



**City of Biddeford**  
**Capital Projects / Operations Committee**

April 30, 2025 at 6:00 PM  
City Hall Council Chambers & Zoom

[Join Zoom Meeting Online:](#)

Or call in by phone: +1 312 626 6799

Meeting ID: 963 4290 9183

Passcode: 474308

1. Roll Call
2. Adjustment(s) to Agenda
3. Approval of Minutes
4. Old Business
5. New Business
  - 5.a Facility update: West Brook Skating Rink- Michael Bouthillette, President, West Brook Skating Rink Board of Directors
  - 5.b Facility update: Biddeford (Rotary Park) Dog Park-KelseyRuzzi, Chair, Friends of Biddeford Dog park Association
6. Adjourn

# **West Brook Skating Rink**

**Created By Mike Bouthillette / President WBSR**

# Exterior Needs

- If we can not control the water coming into the area or leaving through the dam. We can not have a skating rink.
- The help needed - The Biddeford Public Works Department and their partners.
- Pool Street Side Dam and Burn. This is our biggest concern.

Pool Street Dam  
Is collapsing





A simple 4x4 to try  
to stop the  
Collaps of the walls







Does this look right to anyone??







The burn and the  
Fill area are  
Becoming almost  
Even



# The Back Side Burn and inlet





Water coming in  
from Trix Lane



Simple Logs to slow the water







Still Wet in the corner



Storm Debris  
In the Brook



# **EXTERIOR Needs**

**How can the exterior rink benefit with help?**

**Heavy equipment and operators who can  
Rebuild the dam, burn for water intake and  
exit.**

## **The Inside of the building**

### **Keeping warm and having a safe place for kids and families**

- Having a warm place to change into your skates and to have a simple snack is what keeps people and families coming back.
- This is some of the major work completed to repair a building that was almost in condemn condition.

# 1st step Stop the water from coming in



Thank you Kim Cochran & Biddeford  
Painting for painting the inside  
of the building!!



The outside of the  
building was stained  
by Gaetan Morin.  
A HUGE THANK YOU





**A big thank you to Carl Goodwin and his crew**



COT Carpentry  
Students helping  
Build new and  
Safe stairs.





With the floor having major issues only 1/3 of the building was used.





We are in our  
4th year in  
A row working  
The floor



COT Carpentry  
Program to the  
Rescue again this year



Building to code  
and doing it right!



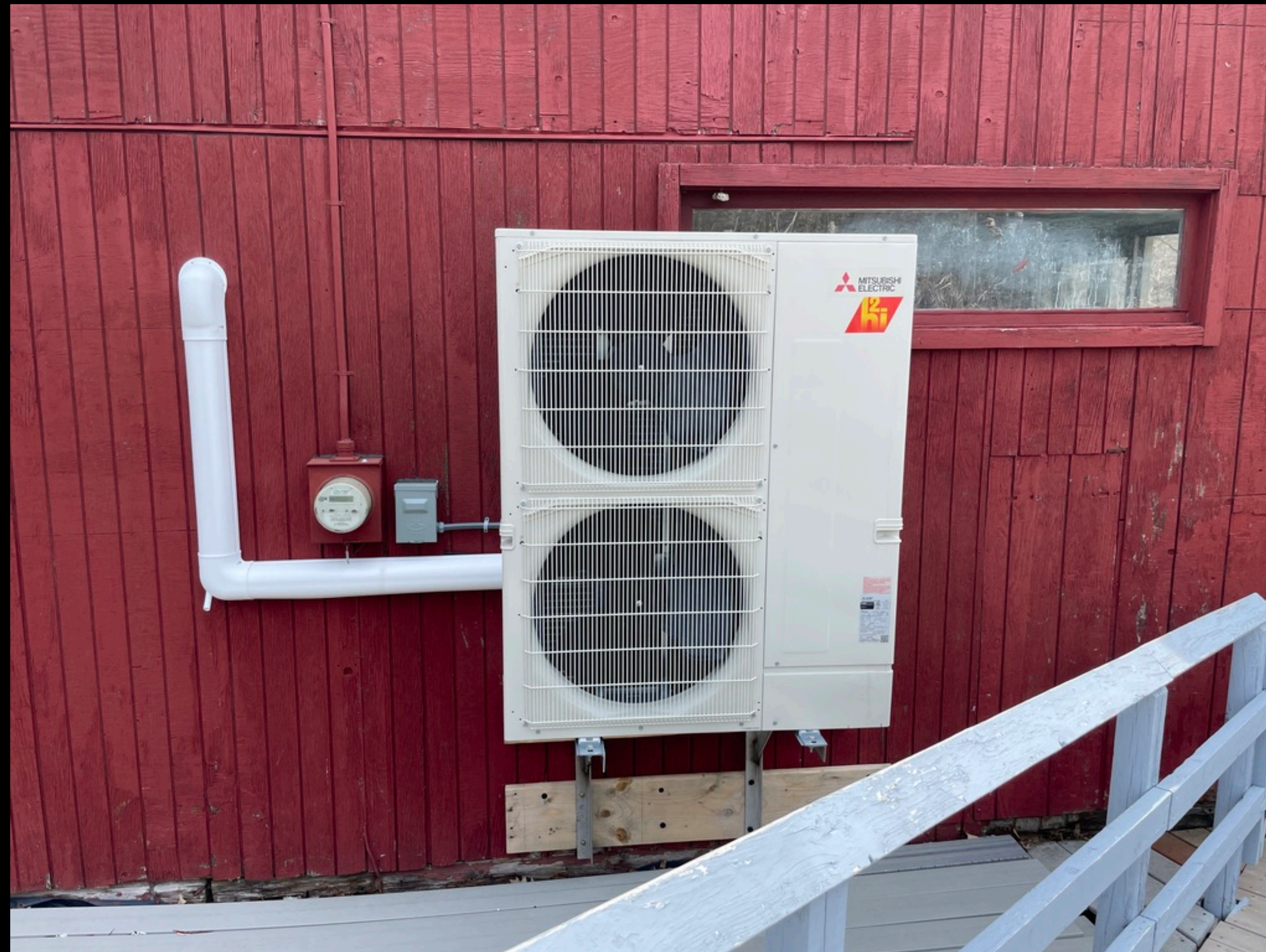


# OUR BIGGEST UPGRADE THIS YEAR February 2025



Finally we have a new heating system. No more #2 Oil in the SRC

**THANK YOU Jim Godbout !!!**



**Our deck collapsed 8" and was done.**



This was a major repair and needed or we would not have opened

Thank you to our  
COT carpentry  
Program. Saving  
The day and in  
Field training.







COT Electrical  
Program wiring new  
Feeds for the  
Exterior Pole lights.  
Thank you to  
Camille's Electric  
For keeping the  
Lights on.





My Electrical Class getting the work done. New lights, Outlets and a new sound system for indoor and exterior speakers



# How can the committee help the WBSR?

- Insulation in the attic!!! Now that we have a super efficient heating system. We need to have better insulation. There is almost nothing in the attic.
- Glass and doors. The door glass and windows are thin plexiglass. Probably the worst R value you can have for a building.
- This is our next goal that will cost money and time.







# West Brook Skating Rink

1921\*\*\*\*\* 101st Anniversary

## 2022 Partners

- T. J.'s Pizza
- ABC Supply
- Provencher Fuel
- Biddeford Painting
- Brown Dog Carrier
- Carl A. Goodwin, Inc.
- Dead River Computer
- Ricky Trottier Drywall
- Reynolds Motorsports
- FMI - Fiber Materials
- University of New England
- St. Louis Alumni Association
- Steep Falls Building Supply
- DuraLife Decking and Fencing
- Biddeford Housing Authority
- Anderson Insulation of Biddeford
- Caron Roofing & Construction
- Eldredge Lumber & Hardware
- Jim Godbout Plumbing & Heating
- Rotary Club of Biddeford
- City of Biddeford Public Works
- City of Biddeford Parks & Recreation
- Tucker & Tucker Audio and Video
- Biddeford Regional Center of Excellence
- Building Trades, Plumbing and Mechanical

Friends of West Brook Skating Rink: Paul Theriault, Denis Beaudoin, Denis Litalien, Mike and Michaela Bolduc, Matt Haas, Audrey Haas, Stephen & Tracy, Dave Gagnon, Matt & Shelby Robinson, Gaetan Dale, Pete Dumoulin, Chandler Green, Greg McGoodwin, Denis Letellier, Norm Trudeau, Joe M...  
Don C...





NOTICE

NOTICE

NOTICE

NOTICE

203-2902



## West Brook Skating Rink

\*\*\*\*\* 101st Anniversary \*\*\*\*\* 2022

### 2022 Partners

T. J.'s Pizza  
ABC Supply  
Provencher Fuels  
Biddeford Painting  
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Steep Falls Building Supplies  
DurLife Decking and Railing  
Biddeford Housing Authority  
Anderson Insulation of Maine  
Caron Roofing & Construction  
Eldredge Lumber & Hardware  
Jim Godbout Plumbing & Heating  
Rotary Club of Biddeford and Saco  
City of Biddeford Public Works Dept  
City of Biddeford Parks & Recreation Dept  
Mer & Tucker Audio and Video by Design  
Biddeford Regional Center of Technology  
Electrical, Plumbing and Mechanical, Electrical Classes

Welcome  
to  
WEST BROOK  
SKATING RINK  
This Facility is Free  
to Everyone!  
By the Members of the  
West Brook of our Volunteers  
and our Board  
Donations  
Thank you!

WEST BROOK  
SKATING RINK



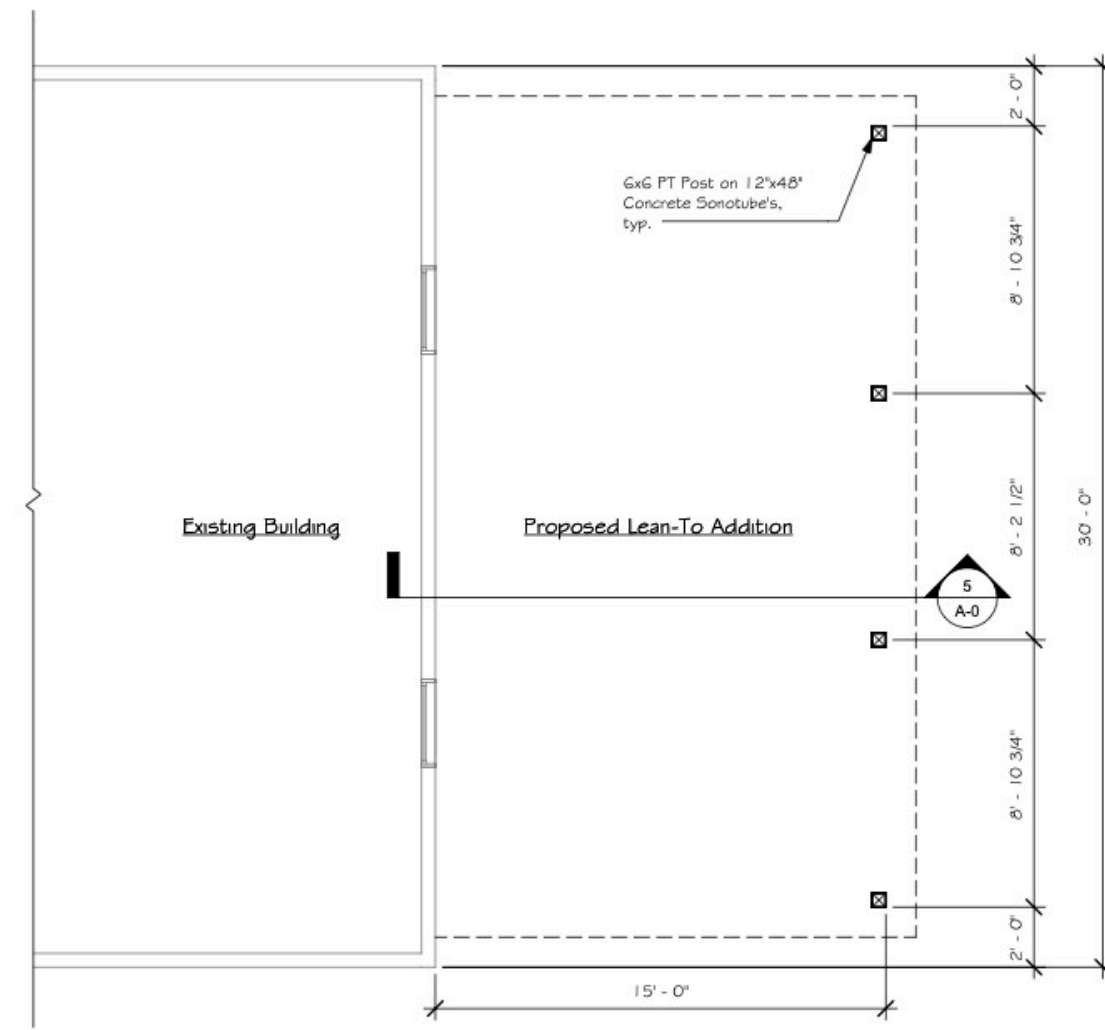


# What we hope to achieve this Fall?

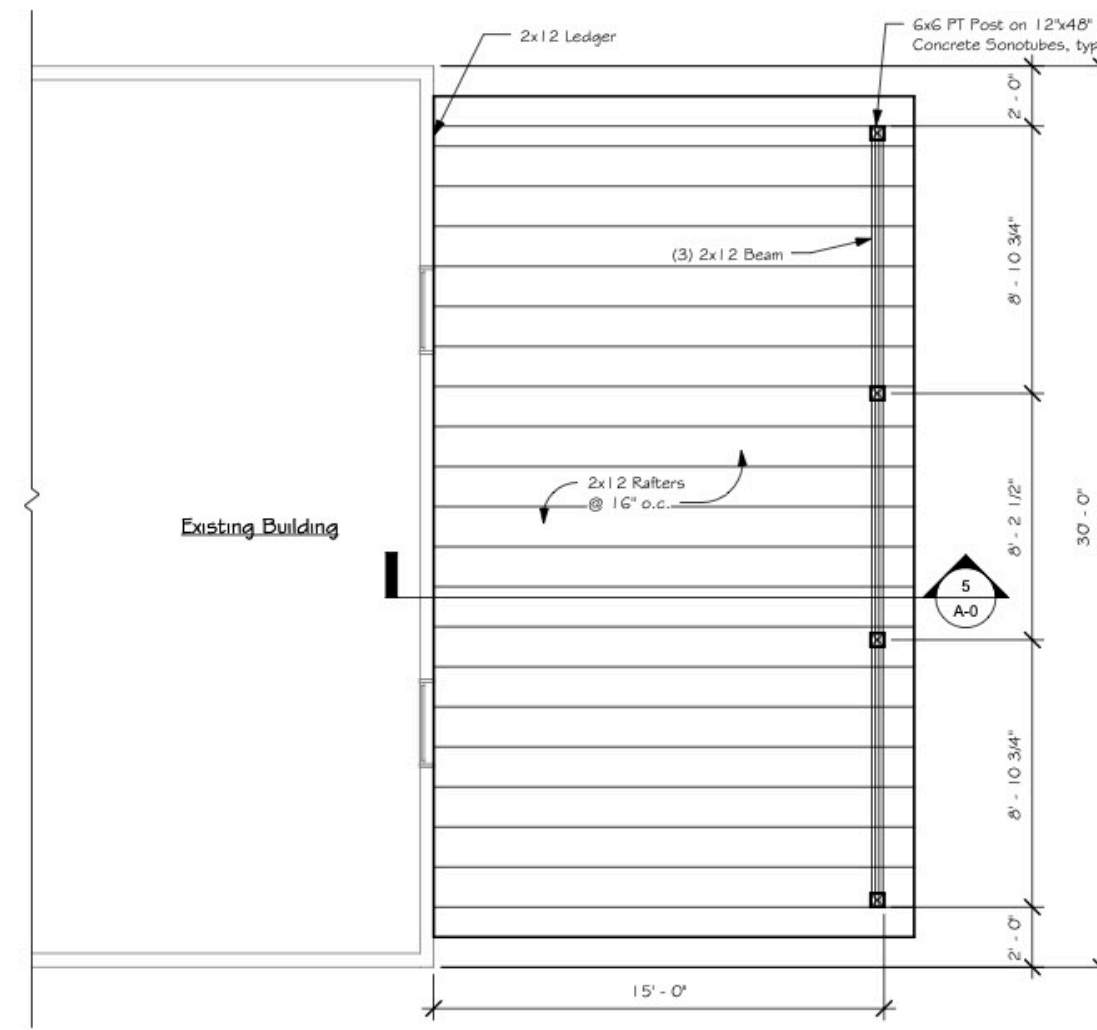
- We are hoping to build a new Lean to to protect our amazing snow removal equipment. \*\* Thank you St Louis Alumni and Thyng Paving \*\*\*
- The buildings exterior wall needs to be repaired and confirmed to hold snow weight.
- Is it worth it? YES !! The tractor and 4 wheeler saved us this winter to have a great year.



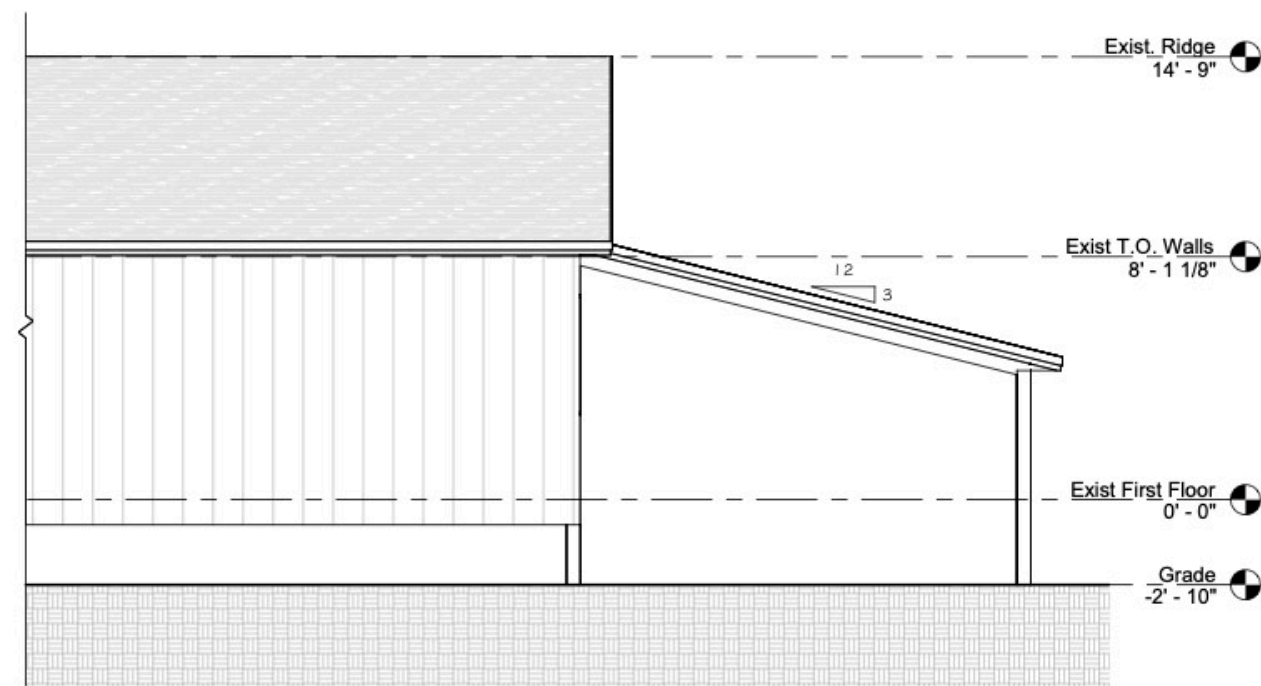




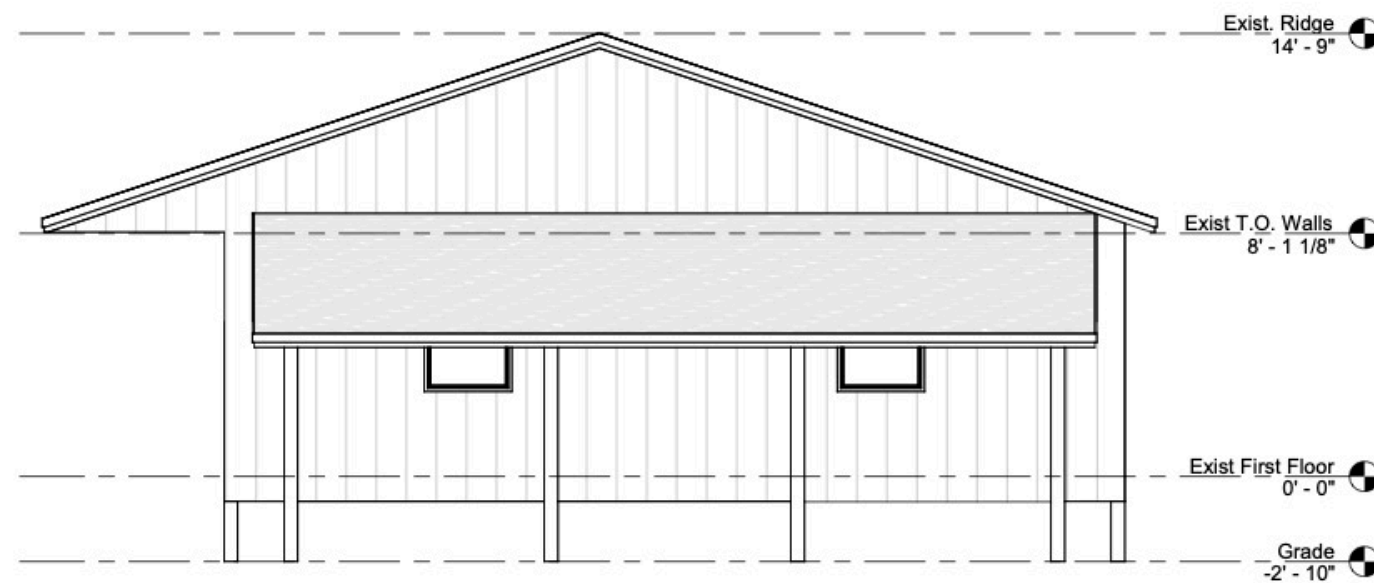
**First Floor Plan**  
1/4" = 1'-0"



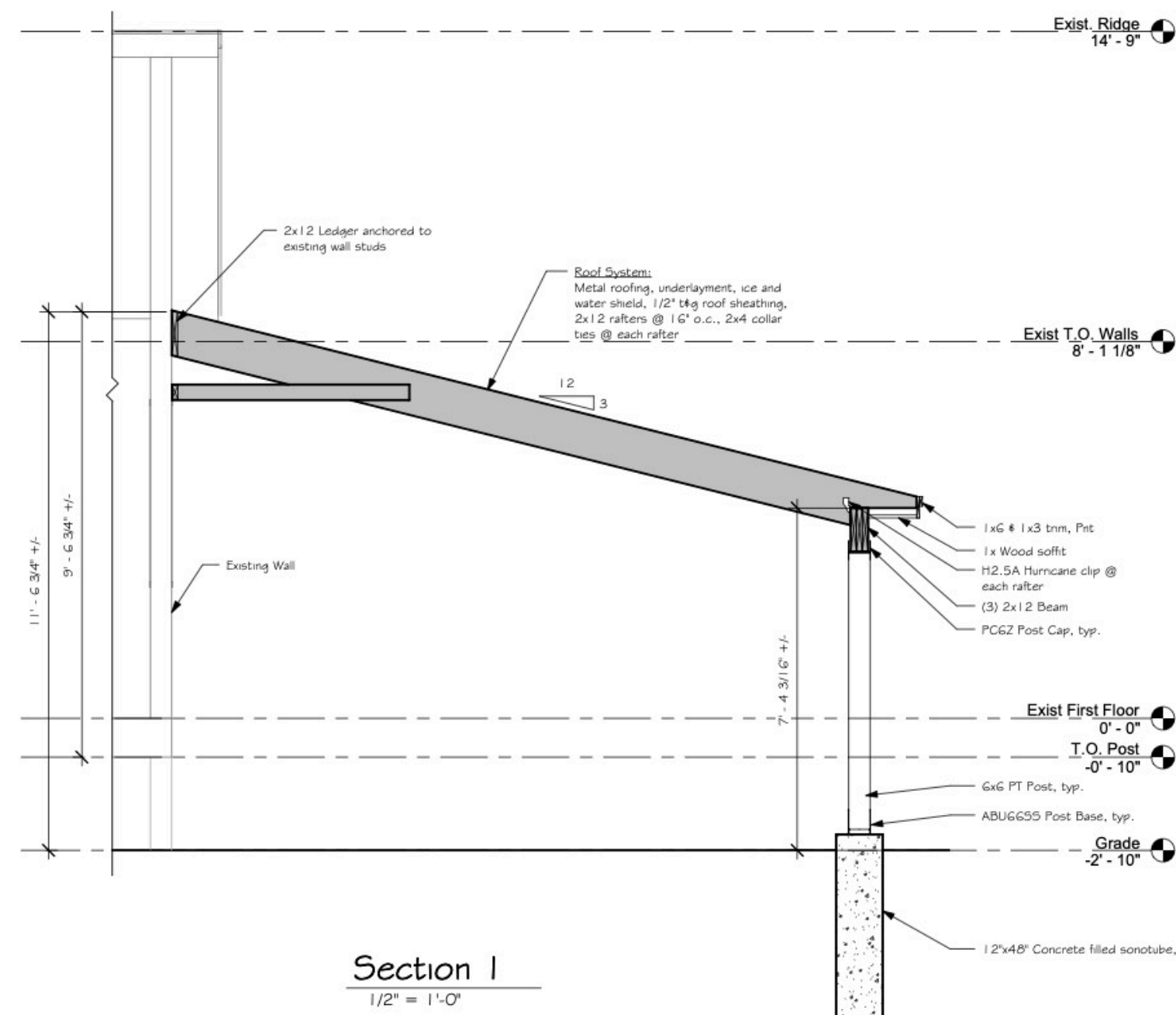
**Roof Framing Plan**  
1/4" = 1'-0"



**Front Elevation**  
1/4" = 1'-0"



**Right Elevation**  
1/4" = 1'-0"



**Section I**  
1/2" = 1'-0"

**General Notes:**

1. For framing and connections not shown on these drawings, follow chapter 23 (wood) of the International Building Code.
2. For foundation information and details not shown on these drawings, follow chapter 18 (soil and foundations) of the International Building Code.
3. For concrete information and details not shown on these drawings, follow chapter 19 (concrete) of the International Building Code.
4. All dimensional framing lumber shall be No. 1 / No. 2 SPF unless otherwise noted. Framing noted as PT (pressure treated) shall be Southern Pine.
5. All I/s shall be Boise Versa-Lam 2.0 3100 (or equal).
6. All joist hangers and metal connections shall be as manufactured by Simpson Strong Tie.

THESE DRAWINGS ARE FOR INFORMATIONAL PURPOSES ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY STRUCTURAL DESIGN, CONTRACTORS ARE RESPONSIBLE TO COMPLY WITH ALL NATIONAL AND LOCAL CODES AND REGULATIONS. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND BUILDING CONDITIONS PRIOR TO COMMENCING WITH THEIR WORK.

Revisions:	Date:
Rev #	Description:



**Westbrook Skating Rink**  
Pool St., Biddeford, Me

Drawn By: SMC  
Issue Date: 08-02-24

Plans, Elevations  
& Section  
**A-0**

**WHY DO WE WORK AND VOLUNTEER?**

# Preserve History





So kids can dream  
and make them  
come true



UNE Students



Community  
Events with  
Local schools



Skate with the Tigers  
Was one of our  
Largest events



# Tiger Boys & Girls Varsity and Jr Varsity

Several recreation departments and schools came to skate at our rink. We are part of the HOB Winter fest and looking to grow. This year the Interior of the building will be finally 100% open !!!!



# Thank you for this opportunity

- The packet delivered to council members has our goals and needs for this year and the future.
- We open the presentation to questions.



# Biddeford Dog park

## Biddeford Dog Park Repair Project Proposal

04.28.2025

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*Kelsey Ruzzi, Chair*  
Biddeford Dog Park Friends  
Rotary Park, 550 Main Street  
Biddeford, Maine 04005

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- 3) Lighting Installation
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Community Benefit

Volunteer Members and Contributions

Biddeford Dog Park Friends

Commitment from the Community

Funding Request and Future Impact

Exhibit A: Sketch of Additional Entry Gate

Exhibit B: Additional Photos of the Community Enjoying the Dog Park

## Summary:

The Biddeford Dog Park, a volunteer-run community space, serves as a vital hub for fostering connections, supporting healthy lifestyles, and providing a safe environment for pets and their owners to get outside. Despite its popularity and volunteer efforts<sup>1</sup>, the Dog Park faces several critical challenges, including but not limited to: drainage and mud issues, damaged fencing, and inadequate lighting, among others. These issues compromise safety, accessibility, and usability, particularly during wet seasons and winter months.

This proposal outlines possible ways to address these challenges through essential repairs and upgrades. It seeks funding and support from the City to ensure the Dog Park remains a sustainable and thriving asset for the community. By investing in these improvements, the City will directly contribute to fostering community engagement, safety, and well-being.

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<sup>1</sup> Community Volunteers have sustained/maintained the Dog Park since its creation in 2010 (almost 15 years) without any capital city funding being allocated to the Dog Park.

# Goals and Objectives

## **1. Enhance Safety.**

- Address safety concerns by repairing damaged fencing, adding an additional entry gate, and adding lighting for evening use.

## **2. Improve Accessibility.**

- Mitigate drainage issues and add lighting to make the park usable year-round.

## **3. Foster Community Engagement.**

- Create a welcoming and functional space that encourages residents to gather, participate, and contribute.
- Create opportunities for collaboration with the community and local businesses.

# Proposed Improvements and Funding Request

## 1. Drainage/Mud Improvements:

### Objective:

To address muddy zones that render the park unusable during rainy/mud seasons.

### Proposed Solution:

- Best Solution: Install proper drainage systems to ensure year-round accessibility.
- Other Options: Expand or move the location of the park; explore other alternatives

### Estimated Cost:

TBD; Biddeford High Vocational School has a landscaping and engineering program and the director - Dylan Macintosh - has agreed to work with the Dog Park Volunteers in our efforts to find a solution. The 2025 class is coming to an end so this collaboration will likely take place in the fall and with his new students.

Muddy zones during the winter/spring season(s) hinder safe and enjoyable visits.



## 2. Fencing Repairs and Additional Entry Gate:

### Objective:

Improve safety by fixing damaged fencing and adding a second entry gate.

### Proposed Solution:

- Replace broken sections and install an additional access point to manage visitor flow.
- Other Options: Fix current entry gate so that there is not a “tunnel” entry.

### Estimated Cost:

- Replacing Damaged Fencing: TBD
- Additional Entry Gate: \$6,500-7,000 \*\* Estimate completed by 207 Fence in October 2024.



➔ **EXHIBIT “A”** contains a draft layout for the proposed additional entry.

### 3. Lighting Installation:

#### Objective:

Extend usability during winter months and improve safety.

#### Proposed Solution:

- Best Solution: Install lighting by running electricity from the Teen Center and installing a light pole within the Dog Park.
- Other options: Solar lighting

#### Estimated Cost:

- Installing Lighting From Teen Center: \$10,000-\$15,000. In 2017, prior Dog Park Chair (Joe McKinney) had a plan drawn up with an estimate in the amount of \$8,500.<sup>2</sup> Today, the cost is guaranteed to have increased.
- Additional Entry Gate: \$6,500-7,000 \*\* *Estimate completed by 207 Fence in October 2024.*

Unlit areas limit evening use and raise safety concerns during the winter months

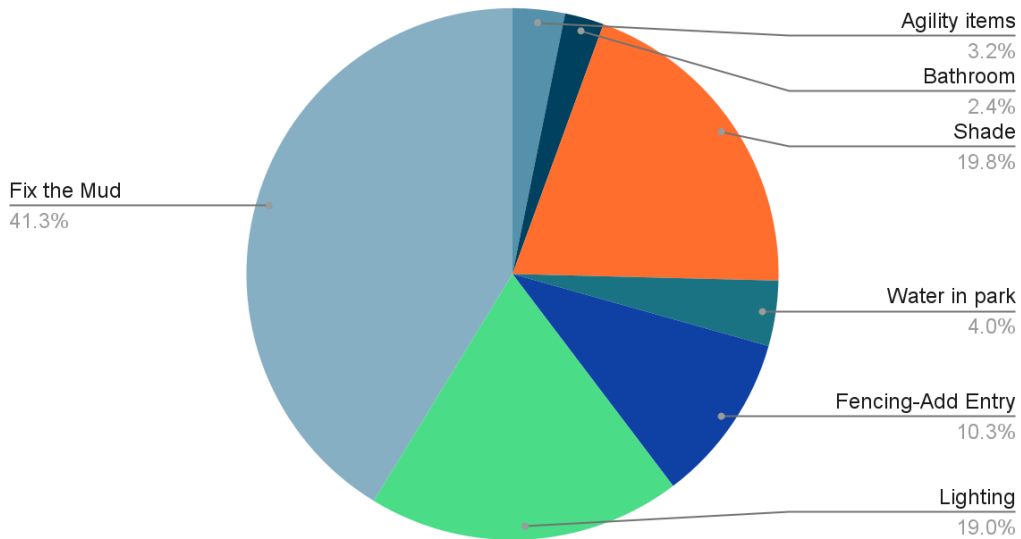


<sup>2</sup> The location of this plan for lighting is unknown and TBD.

## 4. Suggestions for Improvements from the Community

Our committee of volunteers maintain a Facebook page for its users to interact and exchange ideas and photos. The Facebook group currently has 397 members and is actively growing in size. Additionally, there is a business page for updates, news about events, park closures, etc.; That group currently has 1.1K followers. Out of those users, 126 participated in a poll to share their suggestions for park improvements, the results are below.

### Suggestions for Improvements from Community



### Online Reviews of the Biddeford Dog Park

★★★★★ 3 years ago

It was very muddy the last 2 times we were there. Despite some dog owners thoughts that wood chips are dangerous, I would live a pile to be put down to avoid slips, slides and muddy bodies.

Press and hold to react

★★★★★ 3 years ago

Can get a bit muddy, the entire park is at an angle so thats always fun 😊 but other than that its awesome! Nice big area for dogs to play and a smaller section for smaller dogs



## Community Benefit

The Biddeford Dog Park provides substantial benefits to the community, making it more than just a recreational area for our pets:

### 1) Health and Wellness:

- a) Encourages physical activity and outdoor time for residents, promoting healthier lifestyles for people and pets alike.
- b) Gives the elderly, and people with limited mobility, the opportunity to exercise their dog in an easy to access environment.
- c) Offers an opportunity for year-round activity.
- d) Provides a safe, fenced environment for licensed dogs to run free, play and socialize.

### 2) Social Connections:

- a) Serves as a gathering place for families, pet owners, and volunteers, fostering relationships and strengthening community bonds.
- b) Provides an opportunity for dog owners to socialize and meet new friends with similar interests. These new friendships strengthen local communities.

### 3) Public Safety:

- a) Provides a secure environment for pets, reducing risks associated with uncontrolled outdoor areas; Prevents off-leash dogs infringing on the rights of other community members, such as walkers and joggers, small children, and those who are afraid of dogs.
- b) A dog who is well socialized to people and other dogs is less likely to exhibit aggressive or dangerous behavior.
- c) A well-exercised dog is generally happier, quieter and better behaved, and therefore makes a better next door neighbor.
- d) Park compliance with local dog ordinances for licensing and vaccinations will help create safer, healthier neighborhoods.

### 4) Economic Impact:

- a) In addition to the many benefits to the City, a local Dog Park is fast becoming a sought after amenity for potential residents. With the growing popularity of Dog Parks all over the US, potential residents now consider Dog Parks as a favorable amenity alongside libraries and access to daycare.
- b) The Dog Park supports local businesses such as cafes, pet shops, and groomers through collaborative efforts and events.
- c) Visitors and tourists also appreciate the opportunity to offer their canine traveling companions a safe place to exercise and play.

5) Environmental Benefit:

- a) Enhances local green space preservation while promoting sustainable practices like the need and importance of scooping your dog's poop.

## Volunteer Members and Contributions

The success and upkeep of the Biddeford Dog Park are driven by the commitment, creativity, and hard work of its volunteer group: The Biddeford Dog Park Friends. This dedicated group ensures the park remains safe, functional, and enjoyable for residents and their pets. In less than a year,<sup>3</sup> Volunteers have contributed countless hours to tasks such as landscaping, spreading wood chips, general repairs, and organizing clean-up and fundraising events.

### Organized Monthly Meetings:

- Volunteers meet monthly to assess the park's needs, coordinate upcoming projects, and discuss strategies for fundraising, outreach, and park improvements.

**\*\* Meetings held the first (1st) Thursday of the month at 5 P.M. \*\***

### Seasonal Clean-Up Events:

- Volunteers host Spring and Fall clean-up days, which bring the community together to spruce up the park. Activities include landscaping, shoveling/raking wood chips, waste removal, small fence repairs, and scrubbing the chairs/dog bowls, in addition to other activities.
- These events promote connection and allow residents to take a sense of pride in the shared space.

Community volunteers work hard during “April Stools Day” - a park clean-up event.



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<sup>3</sup> Joe McKinney, the prior Chair and individual who inspired the creation of the Biddeford Dog Park, stepped down from this position in September of 2024.

## **Fundraising Efforts and Partnerships:**

- Volunteers maintain a corporate advertisement/sponsorship program, working closely with local businesses to generate financial and material support.
  - ➔ **Top Branch** has generously agreed to donate/deliver wood chips for the Park, which help alleviate the ongoing mud/drainage issue.



- ➔ **Wag and Wash, Saco** and **McKinney Photography** have generously agreed to participate in our advertisement-sponsorship program as corporate sponsors. For a \$250.00/year donation, a banner is hung at the Dog Park - a highly trafficked area - advertising the businesses who participate.



- A Clynk account has been established, allowing residents to recycle bottles and cans while contributing to the park's funds.
- The Biddeford Dog Park operates as a nonprofit under the Heart of Biddeford, enhancing credibility and access to resources. With nonprofit status, we plan to apply for grants to secure additional funding for park improvements.
- Volunteers have raised \$2,200.00 in donations to help cover the cost of supplies and routine maintenance costs, despite limited resources.<sup>4</sup>
- We have begun, and will continue to, organize seasonal events that engage the community and promote awareness about the Dog Park's benefits.

Community coming together to celebrate and contribute during our Bark for the Park Raffle



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<sup>4</sup> Volunteers often have purchased out-of-pocket items for everyone's use, such as: wheelbarrows, trash cans, pooper scoopers, seating, dog toys, dog bowls, yard tools, water dispensers, etc.

## Funding Request and Future Impact

We do not currently have an exact estimate for the total cost of the requested repairs. Should the City decide to provide support for the repairs, a more thorough proposal could be provided, if requested. Your support in allocating funding for these essential upgrades will ensure the park continues to thrive as a safe, vibrant, and welcoming space for residents and their pets. This is especially true in Biddeford where the City has seen exponential growth in the number of people and pets living here.

Investments in community spaces like this yield far-reaching benefits, from fostering social bonds to supporting local businesses frequented by park-goers.

Thank you for considering this proposal. We would be delighted to provide additional details or meet with the necessary individuals to discuss this matter further. Please feel free to contact me at (207) 608-7636 or [Biddeford.Dog.Park04005@gmail.com](mailto:Biddeford.Dog.Park04005@gmail.com).

Sincerely,

Kelsey Ruzzi

*Chair*, Biddeford Dog Park Friends

**EXHIBIT A**

Proposed Additional Entry Gate



**EXHIBIT B**

Additional Photos of the Dog Park Community

