

Biddeford Conservation Commission

Thursday, January 26, 2023

6:03 - 8:50 pm

Attendees: R. Rhames, D. Rioux, E. Heumiller, M. Lowell, M. Atlas

Guests: G. Mitchell

1. Meeting Called to order at 6:08pm
2. Consent Agenda
 - a. Spelling correction on Tom Doaks name
 - b. *Motion to approve December minutes (12.15.22) with spelling correction– D. Rioux 6:10p*
 - *Second – M. Lowell 6:11p*
 - *No discussion*
 - *Unanimous approval*
3. State of the Budget
 - a. Currently untouched
 - b. Pending invoices from Mark Ward that were submitted to the city today (1.26.23)
 - c. Anticipated remaining budget after Mark Ward expenses: \$1125.65
4. Comprehensive Plan
 - a. The chapters that have been presented are still open for notes
 - Still receiving feedback
 - b. The chapters that will be discussed at the 2.1.23 Planning Board meetings have been published
 - Now receiving feedback via Heart of Biddeford website/portal
 - c. Two chapters remaining will be released on 2.15.23 (agricultural resources +)
 - d. Ideal timeline:
 - Finalize chapters by end of february
 - March planning board meeting to present in its entirety for planning board review, final comment, and a vote to get to the Council
 - Ideally the Plan will be presented to the Council by April
 - e. Richard would like Maine Farmland Trust (Thacher Carter) representative to come and give a presentation at the BCC 2.16.23 meeting on what Forestry and Agricultural recommendations they recommend for Comp Plans
 - f. Future land use map
 - D. Rioux : in reference to the desire to expand suburban residential into urban areas
 - With the new information (West Street, Guinea Road, Pool Road has the most sightings of rare and endangered turtles, granite deposits, new england cottontail, vernal pools)
 - Requesting that that areas zoning be changed
 - G. Mitchel says that there have not been changes to rural farmland
 - M. Lowell would like to see more land into conservation, making sure the city is able to best utilize that land
 - Conservation Mapping – G. Mitchell stated that the city will begin an indexing process to identify what land in Biddeford is under conservation and identify areas that should be prioritized

- G. Mitchell will ideally join our next meeting to provide an update on this process and where it is stated in the Comp Plan
 - g. 5.2 LD 2003
 - E. Heumiller – are there programs to help educate and provide guidance for homeowners
 - Requesting that the city capture data on this transition so it can help inform future legislation
 - R. Rhames – Rule making question; it was made clear in public session that this was a bad idea and they were overruled
 - Noted the relationship between buildout and tax increases
 - Biddeford has never done a Cost of Community Services Report
 - Cost of Development and Economic Development study of Biddeford Crossing development
- 5. *Motion to modify the Divine Capital letter so it is temporally relevant and send the 81 Guinea Road as-is and sent to the Planning Board - E. Heumiller*
 - a. *Second D. Rioux- 7:11*
 - *No discussion*
 - b. *Unanimous*
- 6. Still waiting on Maine Woodland slides to put together the full video, but the audio and video recording of the meeting is ready once they have the slides.
 - a. Website still in processes
- 7. Climate
 - a. Staff in Biddeford is aware of the impending threat to the treatment plant but it hasn't been addressed yet
 - b. Fiscal and societal issues that come with the issues
 - c. There could be sponsor or co-sponsor opportunity for the BCC to present information for the public
 - d. @ALL come to our next meeting with 2-3 suggestions for community engagement events that identify key areas of the content we'd like to highlight:
 - Rachel carson and climbing sea levels
 - River
- 8. Thatcher Brook impairment mitigation
 - a. A thank you to Gervais Dube for the Clifford land donation
 - b. Support of Peter Pettit for the work at the old Biddeford/Airport Industrial Park
 - No mow grass areas, landscaping, a lot of buffers
 - Sterling Rope, Barrett Outdoor, Correct Deck, etc have all been contributors
 - c. Brook has been cleaned out behind Kohls, all county level projects are complete
- 9. Newtown Road Projects
 - a. Coastal Oaks Development
 - Property formerly owned by Biddeford Housing Authority
 - Initially wanted to build affordable housing
 - Soils weren't supportive of the development they wanted to do
 - New owners want to build a large development
 - Citizen concerns are reportedly not ones that can be acted upon by the Planning Board
 - Third party wild life study is still pending
 - b. First Substation
 - Planned meetings for the city to find a place to put in a Fire Substation (because of the slow reaction time to get to the coast)

- Request an update from Jim Emerson (Location Committee) on the substation development
- @E. Heumiller – reaching out to Councilor William Emhiser to get an update on the project so that the BCC may be able to provide input

10. Election of officers

- a. D. Rioux nominates M. Atlas as Secretary
 - Second M. Lowell
 - No discussion
 - Unanimous
- b. E. Heumiller nominated by M. Atlas
 - Second M. Lowell
 - No discussion
 - Unanimous
- c. R. Rhames nominated by D. Rioux
 - Second M. Lowell
 - No discussion
 - Unanimous

11. Other Business

- a. Updates on the clifford park land swap, deed restrictions, and Conservation
 - G. Mitchell will look into the updates of this
- b. New Member Requirts
 - Peter Roberts applied and is waiting

12. Next Meetings

- a. Make sure there is a zoom link so D. Rioux can join remotely

13. Motion to adjourn E. Heumiller 7:56

- a. Second D. Rioux 7:56
- b. No discussion
- c. Unanimous