEG in 2004, Mr. Brignull has regularly participated in a range of Brownfields projects. He has completed work on more than 50 individual Brownfields sites and has been involved in all aspects of assessment and cleanup activities including reporting and administration. Aaron will be responsible for supporting all field operations.

Richard Hall, Maine Professional Engineer – He has a Bachelor of Science in Mechanical Engineering from the University of Maine at Orono and Master of Business Administration Boston University. As a Maine Licensed Professional Engineer (#9389), Richard Hall supervises the completion of all work associated with engineering design, remedial activities, and permitting. He has been working in the engineering field for over 35 years. His environmental focus began in 1992 while working for Pioneer Plastics Corporation (Pioneer). At Pioneer, Mr. Hall was the Corporate Environmental Health and Safety Manager and was responsible for all regulatory compliance including USEPA, MEDEP, OSHA, DOT, and

FCC at the Auburn, Maine, and Morristown, Tennessee manufacturing sites and 16 regional warehouse/selling centers. He has worked on projects that include permit compliance, environmental assessments, hydrogeologic investigations of hazardous waste and petroleum sites, and site remediation. Mr. Hall will be responsible for all remedial operations and will stamp all necessary documents.

Kevin Hardwick Hydrogeologist - Bachelor of Science Degree in Geology from Wright State University, nearing completion of Master of Science in Hydrogeology from Wright State University, and has over 20 years of experience working in the environmental industry. Kevin has supported numerous Brownfields projects throughout Maine and New York. Kevin will provide necessary field support.

Carson Theriault Geologist - Bachelor of Science Degree in Geology from the University of Maine Farmington, and has 1 year of experience working in the environmental industry. Carson has supported numerous Brownfields projects throughout Maine and has worked on the Lincoln Mill Sludge Brownfields Site. Carson will provide necessary field support.

Eben Henderson Licensed Asbestos Abatement Professional - Bachelor's degrees in mechanical engineering technology and aquaculture from the University of Maine, Orono. In 2013, Eben established Eastern Maine Environmental, a fully licensed asbestos abatement company and has maintained excellent standing with all pertinent regulatory agencies over the past 12 years. In his previous career, Mr. Henderson was a field engineer and project manager in the industrial power generation industry. He has extensive experience in large scale project management and is familiar with most aspects of steam power generation infrastructure and construction.

7.0 References

Ruth Birtz of the Town of Lincoln, Phone Number 233-8961, and email ruth.birtz@lincolnmaine.org.

Joanne O'Grady, Secretary/Treasurer Board of Directors, Friends of The Boat School, Marine Trades Development Corporation, Eastport Maine Phone Number (207) 853-4158, and email joanne@theboatschool.org.

Cheryl A. Robinson, Hancock Town Clerk (Phone Number 422-3393, email hancocktownclerk@hancocktownoffice.com

Dale Mitchell of Passamaquoddy Brownfields Program (Phone Number 207 853-2600, email dalem@wabanaki.com

Vicki Rusbult of Eastern Maine Development Corporation (EMDC) (Phone Number 974-3248, email vrusbult@emdc.org),

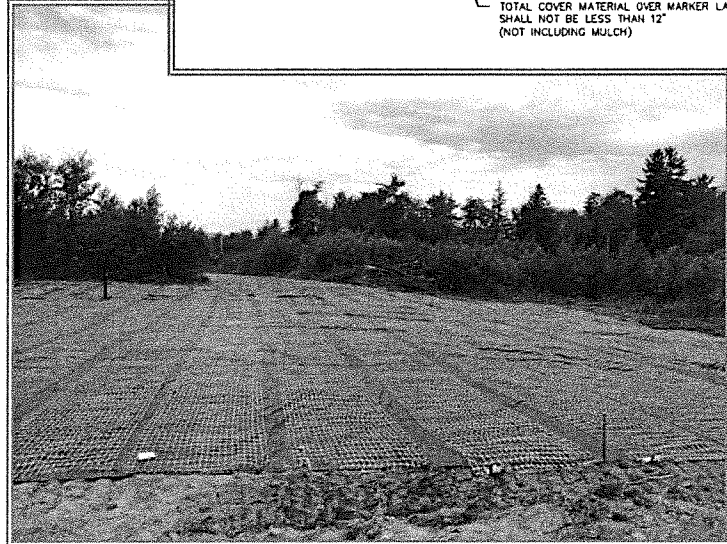
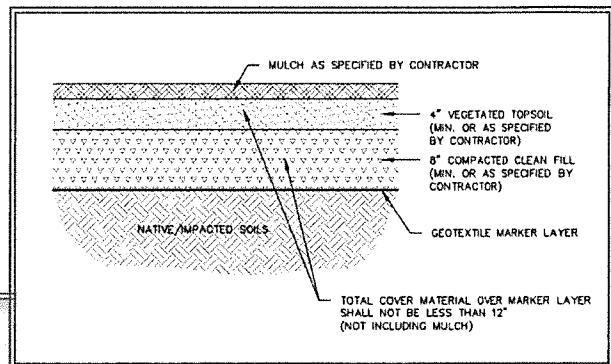
8.0 Fee Schedule

Project Manager, Maine Licensed Geologist, Rich Campbell	\$175.00
Maine Professional Engineer, Dick Hall	\$165.00
Environmental Scientist, Aaron Brignull	\$145.00
Hydrogeologist, Kevin Hardwick	\$145.00
Geologist, Carson Theriault	\$135.00
Asbestos Professional, Eben Henderson	\$175.00

9.0 Experience in Landfill Design and Oversight

CEG has been responsible for the design and the oversight of numerous environmental capping solutions used to isolate contaminants from the public and the environment. Examples of this on recent Brownfields Sites include the former Corn Shop in Norway, Maine. At this site, CEG designed and supervised the construction of engineering controls which were used to isolate lead and polycyclic aromatic hydrocarbon-impacted soil on-site. Soil capping was completed in the fall of 2024 using a combination of rip-wrap, soil, and wooden enclosures. This action satisfied the requirements of the MEDEP Voluntary Response Action Program (VRAP).

A Brownfields site located on the Rockland waterfront and formerly occupied by Dragon Cement, also required engineering controls to address elevated concentration of arsenic in surface soils. CEG worked with the USEPA and MEDEP VRAP to install a capping solution over a large portion of the Site, including the preparation of a soil management plan and establishing an environmental covenant. The cap at the Rockland Site is inspected each year as part of continuing obligations associated with the MEDEP VRAP. Similarly, the former Brownfields Hancock Tannery site in Hancock, was closed after tannery lagoon wastes and petroleum impacted soil was capped on-site. CEG designed and provided oversight for all capping activities and drafted a Uniform Environmental Covenant. MEDEP VRAP issued a No Further Action Assurance letter in 2024.



Southern portion of Hancock Tannery Brownfields Site Lagoon Cap

CEG is currently in the process of completing the capping of petroleum and metal-impacted soil at the Town of Lincoln's Biofine Parcel. This parcel, also referred to as Parcel 2 of LP&T, is located in an area north of Building # 42. CEG is in the design process and anticipates supervising the installation of a capping solution which the future tenant, Biofine, will use as the foundation of a building currently under design. Remaining portions of the capping solution will be designed to provide a passable surface for vehicles transporting materials to and from the building site. This project was also enrolled into the MEDEP VRAP and once the cap is complete, CEG anticipates a closure letter will be issued by MEDEP. This project began in 2023 and is expected to extend into the summer of 2025.

10.0 Insurance

CEG meets the Town of Lincoln's insurance requirements.

ACORD		CERTIFICATE OF LIABILITY INSURANCE		DATE (MM/DD/YYYY) 01/27/2025			
THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.							
IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).							
PRODUCER Cross Insurance - Augusta 116 Community Drive Augusta ME 04330		CONTACT NAME: Carla Jenney CIO CISO CRIS PHONE (A/C, No. Ext.): (207) 430-4704 FAX (A/C, No.): (207) 623-1243 E-MAIL ADDRESS: carla.jenney@crossagency.com					
INSURED Campbell Environmental Group 173 Gray Road Falmouth ME 04105		INSURER(S) AFFORDING COVERAGE		NAIC #			
		INSURER A: Westchester Surplus Lines Ins Co		10172			
		INSURER B: Ohio Security Ins Co		24082			
		INSURER C: Maine Employers Mutual Ins Co		11149			
		INSURER D:					
		INSURER E:					
		INSURER F:					
COVERAGES		CERTIFICATE NUMBER: CL2452475191		REVISION NUMBER:			
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.							
INSUR LTR	TYPE OF INSURANCE	ADDITIONAL INSD	ADDITIONAL WVD	POLICY NUMBER	POLICY EFF. (MM/DD/YYYY)	POLICY EXP. (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☐ OCCUR ☒ GEN'L AGGREGATE LIMIT APPLIES PER ☒ POLICY ☐ PROD. ☐ LOC ☐ OTHER:			G72479379 003	05/14/2024	05/14/2025	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/PROP AGG \$ 2,000,000 Professional Liability \$ 2,000,000
B	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY ☐ AUTOS ONLY			BA555414160	03/04/2024	03/04/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ Medical payments \$ 5,000
	☐ UMBRELLA LIAB ☐ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/OWNER EXCLUDED? (Mandatory in NH) (If yes, describe under DESCRIPTION OF OPERATIONS below)	Y/N ☐	N/A	5101800475	03/04/2024	03/04/2025	☒ STATUTE ☐ OTHER E.L. EACH ACCIDENT \$ 500,000 E.L. DISEASE - EA EMPLOYEE \$ 500,000 E.L. DISEASE - POLICY LIMIT \$ 500,000 Ea claim/aggregate 2,000,000 Ea Poli Condition/Agg 2,000,000
A	Professional Liability Pollution Liability			G72479379 003	05/14/2024	05/14/2025	Ea claim/aggregate 2,000,000 Ea Poli Condition/Agg 2,000,000
DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required) Evidence of Liability							
CERTIFICATE HOLDER Town of Lincoln 29 Main Street Lincoln ME 04457				CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE Carla A. Jenney © 1988-2015 ACORD CORPORATION. All rights reserved.			
ACORD 25 (2016/03)				The ACORD name and logo are registered marks of ACORD			

Richard B. Campbell, CG
Certified Geologist

EDUCATION

MS, Geology, University of Idaho, 1987
BS, Geology, State University of New York at Stony Brook, 1982

**PROFESSIONAL
PROFILE**

As a Maine and New Hampshire Certified Geologist and President of Campbell Environmental Group, Inc. (CEG), Richard Campbell supervises the CEG staff and aspects of work performed in Maine and New Hampshire. In particular, he is responsible for developing work scopes, schedules and budgets, and supervises fieldwork and document production. He interfaces with customers, legal representatives, and the regulatory community. Mr. Campbell also serves as a remediation specialist.

Working in the environmental industry since 1988, Mr. Campbell has professional experience in the fields of applied geology, hydrogeology, and computer applications. He has worked on projects that include environmental assessments, hydrogeologic investigations of hazardous waste and coal tar sites, and site remediations. His remediation experience includes a variety of *in-situ* and *ex-situ* techniques, which include pump and treat, liquid-phase product recovery, soil vapor extraction, air sparging, dual-phase extraction, and *in-situ* reductant metals treatment systems.

**PROJECT
EXPERIENCE**

Androscoggin Valley Council of Governments Brownfield Program

Mr. Campbell is currently serving as the Project Manager for the Androscoggin Valley Council of Governments (AVCOG) Brownfield Program. As Project Manager, his responsibilities include supervision of fiscal requirements, ensuring the appropriateness of scientific and engineering services provided for each task, participating in public meetings, and community outreach. Mr. Campbell is instrumental in completing the Phase II work plans, directing the work, participating in key field activities, and reviewing all reports.

Maine Department of Environmental Protection Brownfields Grant Program

Mr. Campbell was the Program Manager for CEG's Maine Department of Environmental Protection (MEDEP) Brownfields contract. CEG conducted investigations or feasibility studies at seven MEDEP Brownfields sites. As Program Manager, Mr. Campbell's responsibilities included: supervision of fiscal requirements; supervision of three project managers; ensuring appropriateness and adequacy of the scientific and engineering services provided for each task; and providing day to day communications, both within the CEG project team and with the MEDEP relative to task matters, including status reporting, schedules, budgets, staffing, and technical issues.

City of Westbrook Petroleum Brownfields Program

Mr. Campbell managed Westbrook's Community Wide Petroleum Brownfields project which concluded in 2009. As Project Manager, he communicated with all stakeholders and was responsible for all aspects of the program. In particular he was responsible for managing the scope, schedule, and budget. He also served as the Maine Certified Geologist and was involved in all Phase II ESAs and reviewed all documents.

Investigation and Closure of a Textile Mill

Mr. Campbell is currently managing the investigation and RCRA closure of a multi-building former textile mill that had operated in southern Maine since the 1870's. The primary building is approximately 450,000 square feet in area and is located adjacent to the Mousam River. The buildings housed multiple transformers, mercury-filled equipment, numerous above-ground storage tanks, and hundreds of drums and other containers storing potentially hazardous materials. Wastes associated with this facility historically were discarded in floor drains and trenches that led to the environment. As a result, the site is impacted by a variety of contaminants including metals, volatile organics compounds, and semi-volatile organic compounds. The metals of concern are arsenic, chromium, and lead. CEG has recently completed the site characterization and is negotiating future tasks with the MEDEP.

Site Investigation and Remediation to Drinking Water Standards

Mr. Campbell managed projects at the only two known sites in Maine where the groundwater has been remediated to Maine Exposure Guidelines (MEGs) for drinking water using *in-situ* methods. One site involved the successful remediation of groundwater threatening the Oxford town water supply. The remedial methods employed at this site consisted of groundwater extraction and treatment and soil vapor extraction. In approximately three years, concentrations of gasoline in the groundwater were reduced from over 10,000 micrograms per liter (µg/L) to within the MEGs for drinking water. The site was closed from further regulatory involvement by the MEDEP and removed from their Top 10 priority list.

The second site involved the successful remediation of soil and groundwater threatening the Town of Standish southern Sebago Lake intake water supply. At this site, groundwater pump and treat, soil vapor extraction, and air sparging combined to eliminate liquid-phase petroleum from the site and remediate the groundwater to within the MEGs in less than two years. This site was also closed from further regulatory involvement and removed from the MEDEP's Top 10 priority list.

MEDEP-Site Closure Project

Since this project began in 1999, CEG has closed over 120 petroleum sites for the MEDEP. This project involves conducting interviews with MEDEP project managers, reviewing and organizing MEDEP files, evaluating site data to determine if closure criteria have been achieved, completing tasks to comply with the MEDEP's closure criteria, preparing reports and documents for each site, insuring the MEDEP's site database is accurate, and evaluating the MEDEP's closure process. The completion of this project, in June 2004, will result in closing approximately 50 additional petroleum sites and may result in potential changes to the MEDEP's petroleum closure policy. As part of this project, Mr. Campbell has supervised the preparation of a manual that details the closure procedures that CEG has implemented. CEG has participated in training MEDEP staff on implementing these closure procedures and the CEG manual has been distributed to MEDEP staff as a guideline for closing their own sites.

**SPECIAL
QUALIFICATIONS**

Health and Safety Training

OSHA 40-Hour Safety Training for Hazardous Waste Activities
OSHA 8-Hour Supervisor Training
OSHA 8-Hour Refresher Training (annual)
OSHA Confined Space Entry
US DOT Hazmat Transportation Training
American Red Cross First Aid and CPR
Lockout Tagout Training

Registrations and Certifications

Certified Geologist, Maine and New Hampshire
Certified Contractors Quality Control Manager, US Army Corps of Engineers

Publications

Conditions Affecting Soil Vapor Extraction Pilot Testing; Richard B. Campbell, Natalie Hudon, David Bass; proceedings and presentation for Third Conference of Lessons Learned in the Remediation of Petroleum-Contaminated Sites in Maine; Maine MEDEP; April 21, 1995.

Effects of Seasonal and Well Construction Variables on Soil Vapor Extraction Pilot Tests; Richard B. Campbell, Natalie Hudon, David Bass; proceedings for Superfund XVI Conference and Exhibition; November 6-8, 1995.

Combining Remedial Technologies for Rapid Containment Source Reduction; Richard B. Campbell, Stephen B. Schuchert, and Patricia O. Seaward; proceedings for Second Conference of Lessons Learned in the Remediation of Petroleum-Contaminated Sites in Maine; MEDEP; April 28, 1994.

Source Area Reduction and Downgradient Attenuation Approach to Bedrock Remediation; Patricia O. Seaward, Richard B. Campbell, Thomas E. Schwarm; proceedings for First Conference of Lessons Learned in the Remediation of Petroleum-Contaminated Sites in Maine; MEDEP; June 23, 1993.

Guidance Manual For Aboveground Soil Vapor Extraction Of Gasoline Contaminated Soil; MEDEP; March 1992.

Aaron F. Brignull
Environmental Scientist

EDUCATION BA, Biology, University of Colorado, 1999

**PROFESSIONAL
PROFILE**

As an Environmental Scientist for Campbell Environmental Group, Inc. (CEG), Mr. Brignull has worked on a broad range of projects with responsibilities ranging from project management to field support. He regularly conducts Phase I and Phase II Environmental Site Assessments, Underground Storage Tank Closure Assessments, and has participated in various state and federal monitoring programs. Mr. Brignull has worked on more than 50 brownfield sites throughout the State of Maine and has also been responsible for preparing reports, site safety plans, project work plans, quality assurance project plans, and cost estimates. Since 2007, Mr. Brignull has worked closely with the Passamaquoddy Tribe to develop, support, and perpetuate both their 128(a) Tribal Response Grant and 104(k) Hazardous Substance Grant.

Prior to joining CEG in 2004, Mr. Brignull worked as a chemist and client representative for a commercial environmental laboratory located in Westbrook, Maine. His responsibilities included conducting a variety of organic extractions as well as analysis of volatile organic analytes (VOA) and gasoline range organics (GRO) by gas chromatography. During his tenure with the laboratory, Mr. Brignull regularly worked with clients and became accustomed to the collection, interpretation and presentation of data produced and recorded in a variety of methods.

**PROJECT
EXPERIENCE**

Project Manager and Technical Lead

128(a) Tribal Response Program, Passamaquoddy Tribe Pleasant Point, Maine

The 128(a) Tribal Response Program has been successfully administered since 2007. During that time Mr. Brignull has worked closely with Tribal personnel to coordinate all aspects of this grant. Responsibilities include developing and maintaining project schedules, budgets, and work plans. Additionally, the project requires regular public outreach, conducting a annual survey and inventory of sites, and working with key tribal and regulatory officials to develop mechanisms for environmental enforcement and verification of site clean-up.

Project Manager and Technical Lead

104(k) Hazardous Assessment Grant, Passamaquoddy Tribe Pleasant Point, Maine

Mr. Brignull has been responsible for grant administration including fiscal oversight, project coordination, and field activities. Management of field investigations has included the development of site specific quality assurance plans, as well participating in surface and subsurface sampling activities, coordinating sub-contractors, maintaining communications with key project and regulatory personnel, and meeting project reporting requirements.

Construction and Remedial Oversight, Retail Store, Claremont New Hampshire

Responsible for administering self implementing remedial action plans at a 17 acre, federally regulated, TSCA site. Responsibilities included the collection and management of more than 2,000 soil and groundwater analytical samples; characterization and management of more than 2,000 cubic yards of on-site soils; oversight of demolition and construction activities; coordination of off-site soil and waste disposal; technical reporting.

Project Manager and Technical Lead, Standish Landfill Groundwater Monitoring, Standish, Maine

Responsible for all aspects of the three year groundwater monitoring period including fiscal management, scheduling, communication, sample collection, and report preparation.

Technical Lead, Former Department of Transportation Facility, Ellsworth, Maine

Mr. Brignull conducted soil and groundwater investigations at a former DOT facility to identify potential contamination associated with historical USTs and various site related activities. Investigations were conducted to facilitate a property transaction and comply with the MEDEP Voluntary Response Action Program.

Site Manager and Technical Lead, Former Corn Shop, Androscoggin Valley Council of Governments USEPA Brownfield Grant, Norway, Maine

Responsible for project scope, schedule, and technical aspects involved in conducting a Phase I and Phase II ESA at a former corn canning facility. Mr. Brignull coordinated with the MEDEP, subcontractors, and property owner to successfully complete the project scope on budget and on schedule. Technical aspect included a geophysical survey, installation and sampling of soil borings and groundwater monitoring wells, pore water sampling, and sediment sampling. Mr. Brignull was also responsible for preparing the technical reports.

Site Manager and Technical Lead, Former Museum Property, Passamaquoddy Brownfield Grant, Pleasant Point Reservation, Maine

Responsible for project scope, schedule, and technical aspects of conducting a Phase I and Phase II ESA at a former tribal museum property. Mr. Brignull coordinated with the MEDEP, subcontractors, and property owner to successfully complete the project scope. Technical aspect included test pitting, soil monitoring, UST removal, and the collection of analytical soil samples. Mr. Brignull was also responsible for preparing the technical reports.

Site Manager and Technical Lead, Former Retail Store, Gorham, Maine

Responsible for project scope, schedule, and technical aspects involved with conducting a Phase I environmental site assessment and Phase II remediation at a former retail store. Mr. Brignull coordinated with the MEDEP, subcontractors, and property owner to successfully complete the project scope within budget and on schedule. Technical aspect included soil monitoring and the collection of analytical soil samples during the excavation of petroleum impacted soil.

Project Scientist, Three Manufacturing Sites, Androscoggin Valley Council of Governments USEPA Brownfield Grant, Various Locations in Maine

Involved with Phase I and Phase II site assessments of three Androscoggin Valley Council of Government USEPA Brownfield Grant sites. Conducted Phase I ESAs, subsurface investigation field activities including soil characterization, identification of environmental liabilities, and soil and groundwater sampling. Participated in technical report preparations. Sites included a former wood mill, a former manufacturing facility, and a former electrical power generation facility.

Project Scientist, Phase II Assessments for Maine DEP Brownfields Program, Maine

Involved with the Phase II assessment of four Maine DEP Brownfield sites. Conducted subsurface investigation field activities including soil characterization, identification of environmental liabilities, and soil and groundwater sampling. Participated in technical report preparations. Sites included a former paper manufacturing facility, a former tannery, a former textile mill, and a former junk yard and battery recycling facility.

Project Scientist, Phase I and II Assessments for Maine DOT, Various Sites in ME

Assisted in the completion of Phase I and II assessments at several Maine Department of Transportation facilities. Also conducted investigations on state highway corridors for identification of environmental hazards prior to roadway improvement projects. Project tasks included management of all field activities and coordination with client contacts, participation in soil characterization, identification of environmental liabilities, drilling oversight, and soil and groundwater sampling. Mr. Brignull has also provided environmental oversight during MEDOT roadway and storm water construction activities.

SPECIAL QUALIFICATIONS

Certifications

OSHA 40-Hour Hazardous Waste Operations under 29 CFR 1910.120, 2004
OSHA 8-Hour Refresher Training (annual)
American Red Cross Standard First Aid and Adult CPR

EDUCATION

BA, Boston University, Boston, MA 1980
BS Mechanical Engineering, University of Maine, Orono, ME 1976

**PROFESSIONAL
PROFILE**

As a Maine Professional Engineer, Richard Hall supervises the completion of Spill Prevention and Countermeasures Control (SPCC) and Storm Water Pollution Prevention plans and all engineering related tasks of work performed in Maine. Mr. Hall has been working in the engineering field for over 20 years. His environmental focus began in 1992 while working for Pioneer Plastics Corporation (Pioneer). At Pioneer, he was responsible for all regulatory compliance including EPA, DEP, OSHA, DOT, and FCC at the Auburn, Maine and Morristown, Tennessee facilities. He has worked on projects that include permit compliance, environmental assessments, hydrogeologic investigations of hazardous waste and petroleum sites, and site remediations.

**PROJECT
EXPERIENCE**

Environmental Manager

Mr. Hall was responsible for all regulatory compliance for EPA and DEP, including Air, Site, POTW, and Storm water permits. Responsibilities also included development, management and training of an 80 member Emergency Response Team from 1997-2000.

Environmental, Health, and Safety Manager

Mr. Hall was responsible for all regulatory compliance, including EPA, DEP, OSHA, DOT, FCC at Auburn, ME and Morristown, TN manufacturing sites and 16 regional warehouse/selling centers. Secured ME and TN air emission licenses, ME Wastewater Discharge permit and Federal NPDES waste and storm water discharge permits. During this time, he worked closely with CEG personnel to perform a MRSA Chapter 691 Appendix P tank removal assessment and evaluated a site investigation and comprehensive ecological and human health risk assessment for the Auburn facility. At the TN facility he also worked closely with CEG personnel to perform remediation of a diesel fuel release. The TN facility remediation project was successful at obtaining regulatory closure.

Project Engineer

Mr. Hall was responsible for the completion of three SPCC plans and one Storm Water Pollution Prevention Plan over the past year at three facilities in Maine. Each plan was submitted within budget and on schedule.

In addition, Mr. Hall evaluated remedial alternatives at fuel oil spill sites in Sanford and South Bucksport, Maine. Mr. Hall assessed and designed remedial systems to recover fuel oil leaching into surface water bodies.

Engineering Manager

Mr. Hall coordinated machine/process improvements and new products with a team consisting of chemist, quality engineer, marketing, and production manager. He also served as the President and Owner of HALL INC., located in Worcester, MA. His company remanufactured resistance welding machines, that specialized in the most critical and demanding applications used in aerospace, electronics, computers, and oil tool manufacturing.

Eben F. Henderson

Experience

1/2013 – Present Eastern Maine Environmental, LLC Ellsworth, ME

Manager/Owner

- Provide environmental contracting services throughout the state of Maine and
 - Primary focus on asbestos abatement
 - Maine Department of Environmental Protection Licensed Asbestos Inspector
 - Maine Department of Environmental Protection Licensed Asbestos Supervisor
 - Maine Department of Environmental Protection Licensed Asbestos Air Monitor
 - Maine Department of Environmental Protection Licensed Full Asbestos Abatement Contractor and Asbestos Consultant
-

08/2005 – 10/1/2012 Structural Integrity Associates, Inc. Mystic, CT

Senior Engineer

- Metallurgical and Mechanical Engineering support for the fossil power generation industry
 - Responsible for onsite project management throughout North America
 - Supervised 10,000+ billable hours within heavy industrial settings with no OSHA recordable injuries
 - Obtained Level II Certification in Wet Fluorescent Magnetic Particle Testing and Ultrasonic Thickness Testing
-

Education

09/2001-5/2005 University of Maine Orono, ME

B.S. Mechanical Engineering Technology

- Senior Capstone project to design and build a kayak for use by parapalegic
 - Involved with Society of Automotive Engineers (SAE) challenge projects
-

09/1994-5/1998 University of Maine Orono, ME

B.S. Aquaculture

- Senior Capstone project focused on production of artificial lobster bait
-

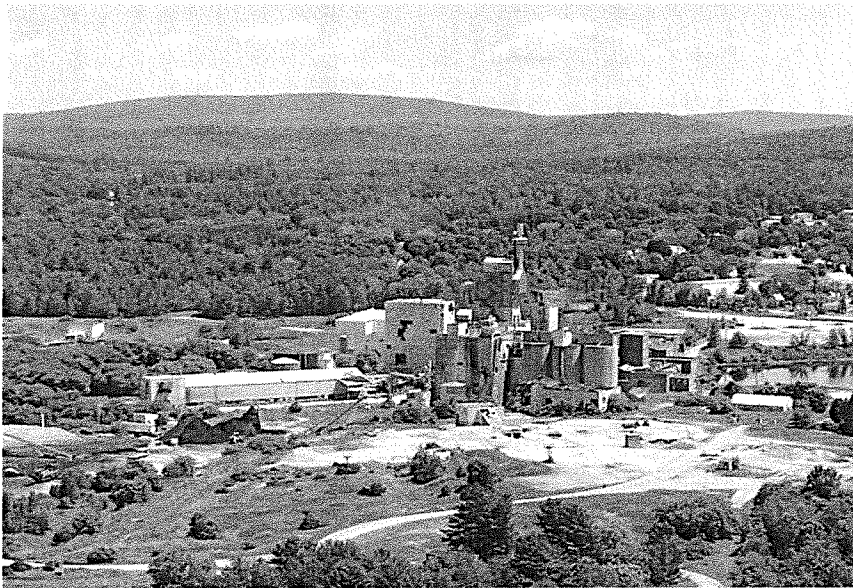
References

References are available on request.

Proposal for Qualified Environmental Professional Services for Remediation and Cleanup of Parcel 3 East

Former Lincoln Pulp & Tissue Mill

January 31, 2025



Prepared for

ESTABLISHED 1829

LINCOLN
MAINE

Town of Lincoln

29 Main Street
Lincoln, Maine 04457

Prepared by

SME 
SEVEE & MAHER
ENGINEERS

SEVEE & MAHER ENGINEERS, INC.
smemaine.com

PRINCIPAL IN CHARGE:

Erik M. Clapp, Ph.D., L.G.
President / Principal

PRIMARY CONTACT:

Aaron R. Martin, L.G.
Primary Contact / Lead Geologist

SEVEE & MAHER ENGINEERS, INC.

4 Blanchard Road, P.O. Box 85A
Cumberland, Maine 04021

Tel: 207.829.5016

Mobile: 207.712.6180

Fax: 207.829.5692

Email: aaron.martin@smemaine.com

January 31, 2025

VIA EMAIL

Ruth Birtz
Town of Lincoln
29 Main Street
Lincoln, ME 04457

EMAIL: ruth.birtz@lincolnmaine.org

Subject: RFP – Qualified Environmental Services for Remediation & Cleanup of Parcel 3 East-
Former LP&T Mill

Dear Ruth:

Sevee & Maher Engineers, Inc. (SME) is excited to submit the enclosed proposal to provide Qualified Environmental Professional services to the Town of Lincoln (the Town) in support of the Town's efforts to clean up and redevelop the former Lincoln Pulp & Tissue Mill (LP&T Mill) site in Lincoln, Maine. This submission was prepared in accordance with the Town's RFP issued January 6, 2025.

SME congratulates the Town on your successful United States Environmental Protection Agency (U.S.EPA) Brownfields Cleanup Grant of \$5,000,000! Members of SME's Project Team have been an integral part of the Brownfields Assessment and Cleanup Programs at the former LP&T Mill site. We have assisted the Town with various Brownfields Assessment and Cleanup projects, including funding assistance and reuse/redevelopment planning. We are proud that this work has led to Brownfields Cleanup projects at the former LP&T Mill site. **There is no other team that has more first-hand Brownfields experience and depth with this project and the work that needs to be completed to clean up Parcel 3 East.**

Founded in 1985 and headquartered in Cumberland, Maine, SME is a 100+ member consulting firm with extensive expertise in environmental and civil engineering for public and private clients, including dozens of Maine municipalities. SME personnel have performed hundreds of Brownfields assessment, cleanup, and revolving loan fund (RLF) projects across New England. SME has decades of relevant project experience and enjoys excellent long-term relationships with U.S.EPA Region 1 and Maine Department of Environmental Protection (MEDEP) Brownfields Project Officers. From SME's deep bench of professionals, we have assembled an exceptional Project Team for this Project, a team which brings over 100 years of combined experience in environmental consulting, site remediation, Brownfields assessment and cleanup, and the intricacies and nuances of state and federal Brownfields requirements and regulations.

Team Member

Erik Clapp, Ph.D., L.G.
Aaron R. Martin, L.G.
Jaime L. Madore, P.E.
Nicholas O. Sabatine, P.G.

Role

Principal in Charge
Primary Contact, Project Manager, and Lead Geologist
Lead Engineer
QA/QC Officer & Senior Technical Review



All members of the Project Team are based at SME's Cumberland headquarters. Aaron Martin, L.G., will serve as the Primary Contact between the Project Team and the Town. His contact information is provided here:

Aaron R. Martin, L.G.
Project Manager/Lead Geologist
SEVEE & MAHER ENGINEERS, INC.
4 Blanchard Road, P.O. Box 85A
Cumberland, Maine 04021
Tel: 207.829. 5016 (office) or 207.712.6180 (cell)
Email: aaron.martin@smemaine.com

In 2024, SME provided our landfill engineering services to assist the Town with their acquisition of one-time limited term licenses for establishing, operating and closure of the asbestos consolidation area at the LP&T Mill site from MEDEP's Solid Waste Division. SME team members also successfully completed the Brownfields cleanup of Tissue Machine Building #6 & #7 at the LP&T Mill site in 2024. During that cleanup, SME quickly worked with the Town to successfully obtain supplemental Brownfields cleanup funding from Maine Department of Economic and Community Development's (DECD's) Revolving Loan Fund (RLF), which were used to remove previously unknown transformers and install timber matting and fencing to mitigate site health and safety concerns.

Recently, the Town contracted SME to provide QEP services for Eastern Maine Development Corporation's (EMDC's) Brownfields-funded cleanup of the eastern portion of the Paper Mill and Scale Shack. SME is currently underway with the cleanup planning and bid specifications for these buildings and has developed strategies for sequencing their cleanup such that asbestos can be managed on-site at the asbestos consolidation area, which should provide huge cost savings for the Town of Lincoln. The U.S.EPA Targeted Brownfields Assessment (TBA) of the Paper Mill identified polychlorinated biphenyl (PCB)-impacted paint, which was estimated by U.S.EPA's contractor to cost approximately \$1,000,000 to remediate. However, SME utilized our experience with PCB disposal regulations and successfully pre-approved the disposal of PCB-impacted paint at Juniper Ridge Landfill as Excluded PCB Bulk Product Waste, which should save the Town approximately \$1,000,000 in cleanup costs.

SME will leverage our detailed knowledge of the LP&T Mill to sequence construction and utilization of the proposed on-site asbestos consolidation area to effectively remediate Parcel 3 East and maximize the Town's Brownfields cleanup funding to its fullest extent. SME certifies that to the best of our knowledge, all information provided in our response to this RFP is accurate and complete. If any additional information would be helpful, please contact Aaron Martin at the information provided above, or Nick Sabatine by phone at 207.829.5016 (office) or 207.712.9223 (cell), or by email at nicholas.sabatine@smemaine.com.

Sincerely,

SEVEE & MAHER ENGINEERS, INC.

A handwritten signature in black ink, appearing to read "Erik M. Clapp".

Erik M. Clapp, Ph.D., L.G.
President/Principal In-Charge

A handwritten signature in black ink, appearing to read "Nicholas O. Sabatine".

Nicholas O. Sabatine, P.G.
Brownfields Program Manager

A handwritten signature in black ink, appearing to read "Aaron R. Martin".

Aaron R. Martin, L.G.
Project Manager/Lead Geologist

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ATTACHMENTS

ATTACHMENT A – Resumes

ATTACHMENT B – Certificate of Insurance

SECTION 1: FIRM PROFILE AND PRIMARY PROJECT CONTACT

1.1 Firm Profile



Sevee & Maher Engineers, Inc.

4 Blanchard Road, P.O. Box 85A, Cumberland, Maine 04021
Tel: 207.829.5016 Website: smemaine.com

Sevee & Maher Engineers, Inc. (SME) is a 100+ member, Maine-based, multidisciplinary consulting firm that specializes in environmental and civil engineering services, including Brownfields cleanup and redevelopment and site assessments. SME's professional staff of 28 licensed professional engineers, seven (7) licensed geologists, 12 industrial hygienists (including a Board-Certified Industrial Hygienist), plus a team of environmental scientists, construction engineers, and technicians, support governmental, commercial, industrial, and residential clients throughout the U.S. A commitment to excellence guides our work, whether the client is an individual or a Fortune 500 company.

SME was founded in 1985 to provide civil, hydrogeologic, and environmental services, as well as the investigation and remediation of RCRA and CERCLA ("Superfund") sites. SME has become known for integrity and excellence in these service offerings, and our success led to an expansion of capabilities and services to support diverse markets and industries. Today, SME's highly qualified experts provide a broad range of professional services in the following areas:

- Brownfields Assessment/Cleanup and Redevelopment
- Solid Waste Engineering
- Civil Engineering and Permitting
- Geotechnical Engineering
- Environmental Compliance
- Site Investigation and Remediation Design
- Hazardous Building Materials, Indoor Air Quality, and Industrial Hygiene
- Water Resources
- PCB Delineation and Cleanup under TSCA
- Power and Utility Services

For over 39 years, SME has earned and maintained a reputation as a skilled and responsive firm that builds trusted, long-term relationships with clients, regulatory agencies, and other stakeholders. In 2023, SME expanded its professional Brownfields capabilities through the hiring of Nicholas Sabatine, P.G.; Aaron Martin, L.G.; Stephen Dyer, P.E.; Jaime Madore, P.E.; and Sarah Mazerolle. Collectively, they have over 100 years of consulting experience, providing an unmatched team of experts to provide Brownfields consulting services.

1.2 Primary Project Contact

Erik M. Clapp, Ph.D., L.G., will be the Principal in Charge and **Aaron Martin, L.G.**, will serve as Project Manager and the Primary Point of Contact.

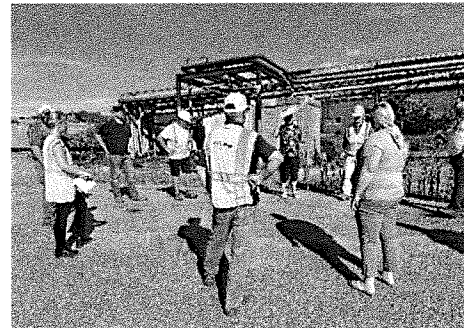
Aaron R. Martin, L.G.

Primary Contact / Lead Geologist
SEVEE & MAHER ENGINEERS, INC.

4 Blanchard Road, PO Box 85A Cumberland, Maine 04021

Tel: 207.829.5016 | Mobile: 207.712.6180

Email: aaron.martin@smemaine.com



SECTION 2: PROJECT DESCRIPTION

2.1 Scope of Work

SME understands that the U.S. Environmental Protection Agency (U.S.EPA) has awarded the Town of Lincoln (the Town) a \$5,000,000 Brownfields Cleanup Grant to support the remediation and cleanup of Parcel 3 East, including Power House Building #23, at the former Lincoln Pulp & Tissue (LP&T) Mill in Lincoln, Maine. SME proposes the following scope of work to provide Qualified Environmental Professional (QEP) and engineering services for this important cleanup project. SME will collaborate with the Town and the Project Team to ensure project objectives and schedule milestones are met.

This project will meet the needs and requirements of the Town, the Maine Department of Environmental Protection (MEDEP), the U.S.EPA, the community, developers, and other project stakeholders. SME understands that the Town has submitted additional cleanup grant applications directly to U.S.EPA and may seek other funding sources to complete this and other cleanup projects at the former LP&T Mill site. SME understands that if the Town is successful with additional grant/loan awards, they will rely on this procurement process to retain their QEP to maintain consistency in the management of these projects.

In 2024, SME provided landfill engineering services to assist the Town in its acquisition of one-time limited term licenses for establishing, operating and closure of the asbestos consolidation area at the LP&T Mill site from MEDEP's Solid Waste Division. SME team members also successfully completed the Brownfields cleanup of Tissue Machine Building #6 & #7 at the LP&T Mill site in 2024. During cleanup of Tissue Machine Building #6 & #7, the demolition contractor discovered additional transformers that required off-site disposal and identified potential health and safety risks for remaining portions of the building that could not be demolished with available grant/loan funding at that time. SME quickly worked with the Town and Project Team to successfully obtain supplemental Brownfields cleanup funding from Maine Department of Economic and Community Development's (DECD's) Revolving Loan Fund (RLF). These supplemental funds were used to remove the transformers and install timber matting and fencing to mitigate site health and safety concerns. **SME has implemented more successful Brownfields engineering cleanup design and remediation at the LP&T Mill site than any other consulting firm. We attribute our success to the depth of our engineering bench and years of providing environmental and engineering support while the LP&T Mill was in operation.**

Recently, the Town contracted SME to provide QEP services for the Brownfields-funded cleanup of the eastern portion of the Paper Mill and Scale Shack. SME is currently underway with the cleanup planning and bid specifications for the Paper Mill and Scale Shack and has developed strategies for sequencing the cleanup of these buildings such that asbestos can be managed on-site at the asbestos consolidation area, which should provide huge cost savings for the Town. The U.S.EPA Targeted Brownfields Assessment (TBA) of the Paper Mill identified polychlorinated biphenyl (PCB)-impacted paint, which was estimated by U.S. EPA's contractor to cost approximately \$1,000,000 to remediate. However, SME utilized our experience with PCB disposal regulations and successfully pre-approved the disposal of PCB-impacted paint at Juniper Ridge Landfill as Excluded PCB Bulk Product Waste, thereby saving the Town approximately \$1,000,000 in cleanup costs for the Paper Mill.

SME will utilize the strategies and detailed knowledge of the LP&T Mill site gained during our Brownfields-funded cleanups of Tissue Machine Building #6 & #7, eastern portion of the Paper Mill, and the Scale Shack along with sequencing construction and utilization of the proposed on-site asbestos consolidation area to effectively remediate Parcel 3 East and maximize the Town's Brownfields cleanup funding to its fullest extent.

2.1.1 Task 1: Cooperative Agreement Oversight

SME will perform programmatic tasks and communications necessary to ensure that the Town's

Brownfields program complies with applicable state and federal regulations. This may include meetings with the project team/program stakeholders, completing forms and submissions (e.g., MBE/WBE forms and Federal Financial Report forms), preparing grant closeout materials, supporting the preparation of quarterly reports, and maintaining U.S.EPA's ACRES online database. SME will assist the Town in preparing reports, record keeping, and reimbursement requests.

2.1.2 Task 2: Community Engagement and Outreach

SME will work with the Town to develop a public outreach program including a Community Involvement Plan (CIP) that will best suit the needs of the community. This may include press releases and updates, notices on the Town's website and social media accounts, or development of written marketing materials such as Brownfields Cleanup/Reuse brochures, or handouts. SME will also establish an information repository and hold two public meetings.

SME will advertise a 30-day public comment period in the Lincoln News prior to completion of the final cleanup feasibility study, known as an Analysis of Brownfields Cleanup Alternatives (ABCA) and Remedial Action Plan (RAP), as required by the grant. The ABCA/RAP will be provided to U.S.EPA and MEDEP Brownfields programs for review and approval. A copy of the ABCA/RAP will also be placed in an information repository at Town Hall and will be made available for public review during this period. A public meeting will be held during this 30-day comment period to provide the public with information on the proposed remedial action plan, answer questions, and receive comments on the draft ABCA/RAP. Comments and questions from the public, U.S.EPA and MEDEP's Voluntary Response Action Program (VRAP) will be received and, if applicable, incorporated into the final ABCA/RAP.

2.1.3 Task 3: Bid Document Preparation and Bid Review – Remediation of Building #23 and Parcel 3 East

As part of this task, SME will prepare the final ABCA/RAP and a Site-Specific Quality Assurance Project Plan (SSQAPP), as required by the grant. To assure the quality of the cleanup, and to comply with U.S.EPA requirements for Brownfields assessments, SME maintains a U.S.EPA- and MEDEP-approved Generic Project Quality Assurance Project Plan (QAPP), which details the methodology, proposed sampling and analysis strategy, team responsibilities, analytical procedures, data management, and quality assurance/quality control provisions for the proposed cleanup. Because this generic project-wide QAPP is approved for use on all U.S.EPA-funded Brownfield sites within the state of Maine, SME is ready to prepare the SSQAPP required for the cleanup of Parcel 3 East, including Power House Building #23.

SME's engineering team will prepare draft bidding documents (drawings, specifications, contract documents, etc.) for review and approval by the Town, MEDEP, and U.S.EPA. When complete and finalized, SME will issue bidding documents to prospective contractors; conduct a pre-bid site visit with contractors; review contractor bids and references; and work with the Town to select a contractor to conduct cleanup activities in accordance with the ABCA/RAP. This work will include consideration of Resilient and Greener Cleanup strategies, factoring in climate change resiliency.

2.1.4 Task 4: Waste Removal and Capping

For the duration of the cleanup project, SME will provide environmental monitoring and observation, and project reporting to ensure that work is being completed in accordance with the cleanup design/abatement plans and specifications. SME will conduct Davis Bacon Act (DBA) wage rate interviews and will review subcontractor pay requisitions. As the project nears completion, we will create a punch list to review with Lincoln and the cleanup contractor following a project site walk-through. Confirmatory samples will be collected, as necessary. During cleanup, SME will stay in close and frequent communication with the Town and project stakeholders to confirm project work scope and budgetary status.

Upon completion of cleanup activities, detailed above, SME will complete a Remediation Closure Report that will be submitted to the Town, MEDEP, and U.S.EPA, which will document that cleanup activities were completed in accordance with the RAP and U.S.EPA's and MEDEP's consultation.

2.2 How Grant Funds Will Be Fully Utilized

The Town was awarded \$5,000,000 in U.S.EPA Brownfields Cleanup grant funds for this project. SME will coordinate and direct work so that these funds will be utilized to complete the tasks as described above in the proposed scope of work. As previously detailed, SME will utilize the strategies and detailed knowledge of the LP&T Mill site gained during prior and ongoing Brownfields-funded cleanups to effectively clean up Parcel 3 East and maximize the Town's Brownfields cleanup funding to its fullest extent.

SECTION 3: EXPERIENCE AND DEMONSTRATED SUCCESS WITH LINCOLN

3.1 Obtaining External Funding Sources for the Town of Lincoln

SME team members have successfully assisted the Town in the creation and submission of multiple Maine Department of Economic and Community Development (DECD) grants totaling \$2,650,000; Eastern Maine Development Corporation (EMDC) grant totaling \$75,000 for cleanup planning, and U.S.EPA Targeted Brownfields Assessment (TBA) funding totaling \$500,000. In total, SME team members have been part of the Town's success in obtaining over \$3,225,000 in grant funding since 2022.

SME team members will continue to support the Town in its pursuit of funds that will ready the site for redevelopment. Members of our team have successfully sought similar funds for communities, not for profits, and councils of governments throughout Maine and the Northeast.

3.2 Long-term Brownfields Redevelopment Work

SME team members identified in Section 4 – Proposed Project Staff have extensive experience conducting investigations/assessments that have led to successful site cleanup, remediation, and redevelopment. These team members have been key components of countless redevelopment planning discussions and strategy sessions with Lincoln. Peter Maher, P.E., a co-founder of SME, along with a number of SME staff, completed multiple environmental investigations and engineering projects on the LP&T site while the mill was in operation. SME's historic work on site will be useful to this proposed project and future projects. Members of the SME team have worked hand-in-hand with Lincoln and their talented and diverse team of experts. SME shares their goals to clean up the LP&T Mill site so that it is poised for redevelopment.

SECTION 4: PROPOSED PROJECT STAFF

SME's proposed project team for the Lincoln Brownfields Program:

Erik Clapp, Ph.D., L.G., *Principal in Charge*

Aaron Martin, L.G., *Primary Contact and Lead Geologist*

Jaime Madore, P.E., *Lead Engineer*

Nick Sabatine, P.G., *QA/QC Officer & Senior Technical Review*

SME's proposed project team members have knowledge of the Site – including constraints, opportunities, and potential reuse options – that is unparalleled. They have excellent, longstanding working relationships with federal, state, and local regulators and agencies, which facilitates strong stakeholder relations leading to streamlined processes and successful project outcomes. Additional staff from SME's deep bench of professionals are available to support the Project as needed. Brief biographies of the key Project Team personnel are provided here; full resumes are in Attachment A – Resumes.



Role: Principal in Charge

Erik M. Clapp, Ph.D., L.G.

SME President, Principal, and Senior Geologist

B.A., M.S., and Ph.D. – Geology, University of Vermont, 2003, 1994, 1989

SME President Erik Clapp leads the firm's Site Investigation and Remediation team. He is a Maine Licensed Geologist with more than 30 years of experience in complex geologic investigations and hazardous building materials remediation, specializing in hydrogeology, geochemistry, sediment transport, and geotechnical issues. He has designed and implemented remediation of PCB contaminated materials, and soil and groundwater contaminated with chlorinated solvents, heavy metals, and other complex chemicals. Erik is a leading expert on RCRA Facility Assessments, Investigations and Cleanup and has worked on numerous sites in the RCRA 2020 Program. Erik currently serves as Principal in Charge for U.S.EPA funded Brownfields Assessment Programs in Augusta, Millinocket, Gardiner, and Saco, and U.S.EPA Brownfields Cleanups in Cutler (Washington County Development Authority), the Tank Farm and Rail Corridor in Millinocket (Our Katahdin), and the former Mason Station North Point Fill Area in Wiscasset (Town of Wiscasset).



Role: Primary Contact and Lead Geologist

Aaron R. Martin, L.G.

Senior Geologist

B.S. – Environmental Science, University of Iowa, 2001

Aaron Martin is a Maine Licensed Geologist with 20 years of experience managing hydrogeologic investigations, Brownfields assessment and cleanup programs, landfill monitoring, environmental due diligence, and overseeing various types of subsurface investigations, geotechnical investigations, tank removals, fate and transport analysis and remedial activities throughout New England and the Mid- Atlantic states. Throughout his career, Aaron has maintained excellent professional relationships with clients including private sector, local municipalities, and various governmental agencies. Projects in his areas of expertise include:

- **Town of Lincoln**, MEDEP Solid Waste Permitting Assistance for the Asbestos Consolidation Area, Community-Wide Brownfields Assessment Program, and Cleanups of Tissue Machine Building #6 & #7, Eastern Portion of Paper Mill, and Scale Shack at the LP&T Mill, Lincoln, Maine
- **Our Katahdin**, Brownfields Assessment and Cleanup of the Wastewater Treatment Plant and Clarifier, Tank Farm and Rail Corridor (ongoing), and Wastewater Treatment Plant Lagoons (ongoing) at the former Great Northern Paper Mill, Millinocket, Maine
- **MEDEP** Brownfields Assessment, Cleanup, and Revolving Loan Fund (RLF) Programs, multiple sites, Maine
- **City of Belfast**, Brownfields Program, Belfast, Maine



Role: QA/QC Officer and Senior Technical Review

Nicholas O. Sabatine, P.G.

Brownfields Program Lead

M.S. – Environmental Law, Vermont Law School, 1992

B.A. – Geology/Political Science, University of Maine at Farmington, 1991

Nick Sabatine, a Professional Geologist and leads SME's Brownfields Program and has over 30 years of professional consulting experience in environmental assessment, remediation, and project management for private- and public-sector projects throughout the Northeast. Nick's expertise includes diverse projects for Brownfields assessment/cleanup/redevelopment, water quality and hydrogeologic

investigations for contaminated sites, landfills, and clean water work associated with spring and drinking water supplies. He has worked on numerous U.S.EPA-funded Brownfields Assessment, Cleanup, and Redevelopment Programs and offers clients high-value, cost-effective solutions that meet their schedules. Projects in his various areas of expertise include:

- **Town of Lincoln**, Community-Wide Brownfields Assessment Program, including Brownfields Assessment at the former LP&T Mill & Brownfields Cleanup of Tissue Machine Building #6 & #7
- **Our Katahdin (Former Great Northern Paper Mill, Millinocket)** – Brownfields Assessment and Cleanup of the Administration Building, Engineering Building, Pilot Plant, Purchasing Building, Wastewater Treatment Plant and Clarifier, Tank Farm and Rail Corridor (ongoing), and Wastewater Treatment Plant Lagoons (ongoing) at the former Great Northern Paper Mill, Millinocket, Maine
- **City of Saco**, Community-Wide U.S.EPA Brownfields Assessment, Saco, Maine
- **City of Old Town**, Community-Wide U.S.EPA Brownfields Assessment and Old Town Canoe Cleanup, Old Town, Maine
- **Town of Millinocket** - Brownfields Assessment Program
- **City of Gardiner** – Brownfields Assessment Program and Brownfields Cleanup of the TW Dick Site



Role: Lead Engineer

Jaime Madore, P.E.

Senior Environmental Engineer

B.S. – Civil Engineering, University of Maine, 2002

Jaime Madore is a Maine licensed Professional Engineer with over 20 years of experience providing engineering and consulting services for industrial, commercial, governmental, and environmental projects. Jaime specializes in Brownfields assessments and cleanups, remedial system designs, and construction-phase engineering services. She is currently the Program Manager for the City of Augusta and the City of Saco Brownfields Assessment Programs, the Town of Wiscasset's North Point Brownfields Cleanup grant, and the South Portland Housing Authority's Yard South/Liberty Shipyard Cleanup grant. She has been the Project Manager or lead engineer for dozens of other U.S.EPA-funded and privately funded Brownfields Assessment and Cleanup Programs throughout Maine. Project experience in her various areas of expertise include:

- **Town of Lincoln** – Brownfields Cleanup of the Lincoln Pulp & Tissue Mill Building 29, Lincoln, Maine
- **Our Katahdin** – Brownfields Assessment and Cleanup of the Administration Building, Engineering Building, Pilot Plant, Purchasing Building, Wastewater Treatment Plant and Clarifier, Tank Farm and Rail Corridor (ongoing), and Wastewater Treatment Plant Lagoons (ongoing) at the former Great Northern Paper Mill, Millinocket, Maine
- **Town of Wiscasset** – Brownfields Cleanup of the North Point Fill Area (ongoing) and Mason Station Ash Ponds, Wiscasset, Maine
- **South Portland Housing Authority** – Brownfields RLF Cleanup of the Liberty Shipyard/Yard South Site (ongoing), South Portland, Maine
- **Portland Housing Authority** – Brownfields RLF Cleanup of the Front Street Phase I and Phase II Residential Redevelopment, Portland, Maine
- **Washington County Development Authority** – Brownfields Cleanup of the Cutler Base Recreation Building (ongoing), Cutler, Maine

Additional SME Staff:

Beyond the staff identified above, additional staff from SME's deep bench of professionals are available to support the Project as needed. Because SME has a staff of 100+ personnel and a deep bench of professional expertise and experience, we can readily serve the needs of new projects. SME routinely balances the

workload of dozens of active projects at any given time and has the ongoing capacity to be fully attentive and responsive to your service requirements. SME commits to you our readiness and ability to serve your unique project needs, whenever they may arise.

All SME technical and field staff that will be working on this project have completed and maintain Occupational Safety and Health Administration (OSHA) 40-hour Hazardous Waste Operator (HAZWOPER) training. These Health and Safety certificates can be provided, if requested.

SECTION 5: REFERENCES

Steve Sanders
OUR KATAHDIN/ONE NORTH
245 Aroostook Avenue
Millinocket, Maine 04462
Tel: 207.618.9187
Email: steve@onenorth.net

Thomas Kitteridge
CITY OF BELFAST
131 Church Street
Belfast, Maine 04915
Tel: 207.338.3370
Email: economicdevelopment@cityofbelfast.org

Melissa Lindley
CITY OF GARDINER
6 Church Street, Gardiner, Maine 04345
207-582-4200 (reception)
mlindley@gardinermaine.com

SECTION 6: FEE SCHEDULE



2025 FEE SCHEDULE

PRINCIPAL (<i>E. Clapp</i>)	\$225/hr
PROJECT MANAGER/SR. ENGINEER/SR. GEOLOGIST/SR. SCIENTIST (<i>A. Martin, J. Madore, and N. Sabatine</i>)	\$185/hr
FIELD ENGINEER/FIELD GEOLOGIST	\$125/hr
SENIOR CADD	\$125/hr
CADD	\$105/hr
TECHNICIAN	\$100/hr
JUNIOR TECHNICIAN	\$75/hr
ADMINISTRATIVE SUPPORT	\$75/hr
SENIOR CHEMIST/SR. TOXICOLOGIST	\$250/hr
CERTIFIED INDUSTRIAL HYGIENIST	\$225/hr
SENIOR INDUSTRIAL HYGIENIST	\$155/hr
INDUSTRIAL HYGIENIST	\$130/hr
COMMUNICATIONS	3% of labor
COMPANY VEHICLE USE	\$0.75/mi
PERSONAL VEHICLE USE	IRS Prevailing Rate
SUBCONTRACTORS	Cost + 10%
PERMIT/APPLICATION FEES	Cost + 10%
DIRECT EXPENSES	Cost + 10%

Invoices will be submitted every 30 days. Payment shall be made to Sevee & Maher Engineers within 30 days of receipt of invoice.

SECTION 7: COMPARABLE PROJECT EXPERIENCE

As previously discussed, SME completed multiple projects on the LP&T Mill site while it was in operation and some of this work was in areas of the site that may receive additional assessment and potentially cleanup. Given this prior project experience, we understand the issues and challenges associated with these projects and are committed to create paths forward with the Town and project stakeholders.

SME's proposed project team members have extensive experience working on comparable projects in rural communities in northern Maine. That work includes the LP&T Mill projects discussed previously in this proposal and additional work in every county of the state but specifically, in the rural communities of Aroostook, Franklin, Somerset, Piscataquis, Penobscot, and Washington Counties. Some of the notable U.S.EPA-funded Brownfields Cleanup projects in Maine that are underway or have been completed by SME team members include the following:

- \$5,000,000 Cleanup of the Our Katahdin Wastewater Treatment Plant Lagoons - in progress (*Millinocket*)
- \$1,500,000 Cleanup of the Our Katahdin No. 6 Tank Farm and Rail Corridor- in progress (*Millinocket*)
- \$690,000 Cleanup of the Tissue Machine Building #6 & #7 at LP&T Mill site (*Lincoln*)
- \$310,000 Cleanup of the Paper Mill (eastern portion) & Scale Shack at LP&T Mill – in progress (*Lincoln*)
- \$1,200,000 Cleanup of the Yard South/Liberty Shipyard Site – in progress (*South Portland*)
- \$2,600,000 Cleanup of the Portland Housing Authority Front Street Sites – in progress (*Portland*)
- \$700,000 Cleanup of the former Mason Station North Point Fill Area – in progress (*Wiscasset*)
- \$600,000 Cleanup of the former Old Town Canoe Factory site (*Old Town*)
- \$400,000 Cleanup of the former Mayo Mill (Moosehead Manufacturing) site (*Dover Foxcroft*)
- \$600,000 Cleanup of the former Maine Leathers site (*Dover-Foxcroft*)
- \$200,000 Cleanup of Central Hall site (*Dover-Foxcroft*)
- \$200,000 Cleanup of the former Wilton Tannery site (*Wilton*)
- \$1,000,000 Cleanup of the former Forster Mill site (*Wilton*)
- \$200,000 Cleanup of the former Brindis Leather site (*Canton*), and
- \$500,000 Cleanup of the Recreation Building at the de-commissioned Cutler Navy Base (*Cutler*)

SECTION 8: INSURANCE

As evidence of coverage, a Certificate of Insurance is provided as Attachment B – Certificate of Insurance.

ATTACHMENT A: RESUMES

ERIK M. CLAPP, Ph.D., L.G.

EDUCATION

University of Vermont – Ph.D. in Geology, 2003
University of Vermont – M.S. in Geology-Hydrology, 1994
University of Vermont – B.A. in Geology, 1989

PROFESSIONAL REGISTRATION

Licensed Geologist – Maine (GE595)

AFFILIATIONS

National Groundwater Association, since 2000	American Geophysical Union, since 1994
Geological Society of America, since 1991	Maine Geological Society, since 2000

EMPLOYMENT HISTORY

2019 to present – Sevee & Maher Engineers, Inc., President / Principal / Senior Geologist
2018 to 2019 – Sevee & Maher Engineers, Inc., Vice President / Principal / Senior Geologist
2010 to 2018 – Sevee & Maher Engineers, Inc., Principal / Senior Geologist
1998 to 2010 – Sevee & Maher Engineers, Inc., Hydrogeologist
1994 to 1998 – University of Vermont, Department of Geology, Senior Researcher/Lecturer
1992 to 1994 – University of Vermont, School of Natural Resources, Research Assistant
1991 to 1992 – University of Vermont, Department of Geology, Teaching Assistant
1990 to 1991 – U.S. Geological Survey, Field Assistant

EXPERIENCE

Dr. Clapp, president of SME, is a licensed geologist with over 32 years of experience in geologic investigations specializing in hydrogeology, geochemistry, sediment transport, and geotechnical issues. He has supervised and conducted regional and international research projects for the U.S. Department of Defense and the U.S. Geological Survey in New England, the Southwestern U.S., and the Middle East and has instructed university courses in Hydrogeology, Geomorphology, Field Geology, and Computer Simulation of Hydrogeologic Systems.

Since joining SME, Dr. Clapp has managed and conducted numerous environmental and hydrogeologic investigations involving groundwater chemical characterization, isotopic tracing of groundwater source areas, and hydrogeologic and contaminant transport modeling, for various clients including Lockheed Martin, Nestle Waters North America, Texas Instruments, National Semiconductor, Fairchild Semiconductor, Bath Iron Works, SAPPI Fine Paper, Eaton Corporation, and many solid waste facilities throughout Maine. Dr. Clapp has designed and implemented the remediation of PCB contaminated materials, and soil and groundwater contaminated with chlorinated solvents, heavy metals, and other complex chemicals. Dr. Clapp currently serves as principal-in-charge for Brownfields Cleanup projects in Cutler, Our Katahdin's Tank Farm/Rail Corridor, and Brownfields Assessments in Augusta, Gardiner, and Saco.

SPECIAL SKILLS

- Geologic and Hydrogeologic Site Characterization
- Geochemistry
- Stable Isotopic Tracers
- Hydrogeology and Contaminant Transport Modeling
- Data Evaluation, Quality Control, and Statistical Analyses
- Environmental Regulations (TSCA, CERCLA, RCRA)
- Regulatory Negotiations

AARON R. MARTIN, L.G.

EDUCATION

B.S. – Environmental Science, University of Iowa, 2001

PROFESSIONAL REGISTRATIONS AND CERTIFICATIONS

Licensed Geologist – Maine

EMPLOYMENT HISTORY

2023 to Present – Sevee & Maher Engineers, Inc., Cumberland, ME, Senior Geologist/Project Manager
2004 to 2023 – Ransom Consulting, LLC, Portland, ME, Geologist/Senior Project Manager

PROFESSIONAL EXPERIENCE

Aaron Martin is a Maine Licensed Geologist with 20 years of experience managing hydrogeologic investigations, Brownfields assessment and cleanup programs, landfill monitoring, environmental due diligence, and overseeing various types of subsurface investigations, geotechnical investigations, tank removals, fate and transport analysis and remedial activities throughout New England and the Mid-Atlantic states. Throughout his career, Aaron has maintained excellent professional relationships with clients including private sector, local municipalities, and various governmental agencies. Project experience in his various areas of expertise include:

- **Town of Lincoln, Brownfields Assessment & Cleanup Programs, Lincoln, Maine** – Managing geologist responsible for completion of a Phase I Environmental Site Assessments (ESAs) for various properties and hydro dams throughout the community. Aaron is also managing the Brownfields cleanup of Tissue Machine Building #6 and #7 (a.k.a. Building No. 29) and also assisted with plans to develop an Asbestos Consolidation Area at the former LP&T Mill site. He prepared Conceptual Site Models (CSMs), Site-Specific Quality Assurance Project Plans (SSQAPPs), Analysis of Brownfields Cleanup Alternatives (ABCA), and remedial action plans (RAPs); conducted regulatory interfacing; and performed other Brownfields tasks for Lincoln's redevelopment of the former LP&T Mill site.
- **Maine Department of Environmental Protection (MEDEP), Brownfields Assessment, Cleanup and Revolving Loan Fund (RLF) Programs** -- Project geologist and project manager responsible for preparation of remedial design plans and specifications, bidding phase services, contract preparation, contractor selection, submittal and managed construction phase services, construction observation, and assistance with MEDEP and/or U.S. Environmental Protection Agency (U.S. EPA) regulatory closure. Aaron has also completed site inventories and managed Phase I ESAs, Phase II investigations, remedial planning and implementation, remedial oversight, regulatory interfacing, community outreach and education, and other Brownfields tasks.
- **City of Belfast, Brownfields Program, Belfast, Maine** – Currently serves as the City's project manager for its 2022 Assessment Grant. Previously served as project geologist for the City's prior Assessment Grants from 2012 to 2021. Conducted Phase I and Phase II ESAs and remedial activities at hydroelectric power plants, former gas stations, boatyards, and a former manufactured gas plant property.

NICHOLAS O. SABATINE, P.G.

EDUCATION

M.S. – Environmental Law, Vermont Law School, 1992

B.A. – Geology/Political Science, University of Maine at Farmington, 1991

PROFESSIONAL REGISTRATIONS AND CERTIFICATIONS

Professional Geologist – New Hampshire, New York

EMPLOYMENT HISTORY

2023 to Present – Sevee & Maher Engineers, Inc., Cumberland, Maine, Brownfields Program Lead

2004 to 2023 – Ransom Consultants, LLC, Portland, ME, Principal/Vice President/Sr. Geologist/Office Lead

1995 to 2004 – Jacques Whitford, Nova Scotia, Canada, Area Manager

1993 to 1995 – Robert G. Gerber Inc, Portland, Maine, Geologist

PROFESSIONAL EXPERIENCE

Nick Sabatine, SME's Brownfields Program Lead, has over 30 years of environmental consulting experience in Northern New England. He has worked on numerous U.S. EPA funded Brownfields Assessment and Cleanup Programs and offers clients high-value, cost-effective solutions that meet their schedules. Projects in his various areas of expertise include:

- **Town of Lincoln, Brownfields Assessment & Cleanup Programs, Lincoln, Maine** – Principal in charge responsible for project strategy and technical document review. Nick has worked closely with the team on the cleanup of Tissue Machine Building #6 and #7 (a.k.a. Building No. 29) and assisted with plans to develop an Asbestos Consolidation Area at the former LP&T Mill site.
- **Our Katahdin, Brownfields Assessment and Cleanup Program, Millinocket, Maine** – Program manager on multiple EPA Brownfields Assessment and Cleanup projects. Since 2019, Nick has helped Our Katahdin secure over \$3.7M in U.S. EPA Brownfields funding and over \$2M in DECD Brownfields RLF funding. Recent projects include the abatement and U.S. EPA-funded cleanup of the Administration Building, and the Engineering and Research (Pilot) Building. DECD's RLF (loan/grant) funded the cleanup of the former Wastewater Treatment Plant and Clarifier. Site Specific Assessment grants have been utilized to assess much of the site including all areas that have received cleanup funding as well as the former Steam Plant, the Tank Farm and Railroad Corridor, Paper Machines 1-10, Paper Machine 11, the former Wastewater Treatment Lagoons, the Woodyard, and former Laydown Area of the site south of Paper Machine 11. All the U.S. EPA funded Brownfields grants are leveraging significant site redevelopment including an aquaculture project at the lagoons, a data center, and a wood pellet manufacturer, among others.
- **City of Gardiner, Community-Wide U.S. EPA Brownfields Assessment and T.W. Dick Cleanup, Gardiner, Maine** – Currently serves as the City's Program Manager for its 2022 Assessment Grant. He served as the City's program manager on its 2013 \$400,000 EPA Assessment Program. In 2016, the U.S. EPA awarded an additional \$200,000 of Hazardous Assessment funds to the City. During the Assessment Program kickoff in 2013, Nick worked with the City to plan and create four charrettes to help create a vision for a trail system around and through the Cobbossee Stream area. This project received strong support and participation from Gardiner's citizens, businesses, and the municipality. Following the TW Dick Site Assessment, Nick assisted the City in writing multiple successful grants: \$100,000 through the Kennebec Council of Governments (KVCOG); \$305,000 through the Maine Department of Economic and Community Development (DECD); and \$200,000 direct from the U.S. EPA. A medical office building and two workforce housing units were constructed on the site.

JAIME L. MADORE, P.E.

EDUCATION

B.S. – Civil Engineering, University of Maine, 2002

PROFESSIONAL REGISTRATIONS AND CERTIFICATIONS

Professional Engineer – Maine, Massachusetts, New Hampshire, and New York

EMPLOYMENT HISTORY

2023 to Present – Sevee & Maher Engineers, Inc., Senior Environmental Engineer/Project Manager

2007 to 2023 – Ransom Consulting, LLC., Environmental Engineer/Project Manager

PROFESSIONAL EXPERIENCE

Jaime Madore is a senior project manager and environmental engineer with over 20 years of experience providing engineering and consulting services for industrial, commercial, governmental, and environmental projects. Ms. Madore specializes in Brownfields assessments and cleanups, remedial system designs, construction-phase engineering services, wastewater and pump station design, and exposure monitoring/indoor air quality assessments for environmental and occupational contaminants. Project experience in her various areas of expertise include:

- **Town of Lincoln, Brownfields Assessment & Cleanup Programs, Lincoln, Maine** – Lead engineer responsible for engineering design for the Brownfields cleanup of Tissue Machine Building #6 and #7 (a.k.a. Building No. 29) at the LP&T Mill site. Jaime's work including assisting with contractor bidding and cleanup observation.
- **Our Katahdin, Brownfields Cleanup of the Administration Building, Engineering Building, and Pilot Plant, Millinocket, Maine** – Project manager and senior engineer for U.S. EPA and Maine DECD-funded Brownfields cleanups at the Administration Building, Engineering Building, and Pilot Plant at the former Great Northern Paper Mill in Millinocket. She has performed programmatic tasks and reporting; conducted outreach with the public, municipal officials, and property owners; prepared engineering based ABCAs and Remedial Action Plans; and prepared design plans and specifications for the abatement of hazardous building materials, interior demolition, and roof replacement activities. She has overseen bidding phase services and performed construction services including cleanup observations, Davis-Bacon compliance, and review of pay requisitions. She has helped Our Katahdin leverage funds including \$1.5M from the U.S. EPA Brownfields Program, and \$1.75M from the Maine DECD RLF program.
- **City of Gardiner, Brownfields Assessment and Cleanup of the T.W. Dick Site, Gardiner, Maine** – Through the City's Brownfields Assessment Program, Jaime oversaw cleanup activities at the T.W. Dick Site. The reuse planning activities (which included ABCAs and Remedial Action Plans, development of a Request for Proposal to solicit interest from Site developers, public outreach, and area-wide reuse charrettes to engage the public) were used to help the City obtain \$605,000 in cleanup funds. Jaime completed an engineering/cleanup design which dovetailed with the civil site/redevelopment design, and cover systems ultimately became paved parking lots, structural sub-slab building pads, and landscaped beds.

ATTACHMENT B: CERTIFICATE OF INSURANCE



SEVEAND-01

AELOWITCH

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
6/13/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Clark Insurance 1945 Congress Street, Bldg A PO Box 3543 Portland, ME 04104-3543	CONTACT NAME:		
	PHONE (A/C, No, Ext): (207) 774-6257	FAX (A/C, No): (207) 774-2994	
	E-MAIL ADDRESS: info@clarkinsurance.com		
INSURED Sevee & Maher Engineers, Inc. P.O. Box 85 A Cumberland Center, ME 04021	INSURER(S) AFFORDING COVERAGE		NAIC #
	INSURER A : Union Insurance Co		25844
	INSURER B : Continental Western Insurance Company		10804
	INSURER C : Acadia		31325
	INSURER D : Maine Employers Mutual Ins Co		11149
	INSURER E : XL Specialty Insurance Co		37885
	INSURER F : Westchester Fire Ins Co		

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PROJECT ☒ LOC OTHER:			CPA5558317-11	6/15/2024	6/15/2025	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 15,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000
B	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY			CAA5558319-11	6/15/2024	6/15/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
C	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE DED ☒ RETENTION \$ 0			CUA5558320-11	6/15/2024	6/15/2025	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) ☒ Y ☒ N If yes, describe under DESCRIPTION OF OPERATIONS below		N/A	1810096650	6/15/2024	6/15/2025	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
E	Prof Liability			DPR5030276	6/15/2024	6/15/2025	Each Claim/Aggregate 5,000,000
F	Pollution Liab.			G71205496 006	11/19/2023	11/19/2024	Aggregate 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

For Professional Liability coverage, the aggregate limit is the total insurance available for all covered claims presented within the policy period. The limit will be reduced by payments of indemnity and expense.

CERTIFICATE HOLDER

CANCELLATION

For Informational Purposes

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



**QUALIFIED ENVIRONMENTAL PROFESSIONAL CONSULTING SERVICES FOR
REMEDATION AND CLEAN UP OF PARCEL 3 EAST
FUNDED BY THE ENVIRONMENTAL PROTECTION AGENCY
BROWNFIELDS GRANT FUNDS**

**Prepared for:
The Town of Lincoln
29 Main Street
Lincoln, Maine 04457**

**Prepared by:
St. Germain
846 Main Street
Westbrook, Maine 04092**

January 30, 2025



January 30, 2025

Ms. Ruth Birtz
Town of Lincoln
29 Main Street
Lincoln, Maine 04457

Re: Qualified Environmental Professionals for Environmental Cleanup Activities

The St.Germain team (St.Germain) is pleased to provide the Town of Lincoln (Lincoln) with this proposal for consideration as Lincoln's Brownfields Program Qualified Environmental Professional (QEP) for the remediation of Parcel 3 East consisting of the Powerhouse Building and Pipe Rack located within the former Lincoln Pulp & Tissue (LP&T) facility at 50 Katahdin Avenue, Lincoln, Maine.

St.Germain was established in the State of Maine in 1992. Our staff consists of 23 professionals who are qualified and experienced to meet the expectations of this RFP. St.Germain will make this project a priority. Our current and future work load has been assessed and St.Germain can support this project while providing the quality and attention expected.

Solutions Today for a Better Tomorrow – It's not just our vision statement, but our way of approaching everything we do. We are an environmental, EHS compliance, and engineering firm specializing in Brownfields, environmental site assessments, remediation, civil engineering design and permitting services.

St.Germain has assembled a team with the leadership, Brownfields experience, technical resources, and support roles necessary to achieve Lincoln's goals. We are proud of this team and the projects we have completed successfully together. The keys to our success are detailed planning, strategic public outreach, listening and incorporating constructive ideas from community stakeholders.

St.Germain has the experience and knowledge to prepare and implement documents associated with Brownfield Cleanup activities including Analysis of Brownfield Cleanup Alternatives (ABCA), Environmental Media Management Plan (EMMP), Community Involvement Plan (CIP), Health & Safety Plans, Declaration of Environmental Covenants, bid specifications and detailed costing, remedial action plans (RAPs), site specific quality assurance project plans (SSQAPP), and closure reports.

We prioritize continuing education for technical staff, focusing on Brownfields and related conferences and workshops so that we can stay current with industry standards and innovative processes, and provide the best solutions for our clients, for our team, for our community, and for the environment

Our most recent Brownfield experience includes being selected as the QEP for sub-grantees for the Maple Grove affordable and workforce residential development project on Seavey Street in Westbrook and Head of Falls residential and commercial development project in Waterville.

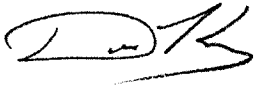
St.Germain is an active member of various local trade associations, such as:

- Maine State Chamber of Commerce
- Maine Real Estate & Development Association
- Maine Energy Marketers Association
- Maine Development Foundation
- Maine Affordable Housing Coalition,
- Maine Aggregate Association, and the
- Environmental & Energy Technology Council of Maine (E2Tech)

We look forward to working with Lincoln on this and future Brownfields projects. Please reach out to us with any questions at 207-591-7000 or danicak@stgermain.com.

St.Germain certifies that the best of its knowledge, all information provided in this proposal is accurate and complete.

Sincerely,
ST.GERMAIN



Danica Kay
Project Manager and QEP Lead



John S. Marchewka, ME L.G.
Senior Environmental Geologist

Attachments

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ATTACHMENTS

Attachment A: Resumes

Attachment B: Certificate of Insurance

1.0 CONTACT INFORMATION

Firm: St.Germain
Address: 846 Main Street
Westbrook, Maine 04092
Primary Contact: Danica Kay, QEP Project Manager; 207-857-7526;
Danicak@stgermain.com

2.0 PROJECT GOALS

St.Germain's approach to this cleanup project is to work in conjunction with the Town of Lincoln, Maine Department of Environmental Protection (DEP), Environmental Protection Agency (EPA), and the community of Lincoln to communicate, develop a plan, and oversee a safe, efficient, and the economical remediation of: 1) asbestos containing material (ACM) associated with the Powerhouse (Building #23) and the Pipe Rack; 2) identifying and removing all hazardous and universal waste associated with the Powerhouse; and 3) limiting exposure to the "tar like substance" in the basement of the Powerhouse (impacted with benzo(a)pyrene, lead, mercury, iron, and hydrocarbon chain C₉-C₁₈) for the protection of human health and the environment.

St.Germain plans to assist Lincoln in maximizing your funds to accomplish as many goals as possible related to Parcel 3. We would like to expend effort in the beginning of the project to strategize, prioritize, and maximize available resources.

The following Sections 3.1-3.4 follow the request for proposal (RFP) Tasks 1-4. These sections are intended to demonstrate our knowledge and experience with the site and similar sites that qualify St.Germain as Lincoln's QEP. St.Germain has added Section 3.5 to address additional recommendations and options for consideration beyond Tasks 1-4. Section 3.6 provides line-item cost estimates for each of the five scope of work tasks.

3.0 SCOPE OF WORK

3.1 Cooperative Agreement Reporting-

Throughout the duration of Lincoln's Brownfields program, St.Germain will assist Lincoln with the required Brownfields reporting, milestones, redevelopment benefits, green space acreage, employment opportunities, into EPAs Assessment, Cleanup, and Redevelopment Exchange System (ACRES). St.Germain will work with Lincoln to establish a format and frequency for project updates and a system in which Lincoln expenditures and contractual costs are reconciled for ACRES as well as overall budget tracking. St.Germain will assist Lincoln with maintaining an up to date Information Repository of all pertinent documents for public access.

The Davis-Bacon Act covers all contractors and subcontractors performing work on federally funded or assisted construction contracts greater than \$2,000. St.Germain recommends each bid specification outline this requirement so that the subcontractors are aware and can properly budget the efforts to collect and organize the information and continue to update, as necessary. As the QEP, tasks associated with the Davis-Bacon Act consist of interviews

with subcontractor employees, obtaining their wage rates, and comparing these rates to the current locally prevailing wage rates determined by the Department of Labor. St.Germain will follow the Maine Department of Transportation's *A Contractor's Guide to Davis-Bacon Prevailing Wage Requirements for Federally-Assisted Projects*. St.Germain will track any known minority-owned business enterprises/women-owned enterprises (MBE/WBE) reports based on 40 CFR Part 33 and 2 CFR Parts 200 and 1500, if applicable. St.Germain can assist Lincoln with including DBE's when soliciting bid specifications, if applicable, through the MDOT website's "Weekly DBE Vendor List.." Contractors will submit pay applications that are compliant with Build America, Buy America (BABA) Act requirements, Davis-Bacon Act, and MBE/WBE reporting documents.

St.Germain will utilize our initial site evaluation combined with the draft ABCA submitted with the EPA 104(k) grant application and finalize the document for review by DEP. St.Germain will evaluate the benefits of deconstruction versus demolition based on recycling opportunities and transportation costs (ie Kennebec Recycling [Skowhegan, 100 miles] or B & S Scrap [Hudson, 50 miles]). As part of the final ABCA, St.Germain anticipates incorporating resiliency practices for overcoming the regional climate change conditions such as increased precipitation and rise in groundwater table. To address these potential impacts, St.Germain's engineering group will design a cover system that incorporates redirecting stormwater runoff and minimizing infiltration within the impacted area.

Prior to implementing any cleanup, a site specific Health and Safety Plan will be prepared consisting of site specific hazard identification, hazard controls, safety practices, emergency response protocols, and reporting procedures. The ACM abatement contractor will be responsible for preparing and implementing their Asbestos Management Plan. St.Germain performs tailgate safety meetings to discuss proposed activities and precautionary measures for avoiding or eliminating exposure and hazards associated with the tasks. These discussions provide a common goal and support a safe environment for all.

Lincoln submitted a VRAP application for the entire Parcel 3 (REM03239) on March 30, 2021. St.Germain will prepare a combined SSQAPP and RAP outlining in detail the scope of work and procedures proposed to meet the project's quality objectives. The SSQAPP is an addendum to St.Germain's EPA and DEP approved generic company QAPP. St.Germain will submit the SSQAPP to DEP for review. Comments from DEP will be incorporated into a revised version and resubmitted for approval. Upon DEP approval, it is anticipated DEP will provide Lincoln with a No Further Action Assurance letter outlining the conditions to meet the specific site criteria for obtaining a certificate of completion for the Powerhouse and pipe rack. Other VRAP documents will include an Environmental Media Management Plan (EMMP), Community Involvement Plan (CIP), and Section 106 National Historical Preservation Act review.

St.Germain will provide a draft Declaration of Environmental Covenants (DECs) to the Town, which will include DEP approved institutional controls and a deed restriction. Once finalized, St.Germain will assist the Town with Penobscot County Registry of Deeds filings, as required by VRAP. The following preliminary controls will likely be required following remedial activities:

- Once the extent of the basement and or extent of the petroleum substance is established, the area will be surveyed using bearings and distances and recorded with the DEC at the registry of deeds;
- Prohibit future disturbance of the cover system without prior notification and consent from the DEP;
- Require an updated EMMP for outlining the notification process and management of impacted media to minimize and manage future exposures to contaminated soil (beneath cover systems);
- Require a Cover System Maintenance Plan describing long-term maintenance procedures for the cover system. The purpose of the maintenance plan is to establish routine inspection procedures and requirements for the repair and/or reconstruction of the cover systems and mitigate contact with impacted soils remaining at the Site.

Closeout reports are due no later than 120 days after the end of the cooperative agreement period of performance. The final technical report will summarize all activities performed during the grant period to include: a final budget; a list of all cleanup activities conducted using grant funding; compliance that the RAP requirements were properly implemented; and submission to DEP VRAP for a certificate of completion.

3.2 Community Engagement & Outreach

St.Germain will coordinate with Lincoln to determine the best techniques to engage public participation. St.Germain plans to work with Lincoln and other participants to help expand the outreach to all Lincoln citizens and stakeholders.

St.Germain staff will be available to attend two public meetings, per the RFP. Meetings are typically conducted initially to inform the public of the proposed plan and address any concerns they may have regarding disturbances, traffic, duration, and other potential impacts. Continuing to conduct meetings at various milestones will keep the public up to date and provide them opportunities to voice any new concerns and ask questions.

Following the bid selection of contractors, St.Germain recommends a Kick-off meeting with all sub-contractors. This initial meeting is intended to provide a summary of the RAP/SSQAPP with an emphasis on the end goal, anticipated schedule, discuss safety issues (provide the HASP), point out community concerns, share contact information, and promote communication and team effort.

Grantees are subject to erecting signage at the site stating that the remediation is financed in part by grant funds and includes contact information. The sign must meet the necessary state and local requirements and remain visible throughout the construction period. Having been at the site, St.Germain assumes the existing or former sign belongs to Lincoln and can be re-used or is concurrently being used for on-going projects within LP&T. If multiple signs are required or specific updates to the sign are needed, St.Germain will assist Lincoln with providing any additional signage adhering to the Grant Recipient Guidance on Project Signage Investing in America U.S. Department of Commerce, National Telecommunications and Information Administration (NTIA).

3.3 Bid Documentation Preparation & Bid Review

As a multidisciplinary firm with civil engineering services, St.Germain has extensive experience with preparing bid specifications for construction projects. St.Germain will assist Lincoln with preparing bid specifications for: 1) ACM contractor; 2) waste inventory, waste removal, and floor drain disconnect and decommission; 3) demolition contractor; and 4) cover system contractor. St.Germain will review submittals and provide comments regarding the completeness and cost effectiveness of the bids based on our experience. Bid specifications shall be posted and go out to industry contractors with a minimum of 30 day submission date from being posted.

Previous hazardous building material abatement activities were performed concurrent with demolition of the LP&T Tissue Machine Building #6 and #7 in the spring of 2024. Pending the EPA Target Brownfield Assessment ACM Powerhouse sampling results, St.Germain will consider this method for the Powerhouse as well.

For each bid specification, St.Germain will request contractors to include measures for greener and more sustainable construction practices as applicable. Measures may include but not be limited to following an idle-reduction policy and use heavy equipment with advanced emissions controls operated on ultra-low sulfur diesel. The number of mobilizations to the Site will be minimized and erosion control measures will be used to minimize runoff into environmentally sensitive areas.

ACM Bid Specifications-St.Germain will assist Lincoln with preparing a bid specification for ACM abatement contractor qualified to meet the applicable ACM regulations including the DEP's MSWMR, Chapter 425, Asbestos Management Regulations. St.Germain will discuss disposal options with all appropriate parties. Ideally, the disposal of the friable and non-friable ACM would be the proposed consolidation area located within the Exclusion Parcel of the LP&T site. Factors to consider for avoiding costly offsite ACM disposal includes discussions with DEP regarding temporary on-site storage until the consolidation area is complete and/or requesting an extension to the grant period.

Waste Inventory & Removal Specifications-A contractor will be hired to conduct a current hazardous and universal waste inventory, cost estimate for the removal of the waste, and implementing the waste removal. The waste inventory will also identify items that have the potential of being recycled or that are deemed inappropriate for remaining on-site under a cover system. Other inventory data to be collected may include identification of items requiring specialized equipment for removal (i.e., boom lift, crane, etc.) Floor drains will be disconnected and decommissioned (as necessary) and the sediment contained within the floor drains will be properly managed and disposed.

Demolition Specifications

State and federal regulations require that building owners notify the DEP at least 5 working days prior to demolition of a building (other than single-family residences). Construction wastes, including paint chips or lead painted items must be disposed of as construction and demolition debris at an appropriate disposal facility.

Cover System Specifications-The Cover Systems will be designed and implemented for the purpose of protecting human health and the environment. St.Germain anticipates the basement concrete floor and walls to a specified height will remain intact. The extent of the tar like substance coating much of the basement will be evaluated and an elevation will be established from the floor of the basement for determining the base of the cover system. This elevation shall be utilized across the extent of the basement providing a consistent surface grade. The basement will be backfilled with clean fill, compacted, and finished with loam and seed. Soil cover systems shall conform to those specified in the DEP Remedial Action Guidelines for Contaminated Sites, November 15, 2023, Section 7.3.9. Any proposed uses above the cover system should be incorporated into the design and approved by DEP to avoid any modifications to the system after the fact.

3.4 QEP Oversight

St.Germain is available and has the staff to provide full cleanup oversight. To provide Lincoln with the most cost effective approach, we propose that our oversight is scheduled periodically with specific activities targeted that require compliance documentation to be included in the closure reporting. If a St.Germain staff member is not on-site, there will be a designated on-call staff person in the event a contractor encounters an unforeseen circumstance that requires our attention. Oversight includes but is not limited to: ensure the SSQAPP is being implemented properly, documenting activities by field notes and photo document the project's progress, inspecting erosion control and sedimentation measures, observe safety issues, ensure signage is intact, collect samples (as necessary), check on air monitoring systems are functioning properly, and manage personal protective equipment (PPE) waste. These site visits will be used to implement Davis Bacon interviews with various subcontractors.

3.5 Additional Recommended Tasks: Initial Site Inspection and Permits

In addition to addressing Tasks 3.1-3.4 as outlined in the request for proposal (RFP); St.Germain anticipates conducting an initial site inspection to assess current conditions and gather pertinent data for better detailed bid specifications. St.Germain staff entering the Powerhouse shall have the appropriate personal protective equipment and respiratory protection.

- As documented in the Parcel 3 Ph II ESA, a significant flow of water was entering the Powerhouse from an unknown source north of the building at the time sample SS-5 was collected in the Powerhouse basement. St.Germain's engineer will assess the source (if present) and evaluate methods to cut off or redirect this water to mitigate potential structural issues to the sluiceway connecting Mill Pond to the Mattanawcook Stream.
- This initial site visit will also be utilized for taking measurements of the partial basement compared to the entire 10,500 square foot (SF) Powerhouse building footprint for fill quantities and depth below existing grade.
- Floor drains will be inventoried for future decommissioning and any equipment or materials that could potentially be recycled or items that would need specialized equipment for removing will be noted and included in the bid specifications.
- It is our understanding that the tar like substance was not analyzed for polychlorinated biphenyls (PCBs). St.Germain recommends the substance be analyzed for PCBs as soon as practical in the event PCB concentrations require off-site disposal.

St.Germain shall evaluate if the proposed remediation requires any local, State, and Federal permitting. Based on the vicinity of Mattanawcook Stream, a Maine Construction General Permit (MCGP) and a Natural Resources Protection Act (NRPA) Permit by-Rule may be required. In addition, under the MCGP, erosion control measures are proposed to be implemented and maintained throughout the project in accordance with the Maine Erosion and Sediment Control Best Management Practices (BMPs). St.Germain shall also research requirements for a demolition permit for the proposed work.

Based on the Parcel 3 Phase II ESA, proposed concrete sample BM-9 (also referred to as T-9) was not sampled for PCBs due to standing water in the concrete basin. At Lincoln's request, St.Germain will include this sampling to complete all former transformer locations as identified in the Phase I ESA.

St. Germain shall request any additional ACM sampling of the Powerhouse and Pipe Rack conducted by EPA during the (TBA) conducted 2023-2024. This data will assist in determining what additional ACM sampling and quantifying may still be required for project mitigation and per National Emissions Standards for Hazardous Air Pollutants (NESHAP).

St.Germain is aware of the Penobscot Indian Nation's (PIN's) interest in investigating and minimizing impacts from the LP&T site to the nearby Penobscot River. A PIN Brownfield SSQAPP Revision 1, dated September 27, 2024 is filed with DEP. When the results of this investigation are available, St.Germain can evaluate the data and determine if an additional permeable reactive barrier (ie. colloidal activated carbon barrier by Regenesys®) is an appropriate remedial option either hydraulically down-gradient or other strategically located area based on contaminants of concern, fate and transport, and impacts to the Penobscot River.

St.Germain will also be available to assist in any strategic redevelopment planning and future grant application support.

3.6 QEP Scope of Work Budget

3.1-Cooperative Agreement Reporting	\$ 33,520
3.2-Community Engagement & Outreach	\$ 12,275
3.3-Bid Documents	\$ 18,040
3.4-QEP Oversight*	\$ 53,916
3.5-Additional Recommended Tasks: Initial Inspection and Permits	\$ 14,800
Total Contractual Estimate	\$132,540

4.0 FUNDING SOURCES

St. Germain assisted Avesta Housing in applying for grant funding for cleanup costs associated with the urban fill impacted by a former railroad yard in Westbrook. St.Germain completed the necessary applications and supporting documents for Avesta being approved for \$500,000 under the Greater Portland Council of Government's (GPCOG) Revolving Loan Fund (RLF) and \$500,000 under the Department of Economic Community Development (DECD).

St Germain also assisted Central Maine Community Betterment Collaborative (CMCBC)/ Central Maine Growth Council in the DECD/DEP application process for the Head of Falls Village, Waterville, which received Brownfields funding through the City of Waterville.

Under other employment, Ms. Kay QEP Project Manager was part of a team assisting several municipalities, non-profit entities, and tribes with preparing successful EPA grant applications. She participated in various aspects of the following grant applications:

- Town of Lincoln Site Specific Assessment;
- Town of Lincoln Community Wide Assessment;
- Town of Lincoln Parcel 2 Lagoon, Cleanup;
- Town of Lincoln Parcel P3 Powerhouse, Cleanup;
- Town of Hancock, Cleanup;
- EMDC RLF & Assessment;
- EMDC Supplemental RLF, 2024;
- City of Westbrook, Assessment;
- Penobscot Indian Nation, Assessment;
- Hancock County Planning Commission, Assessment;
- Town of Hancock Cleanup; and
- Androscoggin Valley Council of Governments, Assessment.

Ms. Kay participated in a group effort in applying for 2024 supplemental funding for EMDC's RLF. The Town of Lincoln was instrumental in EMDC's requirement criteria by applying for two grant/loan combinations: 1) for the Scale House and 2) the East Portion of the Mill Building.

St.Germain has been in contact with Ian Houseal, board member of the Maine Redevelopment Land Bank, regarding potential future funding both at a state and municipal levels. If Lincoln has not already considered this, St.Germain can inquire about specific funding and support benefits and tapping into the Land Banks anticipated growth potential.

5.0 EXPERIENCE WITH LONG TERM BROWNFIELD REDEVELOPMENT

Additional Brownfields experience is provided in the Project Team resumes, Attachment A.

Lincoln Pulp & Tissue (LP&T) - Lincoln, Maine

Lincoln was awarded a Site-Specific Brownfields Assessment grant for the former Lincoln Pulp & Tissue site consisting of approximately 350-acres and 42 buildings. As part of the QEP team, Ms. Kay collaborated in the preparation of six DEP and EPA approved SSQAPPs, six Phase II ESAs, and additional Phase I ESAs and updates to address divestment transfers, and VRAP submissions for four of the parcels. The six parcels were investigated in a phased approach within the time frame of the grant. Contaminants of concern included VOC, SVOCs, EPH, VPH, a variety of metals, PCBs, ACM, and dioxins. Media sampled included soils, groundwater, sediment, porewater, and pulverized concrete. Contaminants of concern identified by the Phase II ESAs included massive volumes of asbestos, PCB impacts, petroleum from above and underground storage tank releases, and select metals exceeding Maine Remedial Action Guidelines (RAGs).

In preparation of assisting Lincoln with Brownfield Cleanup grant applications, Ms. Kay assisted in preparing the ABCAs for the various parcels. Ms. Kay assisted the Town of Lincoln in preparing a Brownfield Cleanup grant application for Parcel 2 consisting of the wastewater treatment clarifiers and lagoon which was awarded to Lincoln in 2023. Ms. Kay also assisted Lincoln with a Brownfield Cleanup grant application for Parcel 3 East consisting of the Powerhouse which was awarded in May of 2024. In 2023, Ms. Kay assisted Lincoln with applying to the DECD for an area to be leased to the first tenant of the proposed Maine Forest Products Innovation Park. Under the DECD grant, Ms. Kay prepared a remedial action plan, prepared bid specifications, prepared an EPA Toxic Substance Control Act (TSCA) PCB Remediation Waste Self Implementing Plan (SIP), conducted oversight, and prepared the PCB Remediation Waste Summary Report upon final sampling results meeting TSCA's High Occupancy use with No Land Use Restrictions. Other remediation under the DECD grant included asbestos mitigation and waste inventory, characterization, and appropriate off-site disposal.

Avesta Housing, 35 Seavey Street, Westbrook

St.Germain was conducting engineering and site design for the project when urban fill was encountered from an historic railyard. Mr. Marchewka and the St.Germain team assisted Avesta Housing with applying to the DEP VRAP and getting a sampling plan approved that incorporated incremental sampling methodology (ISM). An estimated 9,000 tons of non-hazardous urban fill required off-site disposal for redevelopment. Funding opportunities for the removal of the urban fill were researched and St.Germain assisted Avesta with preparing applications and all the necessary support documentation for Brownfield grants with Greater Portland Council of Governments (GPCOG) and DECD. Support documentation included preparing a Community Involvement Plan (CIP), an ABCA, preparing a public notice, holding a public meeting, and preparing the application narratives supporting the need and benefits the project will provide for the community. Avesta was awarded a \$500,000 grant from GPCOG and another \$500,000 from DECD. The soil remediation by excavation is ongoing simultaneously with site development. Due to the site's proximity to an adjacent railroad spur, the soils are loaded onto railcars and transported to the designated disposal facility.

6.0 PROPOSED STAFF

Please refer to the resumes in Attachment A for a description of qualifications and project roles of our four primary staff assigned to this project.

Danica Kay-QEP *Project Lead*

John Marchewka, L.G.-*Technical Lead*

Peter Dalfonso, P.E.-*Project Engineer*

Kris Plant-*Field Lead*

7.0 REFERENCES

- Avesta, 35 Seavey Street, Westbrook, Nate Howe, Avesta Housing: 207-232-1021 NHowes@AvestaHousing.org
- Former Maine Rubber, 942 Main Street, Ben Hartley, Project Manager, Coffman Realty (508) 588-0560, bhartley@coffmandg.com
- Town of Scarborough, Maine, Doug Howard, Director of Public Works (207) 730-4400, dhoward@scarboroughmaine.org
- Northland Enterprises, Josh Benthien, CEO (207) 780-0223, josh@northlandus.com

8.0 FEE SCHEDULE

Danica Kay	\$175/Hr	Mileage: Current IRS Rate
John Marchewka	\$190/Hr	Per Diem: 300/Day
Peter Dalfonso	\$180/Hr	Mark-up: 10%
Kris Plante	\$145/Hr	Truck Rate: \$180/Day

9.0 EXPERIENCE WITH DESIGN AND CONSTRUCTION OVERSIGHT

Undisclosed client and location

While Ms. Kay was employed by a prior firm, she was involved in a PCB cleanup project that originated as a Brownfield Assessment. The PCB impacted material was discovered during the Brownfield Phase II ESA. Ms. Kay assisted in the preparation of an EPA TSCA PCB Remediation Waste SIP which was approved and implemented. The goal of the project was to remediate the PCB impacts to 1 milligram per kilogram (mg/kg) or less to meet unrestricted use. The source of the PCBs was originally suspected to have been from historical transformers; however, the extent of the PCB characterization increased laterally beyond the entire building foundation as well as depths below the foundation and floor drain trench system. Sampling of a paint/varnish indicated that this substance contributed significantly to the PCB impacts and as a result, specific areas were classified as PCB bulk waste where the concrete was determined to be the impacted substrate.

Strategies utilized for cost savings included:

- Assumed the aggregate material in the floor drain system was 50 mg/kg or greater based on random incremental lateral and vertical sampling in the trenches consistently exceeded the ceiling concentration. This assumption reduced the labor and laboratory costs required for characterization at 10-foot intervals at multiple depths and the segregation of stockpiling soils.
- Scarifying the concrete floor was attempted; however, pilot test sampling early in the process revealed this method was not successful and that the entire concrete floor and additional soils below the concrete required off-site disposal.

Ms. Kay was the primary field personnel and was responsible for communicating with the contractor and client. She also organized and compiled large quantities of laboratory data and reconciled the data graphically providing the location and identification numbers that required further remediation by excavation. This process continued for multiple iterations until all samples met the 1 mg/kg or less criteria. More than 700 PCB samples were collected over a two year time frame. Duplicate samples for the purpose of quality assurance and quality control were collected and each time equipment was demobilized, decontamination confirmation was conducted by collecting multiple wipe samples from non-porous equipment. Over 100 tons of material had PCB concentrations greater than 50 mg/kg and approximately 4,400 cubic yards of material with PCB concentrations between 1 mg/kg and less than 50 mg/kg was disposed as PCB waste off-site at an appropriately licensed facility. Redevelopment of the site is pending.

Former Maine Rubber/ConvenientMD Urgent Care, Westbrook

St.Germain was retained by Mammoth Development, LLC to provide construction oversight, screening of impacted soil, and coordination of soil management and disposal as needed for the redevelopment of the 0.7-acre former Maine Rubber. St.Germain oversaw the assessment, remediation and demolition of a two-story industrial building with funding from a Cumberland County Community Development Block Grant. St.Germain designed and executed a VRAP approved Soil Management Plan (SMP) to facilitate the Site's successful redevelopment into the now existing ConvenientMD Urgent Care business. St.Germain was on-Site whenever soil was being excavated or otherwise handled.

St.Germain designed a SMP that distinguished between impacted soil that required removal and off-site disposal, and soil that could remain on-site beneath DEP approved engineered cover systems. St.Germain completed the SMP for the project, provided on-site environmental sampling and testing, underground storage tanks (USTs) identification and removal, regulatory communications, contractor oversight of the soil cover systems, and management of off-site soil transport and disposal.

A ground-penetrating radar (GPR) survey was completed on the site to identify buried objects that needed to be removed prior to redevelopment. Buried foundation material and USTs identified by the GPR survey were excavated from the site. The upper two feet of soil was removed from the site and stockpiled for later on-site use under approved cover systems. Two feet of clean fill were placed on the footprint of the planned building, aggregate piers were installed, and the new foundation was excavated. Excess soil from below a depth of two feet was sampled and analyzed prior to unrestricted reuse on site. Because it could not all be reused, some soil was shipped off-site for recycling at CPRC in Scarborough.

104 Grant Street, Portland, ME

St.Germain provided environmental services to Renewal Housing LLC for the redevelopment of a contaminated property and old garage building at 104 Grant Street in Portland, into new multi-story affordable and workforce housing units. Our work included Phase I and Phase II ESAs and preparation of an EMMP under the VRAP. St.Germain oversaw the hazardous building materials survey that included ACM, LBP, PCBs, and universal wastes. The building survey led to asbestos abatement, followed by full demolition of the old building. St.Germain obtained the building demolition permit from the City of Portland and oversaw demolition for Renewal Housing. In addition, St.Germain obtained a stormwater and construction dewatering permit from the City of Portland, prior to initiating earthwork. Due to volatiles in groundwater and the presence of urban fill, St.Germain designed, tested, and oversaw the installation of a DEP approved subslab depressurization system (SSDS). St.Germain performed characterization testing of Site soils for off-Site removal to a State licensed landfill and designed and oversaw the construction of DEP approved soil cover systems for areas of the Site where impacted soil was to be left in place. The project received a DEP VRAP certificate of completion and a final DEC was recorded with the Cumberland County Registry of Deeds.

10.0 PROOF OF INSURANCE (See Attachment B)

ATTACHMENT A

Resumes



Danica Kay
QEP Project Manager

Danica Kay will be the Qualified Environmental Professional (QEP) Project Manager, if selected by the Town of Lincoln (Lincoln). Danica Kay is a seasoned geologist with 25 years' experience in environmental assessment and remediation. Ms. Kay has experience with being part of the QEP team for the following grant recipients: Androscoggin Valley Council of Governments, Eastern Maine Development Corporation (EMDC), Hancock County Planning Commission, City of Westbrook, Town of Hancock, Passamaquoddy Tribe, the Penobscot Indian Nation, and the Town of Lincoln.

Danica Kay, will be the primary point of contact overseeing all aspects of the project and providing Lincoln updates on an agreed upon frequency and Lincoln preferred platform method. She will participate in community outreach and meetings to educate and present the progress and goals of the project in a manner suitable for the general public. Ms. Kay shall be available to Lincoln and all stakeholders and contractors through various contact information. If Ms. Kay is not available, an alternate staff member shall be appointed as an on call substitute for the duration of her absence.

LINCOLN PULP & TISSUE (LP&T) – LINCOLN, MAINE

Site-Specific Assessment

The Town of Lincoln (Lincoln) was awarded a Site-Specific Assessment grant for the former LP&T site consisting of approximately 350-acres and 42 buildings. Ms. Kay collaborated in the preparation of six Phase II Environmental Site Assessments (ESAs), and additional Phase I ESAs and updates to address divestment transfers, and Voluntary Response Action Program (VRAP) submissions for four of the parcels. The six parcels were investigated in a phased approach within the time frame of the grant. Contaminants of concern identified by the Phase II ESAs included massive volumes of asbestos, polychlorinated biphenyl (PCB) impacts, petroleum from above and underground storage tank releases, and select metals exceeding Maine Remedial Action Guidelines (RAGs).

Biofine Development Northeast, Inc. (BDNE) Parcel Cleanup

Ms. Kay took an active role in the Remedial Action Plan (RAP) and field activities associated with the BDNE Parcel. Actions included: the preparation of the Remedial Action Plan (RAP)/Site Specific Quality Assurance Plan (SSQAPP), VRAP application, and Health & Safety Plan (HASP). Ms. Kay also solicited bids for the asbestos removal, waste inventory and removal, PCB remediation through the Toxic Substance Control Act (TSCA), and contractor for test pitting to establish the perimeter of the petroleum saturated soils. Ms. Kay provided the majority of the fieldwork, oversight, and reporting.

Additional Services

Ms. Kay assisted Lincoln in a variety of other services including:

- investigations at the former Woodex property on Park Street under the Community Wide Assessment which identified PCB impacted concrete from a former transformer release, and a variety of ash piles.
- prepared draft ABCAs for five parcels to be submitted with the FY2024 EPA 104(k) Cleanup grant applications.
- assisted Lincoln in the completion of five FY2024 104(k) cleanup grant applications and provided support for the additional limited liability companies to be eligible as unique entities for EPA funding for the FY2025 cycle.

EASTERN MAINE DEVELOPMENT CORPORATION (EMDC) EPA BROWNFIELD ASSESSMENT GRANT
Ms. Kay was part of the QEP team for EMDC's 2016 Assessment grant and the 2022 Assessment and Revolving Loan Fund. Ms. Kay's role was the Field Lead and was tasked with conducting and preparing most of the Phase I ESA's, SSQAPPS, conducting the field work, and preparing the Phase II Reports. EMDC Assessments Ms. Kay contributed to included: Hancock-Ellsworth Tannery in Hancock; Verso Mill in Bucksport; Ayer's Island, Orono; Belfast Fire Station; Patten Recreation Department Building; and Dexter Shoe Plant in Dexter.

Ms. Kay was also a part of a group effort that was successful in obtaining an additional \$3 million in EMDC RLF Supplemental funds in 2024. Thanks goes to the Towns of Lincoln, Millinocket, and the generous assistance of Dorrie Paar, of the EPA.

PFAS DEP PROJECTS, MAINE

Ms. Kay was the project manager of seven (7) Department of Environmental Protection (DEP) Per- and polyfluoroalkyl substances (PFAS) sampling projects; three in 2022, and four in 2023. Each project consisted of multiple (4 or more) septage spread sites within the counties of Cumberland, Oxford, York, Franklin, Penobscot, Hancock, and Washington. Tasks included confirming the location of the septage spread site based on licenses and compiling property owner contact information within a 1,000-foot radius, including the owner of the spread site and requesting permission to sample the soils of the spread site and private water supply wells within the radius. Due to the rural nature of some locations, contact information was obtained through the Land Use Planning Commission (LUPC). Ms. Kay was informed that access to a site owned by the Passamaquoddy Tribe of Indian Township may be sensitive. Through a relationship with a member of the Passamaquoddy Tribe of Pleasant Point, access and permission to sample was achieved.

Ms. Kay prepared sampling and analysis plans (SAP) and HASPs for each of the 7 projects specific to each of the towns within the projects. Sampling plans incorporated batching of multiple fields based on the GIS Conventions for PFAS Field Sampling as well as criteria for naming the samples. Field activities also incorporated the RWM-DR-014 standard operating procedure specific to PFAS sampling.

Ms. Kay coordinated and conducted the sampling per specific DEP quality assurance/quality control field blanks and duplicates, communicated with the property owners, prepared result letters to the property owners, provided the DEP Project Manager with status updates, prepared the appropriate standardized forms, prepared the EGAD EDD 6.0 formatted laboratory spreadsheets per DEP, photo-documented the field activities, located each water supply well using global positioning system (GPS), transferred the GPS shapefiles to DEP, and provided DEP a comprehensive Summary Report for each of the seven projects within the anticipated schedule outlined in the request for proposal.

PRIVATE CLIENT, MODIFICATION OF A VRAP DECLARATION OF ENVIRONMENTAL COVENANT

A parcel associated with a former mill had an existing VRAP Declaration of Environmental Covenant (DEC) associated with it that prohibited residential use without prior permission from DEP. A portion of the parcel was subdivided and the new owner was not aware of the DEC restricting residential use until after converting the sub-parcel into multiple apartments. Ms. Kay prepared a work plan proposing sub-slab soil gas samples for gathering data to support residential use. The results were adjusted with a natural attenuation factor of 0.03 and compared with the residential indoor air RAGs. All compounds analyzed were below the corresponding RAGs and DEP approved modifications to the DEC to include residential use. The property owner was able to maintain the converted apartments.

EDUCATION

- Bachelor of Science Degree, Geology, Florida State University
- Graduate course work in Groundwater Modeling, University of Southern Maine

HEALTH & SAFETY TRAINING

- 30-Hour Occupational Safety & Health Course, 1990
- 40-Hour Training Course for Hazardous Waste Activities, 1990
- Confined Space Training Course, Competent Entrant, Attendant and Entry Supervisor, 1994
- Management/Supervisory 8-Hour Training Course, 1994
- DOT/HM-126F HAZMAT Employee Training
- HAZWOPER 8-Hour Refresher November 2024

SEMINARS/CONFERENCES/CONTINUEING EDUCATION

- Association for Environmental Health and Sciences Foundation (AEHS), 41st Annual International Conference on Soils, Sediments, Water, and Energy, October 20-23, 2025, University of Massachusetts, Amherst, MA
- *PFAS Transport, Fate, and Remediation: Understanding & Managing PFAS* presented by National Environmental Management Academy, March 16-17, 2023
- EPA National Brownfields Conference, St. Louis, MO, 2004
- EPA National Brownfields Conference, Denver, CO, 2005
- Regional Information Session: FY2006, 2008, 2012, and 2013 Grant Guidance for Brownfields Assessment, Clean-up, and Revolving Loan Fund Proposals
- Principles of Subsurface Contamination, Fate and Transport Modeling
- National Water Well Association, 1992
- University of Southern Maine, Groundwater Modeling, 1992
- University of Southern Maine, Hydrology, 1991
- Solutions Computer Center, Autocad Training, 1991
- Cumberland County Soil & Water Conservation District, Soils, Sediment and Erosion Control, Certification of Completion, 1989
- Cumberland County Soil & Water Conservation District, TR-55, Certificate of Completion, 1989
- University of Southern Maine, Soil Formation and Classification, 1988
- Florida State University Graduate Course, Direct Individual Study in Hydrology, 1986

PRINCIPAL AREAS OF PRACTICE

- Project Management
- Brownfields
- Remediation
- Hydrogeology



John Marchewka, ME LG, NH PG
Senior Environmental Geologist

John Marchewka has over 30 years of experience working in the environmental and geological consulting industry. Mr. Marchewka is a Senior Environmental Geologist with expertise in Brownfields, environmental assessments, remediation, construction, client support, regulatory compliance, and strategic project planning.

Mr. Marchewka has completed successful Brownfields Phase I and Phase II environmental site assessments (ESAs), soil and groundwater remediation, and construction management and inspections at many commercial and industrial facilities in support of EPA Brownfields and the Maine Department of Environmental Protection (DEP), Voluntary Response Action Program (VRAP). Mr. Marchewka's work has contributed to the successful regulatory closure and redevelopment of contaminated properties throughout Maine. These projects have included the former Eastland Woolen Mill, Corinna Water District, Irving and Wilton Tanning companies, and the City of Sanford Brownfields industrial mills, riverwalk properties, and the CGA site. In addition, he has performed Brownfields work for the Kennebec Valley Council of Government (KVCOG) in Waterville, Pittsfield, Augusta, and Oakland, and for the Greater Portland Council of Government (GPCOG) in downtown Westbrook to redevelop former industrial land into affordable and workplace housing.

Mr. Marchewka's role in the Lincoln Parcel 3 Cleanup will be the QEP Technical Lead. He will provide technical support during outreach meetings, assist with preparation of the remedial action plan and other technical documents.

REPRESENTATIVE PROJECT EXPERIENCE

AVESTA AFFORDABLE HOUSING, WESTBROOK, MAINE

Assisted Avesta with application and obtaining an EPA Brownfields Revolving Loan Fund (RLF) subgrant through GPCOG to clean up contaminated soil/urban fill at a former rail yard and industrial site. The cleanup grant was instrumental in allowing the housing development to move forward and securing other grants and low interest loans. Brownfields work under the approved QAPP included, impacted soil characterization for onsite reuse under DEP approved cover systems and offsite transport and disposal to a licensed landfill. Preparation of VRAP application and Environmental Media Management Plan (EMMP), Analysis of Brownfields Cleanup Alternatives (ABCA), Community Involvement Plan (CIP), assistance with ACRES reporting, and requisition reviews. Establishment of an on-line public information repository and conducted an onsite public informational meeting, along with VRAP and EPA closure reporting.

HEAD OF FALLS VILLAGE, WATERTVILLE, MAINE

Provided services to Northland Renewal LLC and Central Maine Growth Council (CMGC) with preparation of a successful Brownfields application through the City of Waterville and DEP for the redevelopment of an urban block at Temple and Front Streets. The proposed development will include mixed use commercial and retail on the ground floors with affordable and market rate housing on the upper floors. The grant money was used to perform Phase I and Phase II ESAs along with hazardous building materials survey for the proposed demolition work and development. Assisted with additional grant and loan funding through the KVCOG and Maine Department and Economic Community Development (DECD) for hazardous building materials abatement, demolition and disposal of old buildings, and the remediation and cleanup of contaminated soil and urban fill. Work has included bringing the site through the VRAP, preparation of a DEP approved EMMP, and remediation cost estimating for future development of the Brownfields ABCA and CIP.

CGA AND RIVERWALK SITES, SANFORD, MAINE

Completed the Phase I and Phase II ESAs at the former 18 acre CGA circuit board recycling facility and waste storage yard under a City of Sanford Brownfields assessment grant in partnership with Weston & Sampson. Under the same Brownfields assessment grant, completed Phase I ESAs for multiple parcels along the Mousum River to provide environmental due diligence for a public trail system. The Phase I ESAs were completed in accordance with ASTM standards with EPA and DEP review.

FORMER WOOLEN MILLS, SANFORD, MAINE

Completed Phase I ESAs and Geoprobe soil and groundwater sampling at multiple industrial and woolen mill properties in Sanford. Work was done under an EPA Brownfields assessment grant in partnership with Weston & Sampson. The Phase I ESAs were completed in accordance with ASTM standards with EPA and DEP review.

CASCADE WOOLEN MILL, OAKLAND, MAINE

Performed the Phase I and Phase II ESAs at the former Cascade Woolen Mill under a Brownfields assessment grant through KVCOG in partnership with Weston & Sampson. Work under the approved QAPP included, Geoprobe drilling of soil borings and monitoring wells, soil, groundwater, soil vapor, and surface water sampling and testing, QA/QC of laboratory data, and EPA Brownfields reporting.

FLAT IRON BUILDING, AUGUSTA, MAINE

Completed Phase I and Phase II ESAs at the former Augusta, Maine Flat Iron building under a Brownfields assessment grant through KVCOG in partnership with Weston & Sampson. Work under the approved QAPP included, Geoprobe drilling of soil borings and monitoring wells, and soil and groundwater sampling and testing. The Phase I ESA was completed in accordance with ASTM standards with EPA and DEP review and Phase II ESA data supported the site reuse under VRAP.

PRINTING COMPANY, EELWEIR ROAD, PITTSFIELD, MAINE

Completed the Phase I and Phase II ESAs for a former printing company on Eelweir Road in Pittsfield, Maine under a KVCOG Brownfields assessment grant in partnership with Weston & Sampson. Work under the approved QAPP included, Geoprobe drilling of soil borings and monitoring wells, and soil, groundwater, and soil vapor testing. The Phase I ESA was completed in accordance with ASTM standards with EPA and DEP review and Phase II ESA data supported the site reuse under VRAP.

EASTLAND WOOLEN MILL, CORINNA, MAINE

Completed multiple environmental investigations and remediation related work at the former Eastland Woolen Mill and Superfund site. Work included Phase I ESAs, petroleum and hazardous chemical underground storage tank (UST) removals, assessment, and remediation under DEP and EPA regulations. Sediment sampling and testing of the woolen mill's tail race, which received direct discharge of chlorobenzene from dye kettles. Sediment, surface water, and porewater testing along the downstream stretch of the east branch of the Sebasticook River. Completed private well assessments and well testing in and around downtown Corinna to determine impacts to private drinking water supplies from the former mill operations.

CORINNA WATER DISTRICT, CORINNA, MAINE

The Corinna Water District (CWD) was created to provide clean drinking water to the Town of Corinna. The Town's bedrock aquifer and private drinking water supply wells were severely contaminated with chlorobenzene from Eastland Woolen mill. Completed groundwater supply hydrogeologic explorations, pumping tests, and water quality testing for the permitting and establishment of the Town's first public water supply located off Nokomis Road in Corinna. Mr. Marchewka was retained by the State DEP to serve as interim Chair of the CWD. For five years these duties included chairing bimonthly CWD public meetings, working with district members and superintendent as the liaison between the DEP and the public, monitoring water quality and supply quantities, and assisting the CWD with establishing a new, second clean groundwater supply well to meet increasing water demands.

IRVING TANNING ANNEX, HARTLAND, MAINE

Completed multiple environmental investigations and remediation related work at the former Irving Tanning Annex and adjacent Town of Hartland sludge landfill under the Irving Tanning Company, Town of Hartland, and later under the DEP Brownfields grant program. Work included Phase I ESAs, petroleum and hazardous chemical underground storage tank (UST) removals, assessment, and remediation under DEP and EPA regulations, surface soil sampling of paint booth exhaust areas, groundwater and sub slab vapor testing due to chemical AST and underground piping releases, solid waste landfill characterization and delineation, oversight of hazardous building materials surveys and demolition, and landfill monitoring of contaminate impacts to groundwater and surface water.

WILTON TANNING, WILTON, ME

Completed environmental investigations and remediation related work at the former Wilton Tanning complex in Wilton, Maine, which later became a Brownfields funded site. Work included Phase I ESA, petroleum and hazardous chemical underground storage tank (UST) removal, assessment, and remediation under DEP and EPA regulations. Sludge lagoons sampling, remediation planning and cost estimating, buried waste (tanned hides) area testing and delineation, remediation/capping cost assessments, Wilson Stream water and sediment sampling for impact analysis, and building interior soil borings and vapor assessments to address subfloor PCE contamination due to hide dry cleaning operations. Cooperatively worked with DEP and EPA RCRA to assess contamination and prepare of reports, work plans, QAPPs, and remediation cost estimates.

SPRING POINT PROPERTIES - SOUTH PORTLAND, MAINE

Environmental due diligence and strategic project planning related to the former Liberty Shipyard located on the Spring Point peninsula in South Portland, Maine. Environmental Phase I and II ESAs, remediation, and regulatory planning with EPA TSCA and DEP VRAP, which was later further funded through the EPA Brownfields program. Preparation of EPA TSCA approved Self Implementing Plan (SIP) for investigation and remediation of PCB soils. PCB soil remediation work, which included excavation and PCB soil removal and confirmation testing. DEP and EPA TSCA reporting and remediation cost estimating for capping under TSCA and VRAP.

PROFESSIONAL CERTIFICATIONS

- Maine Licensed Geologist #319
- New Hampshire Licensed Geologist #316
- OSHA 40-Hour HAZWOPER

PROFESSIONAL AFFILIATIONS

- Maine Aggregate Association
- Maine Real Estate and Development Association
- Geologic Society of Maine

PRINCIPAL AREAS OF PRACTICE

- Project Management
- Strategic Project Planning
- Environmental Due Diligence
- Risk Assessment
- Remediation
- Hydrogeology
- Environmental Permitting
- Expert Witness



Kristopher Plante
Environmental Scientist

Kristopher Plante has over 10 years of experience working in the environmental consulting industry. Mr. Plante is an Environmental Scientist/Project Manager with expertise in soil, groundwater, and vapor sampling, Phase I and Phase II environmental site assessments, underground storage tank (USTs) closures, remediation, client support, and regulatory compliance.

Mr. Plante's role in the Lincoln Parcel 3 Cleanup will be to manage and coordinate subcontractors, conduct periodic site inspections to ensure activities comply with the Remedial Action Plan and Environmental Media Management Plan. He will also be key in providing photo-documentation and status updates that are incorporated in the Quarterly Reports and Final Closure Report.

REPRESENTATIVE PROJECT EXPERIENCE

AVESTA HOUSING, WESTBROOK, MAINE

Responsibilities include implementing the DEP approved sampling plan for characterizing the on-site urban fill, oversight of the soil segregation and temporary stockpiling, coordinating the loading of railcars, documenting the railcar load quantities, keeping a cumulative record of total soil tonnage, interfacing with CSX website for rail pulls, disputing demurrage charges, manifests, and tracking. Mr. Plante provides routine inspections of the on-site stormwater controls and ensures sediment and erosion control measures are functioning properly. He also reviews Avesta requisitions submitted to DECD and GPCOG for eligible cost re-imbursement. Soil management has occurred simultaneously with development with no issues to date. Excavation for the foundation of the next building in the second phase of the project is scheduled for the Spring of 2025.

UST ASSESSMENTS / CLOSURES - NEW ENGLAND

Responsible for performing and managing Underground Storage Tank (UST) Closure Assessments. These UST Assessments range in size from small service stations to large-scale bulk terminals. At each facility, Mr. Plante acts as the on-site Health & Safety Officer, inspects the tanks and piping for evidence of releases, photo documents the tank and soil conditions, and conducts soil screening either by photoionization detector (PID) and headspace technique and or oleophilic dye testing per DEP standard operating procedure TS-004. If screening levels exceed the TS-004 notification levels, Mr. Plante communicates to the tank and or property owner that current conditions require DEP notification and may offer to contact DEP on their behalf. Generally, soil screening continues until screening soil samples meet the DEP cleanup goal laterally in all directions and depth unless site limitations prohibit the expansion of the excavation. A select number of duplicate soil samples are collected for laboratory analyses for confirmation and or representative of what contamination may remain due to site limitation.

Mr. Plante is familiar with the TS-004 protocols, various volumes of soil required for each remedial action scenario applicable to the site (leaching to groundwater, Residential, Construction Worker), and has technical experience with the calibration, bump testing, and limitations of various PID instruments. He conducts tailgate safety meetings, maintains excavation buffers around the excavation perimeter, ensures stockpiles are properly covered at the end of the day, keeps the public a safe distance from excavation activities.

SOIL REMOVAL OVERSIGHT – NEW ENGLAND

Managed field activities during large scale soil removal projects. Responsible for monitoring soil quality and directing subcontractors involved in the excavations.

Springvale, Maine: Supervised the excavation of multiple test pits at select locations across the site for collecting representative composite soil samples prior to remedial excavation work. The samples were analyzed for waste characterization parameters per the licensed disposal facility criteria for off-site disposal. Completed the waste profile and submitted it for disposal facility approval. Coordinated and directed subcontractor to excavate and live load approximately 1,350 tons of impacted soil exhibiting significant petroleum impacts based on oleophilic dye test screening in accordance with DEP standard operating procedure TS-004. Arranged the de-watering of groundwater from the excavation to a three-chamber weir tank designed to allow sediment to settle out and act as an oil/water separator. Mr. Plante obtained the necessary permit to discharge 165,082-gallons of groundwater to the municipal sewer. Upon completion of the field activities, he prepared the Remedial Action Plan Summary Report.

SOIL VAPOR EXTRACTION SYSTEMS

Responsibilities include overseeing installation of soil vapor extraction (SVE) systems, conducting pilot tests, and operation and maintenance system checks.

MEDIA SAMPLING

Experience in supervising the completion of soil borings and installation of groundwater monitoring wells by geoprobe and hollow stem auger. Completion of soil boring logs. Low-flow groundwater sampling, soil screening and sampling, soil gas, sub-slab, and indoor air sampling, wipe sampling, surface water sampling, porewater sampling, and water supply well sampling in accordance with DEP standard operating procedures. Calculates and implements incremental sample method (ISM) sampling.

ENVIRONMENTAL DUE DILIGENCE – NEW ENGLAND

Records Search with Risk Assessments, Environmental Records Review, Transaction Screens, and conduct Phase I Environmental Site Assessments in accordance with All Appropriate Inquiry (AAI) per 40 CFR Part 312 consistent with both the ASTM Standard E1527-21 and E2247-16 (for Forested or Rural Property). Sites range from small commercial properties to large industrial sites with a long history of manufacturing use.

EDUCATION

- Bachelor of Science Degree, Environmental Science, University of Rhode Island

HEALTH & SAFETY TRAINING

- OSHA 40-Hour HAZWOPER, 8-hour refresher January 2025

PRINCIPAL AREAS OF PRACTICE

- Environmental Due Diligence
- Risk Assessment
- Remediation
- UST Closures
- Project Management
- Soil, Groundwater, and Vapor sampling



Peter J. Dalfonso, P.E.
Senior Civil Engineer

Since 1974, Peter Dalfonso has been providing civil engineering and construction services to industrial, commercial, municipal, and transportation clients throughout New England. In his capacity as Senior Civil Engineer, Mr. Dalfonso directs the civil engineering, design and construction of site development projects, and provides storm water analysis and final engineering plan review for local and state permitting.

Prior to joining St. Germain Collins, Mr. Dalfonso held senior positions in management, engineering and construction oversight at engineering firms in Maine and New Hampshire.

REPRESENTATIVE PROJECT EXPERIENCE

CASELLA ENVIRONMENTAL PARK, WESTBROOK, ME

Site/civil engineering, design and construction oversight of a solid waste transfer facility, including a municipal waste transfer building, scales, gate house and residential waste transfer area.

TROIANO, SOUTH PORTLAND, ME

Site/civil engineering and permitting of a 16,000 sq.ft. office and maintenance garage to support expanding waste operations. Conduct annual stormwater BMP inspections.

BOWDOIN COLLEGE, BRUNSWICK, ME

Site/civil engineering and stormwater treatment for construction of a new parking lot at the former Dayton Arena site. The project included an under drained soil filter for stormwater treatment. Also, five year recertification for long-term maintenance of stormwater management systems for Watson Arena and multiple purpose sports fields.

ONESTEEL RECYCLING, OAKLAND, ME

Design, permitting and construction management for construction of a stormwater treatment system to comply with Multi-sector General Permit requirements. The project included new stormwater collection facilities and a wet pond designed and constructed to MEDEP Chapter 500 Rules.

LANDRY VILLAGE, SOUTH PORTLAND, ME

Design and permitting for expansion of an existing low income housing project in South Portland. With the expansion, the site came under Maine Site Location of Development Requirements which meant the site had to comply with Chapter 500 stormwater rules. A stormwater treatment plan was developed for the entire site. Treatment will be provided for both the existing and expanded facilities by a gravel wetland.

GLOBAL CNG, CNG FACILITY, BANGOR, ME

Site/civil engineering, stormwater design and construction oversight for a compressed natural gas transfer truck loading facility in Bangor. The project involved converting an existing taxiway at Bangor International airport into a four bay transport truck loading facility.

ANG CNG FUELING STATION, WESTBROOK, ME

Site design and permitting through the City of Westbrook, Maine DEP, and Army Corps of Engineers for a CNG fleet fueling station on County Road in Westbrook. The project also required approval from the Long Creek Watershed Management District.

EDUCATION

- Bachelor of Science, Civil Engineering,
University of Maine, Orono, Maine, 1974

PROFESSIONAL CERTIFICATIONS

- American Society of Civil Engineers

PROFESSIONAL AFFILIATIONS

- Registered Professional Engineer, Maine
4100
- Registered Professional Engineer, New
Hampshire # 12365
- Certified in Maintenance and Inspection
of Stormwater BMPs from MEDEP
- Qualified Third-Party Inspector for Post
Construction Stormwater BMPs in the
City of South Portland, Maine.

PRINCIPAL AREAS OF PRACTICE

- Project Management
- Site/Civil Design
- Storm Water Analysis & Design
- Construction Oversight & Inspection
- Infrastructure Design & Construction

ATTACHMENT B
Certificate of Insurance



ST.GERM-01

SERVICETEAM22

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

1/7/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Clark Insurance, a Marsh & McLennan Agency, LLC company 1945 Congress Street, Bldg A PO Box 3543 Portland, ME 04104-3543	CONTACT NAME:	
	PHONE (A/C, No, Ext): (207) 774-6257	FAX (A/C, No): (207) 774-2994
	E-MAIL ADDRESS: info@clarkinsurance.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Tri-State Insurance Company of Minnesota	31003
	INSURER B : Maine Employers Mutual Ins Co	11149
	INSURER C : Crum & Forster Specialty Insurance Co	44520
	INSURER D :	
	INSURER E :	
	INSURER F :	

INSURED
St. Germain
Mark St. Germain
846 Main St
Westbrook, ME 04092

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PROJECT ☒ LOC ☐ OTHER:			ADV5547641-11	4/24/2024	4/24/2025	EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 4,000,000 PRODUCTS - COMP/OP AGG \$ 4,000,000
A	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY			ADV5547641-11	4/24/2024	4/24/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☐ RETENTION \$			ADV5547641-11	4/24/2024	4/24/2025	EACH OCCURRENCE \$ 2,000,000 AGGREGATE \$ 2,000,000
B	☒ WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☒ Y	N/A	5101801050	4/24/2024	4/24/2025	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	☒ Professional Liab.			PKC-115203	4/24/2024	4/24/2025	Each Wrongful Act \$ 1,000,000
C	☒ Pollution Liability			PKC-115203	4/24/2024	4/24/2025	Each Pollution Condi \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Mark St Germain is excluded on the workers compensation policy

CERTIFICATE HOLDER

CANCELLATION

Town of Lincoln
29 Main Street
Lincoln, ME 04457

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 18

AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10, 2025	Today's Date: March 4, 2025
Department: Events	
Department #:	

Request: To close West Broadway from Flemming St to Goding Ave on Monday, May 26, 2025 starting at 3PM for a Memorial Day Parade.

Action Needed From Council:

Is This Item Budgeted:	
Was This A Bid Process:	Lowest Bid:
Is Public Hearing Required:	
If So What Dates:	

TOWN COUNCIL

YR: 25 MO: 3 ITEM # 19

AGENDA REQUEST

* Please note Public Notices need a 7–14-day advance notice in the paper depending on subject.

Council Meeting Date: March 10, 2025

Today's Date: February 21, 2025

Department: Town Manager

Department #: 0100

Request:**Executive Session (0100)**

Retire into Executive Session Pursuant to Title 1 MRSA Section 405 (6) (A) Personnel

Action Needed From Council: Enter into executive session

Is This Item Budgeted:

Was This A Bid Process:

Lowest Bid:

Is Public Hearing Required:

If So What Dates:

Month of February 2025

Tax Year	FY Total Abatements	FY Total Supplemental Bills	Total Commitment	Monthly Revenue	Balance	Percent Collected	Percent Collected Last Year
FY21/OLDER				\$ -	\$ 17,571.00		
FY22			\$ 7,794,464.06	4.34	\$ 17,001.55		
FY23	\$ 3,491.40	\$ 894.60	\$ 9,211,729.23	\$ 27,264.51	\$ 65,660.73		
FY24	\$ 4,081.76	\$ 23,087.42	\$ 10,704,302.46	\$ 8,649.04	\$ 244,318.37	97.72%	97.62
FY25	\$ 52,691.67	\$ 27,863.51	\$ 11,614,025.40	\$ 104,439.11	\$ 5,573,854.06	52.01%	52.55
FY26				\$ 1,080.65	\$ (2,266.60)		
Total	\$ 60,264.83	\$ 51,845.53					
TOTAL MONTHLY REVENUE				\$ 141,437.65			

COMMENTS:

This month there were 255 tax receipts processed in our office, along with one Abatement processed, issued by our Assessor.

Respectfully Submitted,
Tracie L. York, Tax Collector

Excise Collection		% Collected	Last Year	% Col Last Year
Motor Vehicle			\$ 76,055.34	
Boat			\$ 172.00	
Aircraft			-	
Total this month				Est FY 24 \$ 984,000
		7.42%	\$ 76,227.34	12.91%
FY 2025 Excise Total			\$ 749,299.66	