



City of Biddeford
Zoning Board of Appeals

January 8, 2026 at 6:00 PM
City Hall Council Chambers & Zoom

[Join Zoom Meeting Online](#)

Or call in by phone: +1 312 626 6799

Meeting ID:930 7426 6833

Passcode:456127

1. Pledge of Allegiance
2. Approval of Minutes
 - 2.a ZBA Minutes 11-13-2025
3. Other Business
4. Adjourn

CITY OF BIDDEFORD, MAINE

ZONING BOARD OF APPEALS

PUBLIC HEARING

IN RE: 2025.001 John Schafer, et al.,
24 Sky Harbor Dr., Biddeford, ME, 04005

TRANSCRIPTION OF VIDEO-RECORDED PUBLIC HEARING

City Hall Council Chambers

Biddeford, Maine

November 13, 2025

MEMBERS OF THE ZONING BOARD OF APPEALS

Don Furman, Chair (recused)

Syed Zafar, Acting Chair

Francois Blais, Board Member

Carolyn Schmidtke, Board Member

ALSO IN ATTENDANCE:

Truc Mai Nguyen-Dever, City Manager

Roby Fecteau, Code Enforcement Officer

APPEARANCES:

Lisa A. Gilbreath, Esq.	For the Zoning Board of Appeals
Harry B. Center, II, Esq.	For the Planning Department
Ronald Schneider, Esq.	For University of New England

THE REPORTING GROUP
TheReportingGroupMaine@gmail.com

TRANSCRIPT OF PROCEEDINGS

* * * * *

1
2
3 CHAIR FURMAN: Please stand for the Pledge of
4 Allegiance.

5 (The Pledge of Allegiance was recited.)

6 CHAIR FURMAN: Thank you, all, for coming. This
7 is our first meeting in quite a while. We have three
8 new board members, and because of that, I've been asked
9 to go into executive session, and what we'll do is go
10 back and discuss our rights and responsibilities so we
11 all know exactly what's going on at this meeting, which
12 is not -- it's a bit of an anomaly for everyone. And
13 then we will come back and start the meeting again,
14 adjourn, and we'll start hearing testimony or we will
15 give you the results of what we spoke about.

16 Can I have a motion?

17 BOARD MEMBER BLAIS: I make a motion to go into
18 executive session.

19 CHAIR FURMAN: Second. All those in favor?

20 (The board voted 4-0 in favor of the motion.)

21 CHAIR FURMAN: Okay. Thank you.

22 (Executive Session.)

23 CHAIR FURMAN: Okay. I'll reopen the meeting and
24 go -- we'll go right into the new business, go to new
25 business, state briefly what it is, and then go into

1 some preliminary items.

2 New business Item 2025.001, John Schafer, et al.,
3 24 Sky Harbor Drive, Biddeford, Maine, 04005, this
4 matter is an administrative appeal of the planning
5 board's decision of August 6, 2025, Case Number 2024-34,
6 to approve a proposed pier at the University of New
7 England pursuant to Article 11, site plan review in
8 Article 14, Shoreland Zoning Ordinance of the City land
9 development regulations.

10 Returning from executive session, the first items
11 of business is -- preliminary business will be conflict
12 of interest or bias. I've been advised, sadly but
13 appropriately, that because of my perceived bias --
14 there's no conflict, no mercenary interest, no pecuniary
15 interest, because of a perceived bias and also because
16 I've had experience with this particular issue sitting
17 on the Saco River Corridor Commission, in which or at
18 which I also recused myself, so because of the perceived
19 bias, because of the prior abstention of mine, I've been
20 advised by counsel, sadly but appropriately, that I
21 must or I should recuse myself, and that's what I'm
22 going to do for the benefit of both parties and for the
23 benefit of the board.

24 What I will do is take my things and sit in the
25 audience, and the meeting will proceed with a

1 chairperson from these three that has been chosen or
2 will be chosen.

3 MS. GILBREATH: Yes. Does the board want to
4 entertain a vote on an acting chair?

5 BOARD MEMBER SCHMIDTKE: So do we just nominate
6 someone?

7 MS. GILBREATH: Mm-hmm.

8 BOARD MEMBER SCHMIDTKE: I nominate Syed.

9 MS. GILBREATH: Second?

10 BOARD MEMBER BLAIS: Yes, second.

11 MS. GILBREATH: All in favor? Motion passes.

12 ACTING CHAIR ZAFAR: All right, everyone, I'll be
13 going through the agenda and getting on with the
14 program.

15 So the first preliminary business that we have is
16 determining if we have a quorum, and the zoning
17 ordinance allows us to begin our proceedings if we have
18 a quorum of three, which we do. And so with that, I'll
19 move into the second action within the preliminary
20 business, the timeliness of appeal.

21 We reviewed the timeliness of this appeal and find
22 that it is satisfactory and all things were filed by
23 both parties and all parties in the appropriate time
24 frame. So at a high level, the summary of the appeal
25 is -- for all those that have it in their paper, it's

1 the -- Number 4, which is John Schafer, et al, at 24 Sky
2 Harbor Drive in Biddeford, Maine, is requesting
3 administrative appeal of the planning board's decision
4 which was held on August 6th of 2025 which is a case
5 number of 2024-34 which was to approve a proposed pier
6 by the University of New England, formerly and currently
7 known as UNE, pursuant to Article 11 and Article 14,
8 Shoreland Zoning Ordinance and the City's land
9 development regulations. And that is what this board
10 will currently work underneath.

11 So as for the next order of business, which is the
12 jurisdiction of the review, it is a zoning board
13 interest, and as a body of the zoning board, we will be
14 working on an appellate basis. And what an appellate
15 basis means is that we are only and solely going to be
16 focusing on the appeals, and this is not bringing in any
17 new information, but only focusing on the planning
18 board's decision and appeal of that very decision.

19 We already went through conflict of interest, and
20 so the next item would be standing of the appeal. And
21 so at this point, in the interest of public discourse,
22 what I'd like do is allow each representative from the
23 respective organizations, the University of New England,
24 the City of Biddeford, as well as the appellant, to make
25 their case; and the order that I will proceed in will be

1 UNE, so -- actually, I'm sorry, not UNE. My apologies.

2 Mr. Schafer, if you could -- first off, is Mr.
3 Schafer present? Okay.

4 MR. SCHAFER: I'm John Schafer, 24 Sky Harbor
5 Drive, and over the past 18 months, I have been working
6 with the Biddeford community at large, specifically, and
7 more appropriately, with the abutters to UNE, mooring
8 holders that are on the Saco River and earn their living
9 on that Saco River, and have kind of organized and
10 represented them at the various hearings at all stages
11 of this -- in all stages of this process.

12 Together, we have also taken and we have elected
13 Matt Haas as our spokesperson. And in preparation for
14 the standing, we have a statement that Matt Haas is
15 preparing to offer us.

16 MR. HAAS: Good evening. My name is Matt Haas,
17 Ward 1, representing the Schafer Coalition, et al.

18 First, I want to thank you all for your service.
19 Since COVID, things have changed a lot in community
20 service, and positive engagement must be seen as a
21 priority for all of us.

22 Now, let me be clear, we understand the
23 requirements for standing; however, there seems to be
24 confusion. Mr. Schafer, et al., is a coalition. This
25 coalition includes the (indiscernible) family

1 represented by Bernice. As an abutter, her and her
2 family have years of documented injury and have
3 confirmed their opposition to this project due to its
4 adverse impacts and anticipated injury next to the
5 mooring holders and commercial fishermen directly
6 impacted by this project.

7 This coalition is being supported by Kyle Noble, a
8 neighbor and former city council member, who lives
9 adjacent to this project, has similar concerns of noise,
10 traffic, and failure to follow process. Despite
11 numerous attempts to seek answers, he, too, has been
12 stonewalled thus far. He has a long record of dispute
13 and injury with UNE and continues to seek recourse.

14 Mr. Schafer and Noble are both former city
15 committee members and council members whose reputations
16 are also at stake as well as the impacts of their
17 personal quality of life and Mr. Schafer's waterfront
18 business. Ironically, the applicant's attempt to
19 misrepresent previous statements by Mr. Schafer only
20 strengthen his standing due to defamatory statements
21 that he clarified previously. By their logic, his
22 misstatements in the role of the harbor master is the
23 basis for them trying to do the things wrong.

24 In closing, anyone in this community would agree
25 that we have standing, or they have standing. I am but

1 a spokespersons. For the purpose of this meeting, we
2 stand by the coalition that we have standing and suggest
3 any challenge to standing beyond this would be settled
4 in a court of law.

5 Thank you.

6 ACTING CHAIR ZAFAR: Thank you, Mr. Schafer, and
7 thank you, Mr. Haas.

8 And the next person in the interest of public
9 discord, I will call Mr. Center.

10 MR. CENTER: Good evening, members of the board.
11 I'm Harry Center. I'm the city solicitor, or city
12 attorney, and I am advocating tonight on behalf of the
13 planning department and the planning board.

14 Mr. Chair, I assume we're just addressing standing
15 at this point?

16 I've researched this further, and the City -- on
17 behalf of the City, I take no position on standing, and
18 I won't contest standing. I think this should be heard.

19 ACTING CHAIR ZAFAR: (Inaudible.)

20 MR. SCHNEIDER: My name's Ron Schneider. I am
21 general counsel for UNE. I just want to make clear that
22 the position of the planning board and the planning
23 department in their submission is that Mr. Schafer has
24 no standing.

25 What I want to make really clear, particularly

1 given Mr. Haas' comments, is there's been a great deal
2 of discussion of us trying to shut people down. The
3 fact is, is that there were multiple board meetings
4 where people could come up to this podium and state
5 their peace -- and state their peace until nobody else
6 stood up. People sent hundreds of pages of comments.
7 They have -- including people who didn't identify
8 themselves.

9 There's been no failure to allow people to speak.
10 UNE did not stand up and say this is enough. You know,
11 that was the process. The planning board followed their
12 process. They let people speak. But once the decision
13 is made, the city code says, okay, what happens next?
14 Who can appeal?

15 An aggrieved party has to appeal, and they have to
16 appeal within 30 days, and they have to file a notice of
17 appeal with their (indiscernible).

18 Putting "et al." after your name does not allow
19 you to just throw people in at will. The day -- and
20 right now, it's the day before this hearing. Three
21 months after the decision, two months after the appeal
22 was filed, we get names of people who supposedly -- and
23 now we are hearing it called a coalition. It's --
24 Mr. Schafer was the only appellant. He has no standing.

25 You look at the definition of "standing," he is

1 not an abutter, his property is not -- his property is
2 not -- which is 1.3 miles away, it's on Biddeford Pool.
3 It's not affected directly or indirectly, that property.
4 And he has no interest, no particularized injury that's
5 distinct from the general public. He is not an
6 aggrieved party, and you don't become an aggrieved party
7 just because you stood here in front of the planning
8 board and expressed your opinion. And again, the City
9 made the claim that he had no standing, and there's no
10 just justification for reversing course at any point.

11 "Et al." means "among" or "and others." The --
12 it's used in the law when you've already identified your
13 parties. So you'll have -- in a typical claim, you'll
14 have plaintiffs or defendants, and you list all of the
15 people, and then later as a shortcut you say "et al."
16 You don't get to say, "John Smith, et al.," and add
17 whoever you want later.

18 Mr. Schafer is the only appellant, and he has no
19 standing, and this -- therefore, the appeal should be
20 denied. Thank you.

21 ACTING CHAIR ZAFAR: Thank you, Mr. Schneider.

22 So the board will now consider all arguments, and
23 if the parties, all aggrieved or not aggrieved, have
24 standing. So I'll turn to my board and see if we should
25 proceed forward.

1 Go ahead.

2 BOARD MEMBER SCHMIDTKE: I would just like to
3 understand, the woman who has abutting property that we
4 were -- whose name was produced to us yesterday, my
5 understanding is that there is a need for a certain
6 amount of time that that person's name would have had to
7 have been part of the appeal. And I'm just wondering
8 from Schafer why that wasn't included in your original
9 appeal.

10 MR. HAAS: I can only say that we weren't prepared
11 to defend standing tonight. We took it on face value
12 that we had standing to present our case here tonight.
13 The members that I mentioned are not new. As
14 Mr. Schafer indicated, this is an 18-month process that
15 we have been working together. If somebody had
16 requested that we demonstrate what that was, we would
17 have provided that information; but this is not new as
18 far as within our group.

19 So I'm not sure what we should have done or
20 provided ahead of time or additional questions that you
21 have, but the coalition does include the abutters,
22 basically as acknowledged, all of the people who have
23 spoken before the public hearings beforehand. After
24 these meetings, we've had numerous discussions and
25 formed this coalition.

1 Thank you.

2 ACTING CHAIR ZAFAR: Yeah, you can
3 (indiscernible).

4 MR. SCHNEIDER: The submissions for UNE and the
5 City were filed on October 16th. In the submissions for
6 UNE and the City -- let me be clear, the City on
7 October 16th also filed, and the City submitted -- and
8 it said appellant lacks standing. UNE argued that
9 Mr. Schafer was the only appellant and he lacked
10 standing. And Attorney Center, on behalf of the
11 planning board and the planning department, also said
12 finally to have standing, Mr. Schafer must have been a
13 party to the administrative proceeding and that he
14 didn't present any evidence, he just presented opinion
15 during the proceedings.

16 But it was October 16th, almost a full month ago,
17 that standing was made an issue in our submissions. The
18 day before we get a name that -- I don't believe there's
19 any evidence that the abutter, the one person who's an
20 abutter, presented any information to the planning
21 board. I don't believe she was a speaker. I don't --
22 it's now been claimed that she was, that she stood here
23 even and presented an opinion. But again, October 16th,
24 and we're getting it one day before.

25 The other people do not have standing either. I

1 mean, they -- but I don't think we should even be
2 getting past that if you have questions about the other
3 people who have been named. You just can't throw people
4 in. It's not a -- it's not a game of Whack-A-Mole. I
5 mean, everybody got to speak, then a decision was made,
6 then the code tells us within 30 days an aggrieved party
7 has to file a Notice of Appeal, and one person did that.

8 Any question, I'm happy to answer.

9 ACTING CHAIR ZAFAR: Thank you, Mr. Schneider. I
10 have no questions. Does anybody on the board have any
11 questions? No.

12 Sure, Mr. Center.

13 MR. CENTER: I just want to be clear, when I wrote
14 that on October 16th, I was troubled by a single
15 appellant and et al., but with respect, and I've had
16 conversations with the code officer as liaison, there
17 are no rules of court that we have applicable. There's
18 no discovery, there's no real deadlines other than
19 getting it filed. I submitted --

20 New information has come to light. So new
21 information came forward, and I'm familiar with these
22 names, and they do have standing, and I've done legal
23 research. There's case law that says when there's a
24 coalition -- it was a group that was against a wind
25 project. As long as one of the members of the coalition

1 had standing, whereas an aggrieved party, they're
2 allowed to go forward.

3 So just for the record, I want to make clear, I'm
4 drawing that argument, and I'm not contesting standing
5 on behalf of the City.

6 ACTING CHAIR ZAFAR: I'm sorry, Mr. Center, are
7 you withdrawing your argument with the case law or are
8 you --

9 MR. CENTER: I'm withdrawing my argument that
10 Mr. -- that the appellant doesn't have standing,
11 that John Schafer, et al. -- now that they've clarified
12 who "et al." is, withdraw that argument that I submitted
13 on October 16th on standing.

14 ACTING CHAIR ZAFAR: Okay. Thank you.

15 MR. SCHNEIDER: (Inaudible.)

16 ACTING CHAIR ZAFAR: Sure.

17 MR. SCHNEIDER: This is a new argument as well. I
18 wasn't on notice that this was being withdrawn as an
19 argument and that there is a new argument.

20 The cases that Attorney Center is referring to are
21 actually coalitions that exist. They're organizations.
22 It's like the Audubon Society, something like that.
23 It's not just a group of people who today for the first
24 time we hear they call themselves a coalition. That is
25 not appropriate, and that does not grant standing to a

1 group of people.

2 ACTING CHAIR ZAFAR: I appreciate that
3 perspective, Mr. Schneider.

4 In the interest of moving forward -- and I know
5 this is a very tense topic for many, and I can hear the
6 arguments and the emotions of both sides. So as a
7 board, we're going to decide if there is standing.

8 The only thing that I have to say, and then I'm
9 going to turn it over the rest of the board, is the
10 following: When I'm reading the arguments on the
11 appeal, as far as the aggrieved party, the definition
12 reads, An owner of land whose property is directly or
13 indirectly affected by the granting or denial of a
14 permit or a variance under this ordinance, a person who
15 lands -- abuts land for which a permit or variance has
16 been granted, or any other person or group of persons
17 who have suffered particularized injury as a result of
18 granting or denial of such permit or variance.

19 And as far as standing in this appeal, what I
20 determine as an individual in this body is the
21 definition has two points, or any other person or group
22 of persons who have suffered a particularized injury as
23 a result of granting or denial of such permit or
24 variance.

25 "Abutting" is a -- one word that is within this

1 definition, and it is a -- it is a key word within this
2 definition, but I don't think it's the only key word
3 within this definition. And that is all I will say, and
4 I'll turn it over to the board to make the decision and
5 pass a motion, as we've heard every argument from all
6 sides.

7 BOARD MEMBER SCHMIDTKE: I would like legal
8 clarification on, like, the coalition and whether the
9 person in that coalition who would have a standing needs
10 to be named ahead, like, within that time frame.

11 MS. GILBREATH: Sure. Absolutely.

12 Standing requires either being an abutter or
13 suffering a particularized injury, and a particularized
14 injury is an injury that is individual to you and
15 different from the rest of the general public. If the
16 "you" is a coalition, like Audubon or NRCM or, you know,
17 Appalachian Mountain Club, then it varies; but generally
18 speaking, it has to be the stated mission, the
19 foundation of that coalition that is being injured.
20 Right?

21 So if you have an environmental -- if you have a
22 wind farm going up and NRCM opposes it, that's because
23 it's their stated mission as a coalition, as a group, to
24 protect the environment.

25 So you -- do what you will with the facts before

1 you, but in order to have a coalition, you have to have
2 named parties. All parties need to be named up front.
3 The coalition needs to be named within 30 days, pursuant
4 to the ordinance. And in order for that coalition to
5 have particularized injury, you need to have it be
6 injurious to their function as a coalition, to who they
7 are as a group.

8 ACTING CHAIR ZAFAR: Is there a certain time limit
9 it has to be done (indiscernible)?

10 MS. GILBREATH: So the ordinance requires that
11 appellant be named on the Notice of Appeal within
12 30 days.

13 ACTING CHAIR ZAFAR: Okay.

14 BOARD MEMBER SCHMIDTKE: Can I just ask, is the
15 appellant arguing standing on grounds of personalized
16 injury or standing, sorry, on personalized injury or
17 abutting property?

18 MR. HAAS: This is clearly a unique case. This is
19 not one piece of property and the neighbors having an
20 issue with it. Right?

21 So we're talking about a specific project. We
22 have abutters, direct abutters who have injury.
23 Mr. Noble is an abutter who has separate injury. We
24 have mooring holders and commercial fishermen who have
25 injury.

1 My understanding is a group coalition, each
2 individual does not even necessarily have to be party to
3 the suit; however, they can be part of that coalition.
4 So all of the members that we named have specific
5 injuries that they can make.

6 We have not been prepared to present all of that
7 tonight. We're able to if necessary, but we feel very
8 confident that all of the members with the coalition
9 have direct injury.

10 BOARD MEMBER SCHMIDTKE: Did the list of the
11 members of this coalition exist ahead of -- as a
12 coalition exist ahead of the appeal?

13 MR. HAAS: This coalition formed during the public
14 deliberations. We realized that we had a common good in
15 a number of issues; however, the basis of the appeal, as
16 we all know, is those individuals have to have standing.
17 Well, a lot of members in the public expressed concern.
18 The coalition identified they had unique, direct injury,
19 and thus formed the coalition.

20 BOARD MEMBER SCHMIDTKE: And it was a -- it was a,
21 like, listed group of people?

22 MR. HAAS: It was organically formed over the
23 18-month period.

24 BOARD MEMBER SCHMIDTKE: Okay. Okay. Thank you.

25 ACTING CHAIR ZAFAR: Thank you. So with that and

1 the advice of our counsel, Lisa, I think we have to have
2 a motion to see whether the appellant has standing or
3 the appellant does not have standing. And in the
4 interest of both parties and having heard both
5 statements pursuant to what our job here is, focusing
6 solely on the zoning ordinance and the appeals that are
7 provided before us in the timely order, and since the
8 coalition was not identified prior, I believe we have to
9 make a motion to vacate the appeal on the basis that
10 there was no coalition identified prior in the 30-day
11 period, as the counsel just stated.

12 So I'll make that motion and allow the board to
13 hear it.

14 MS. GILBREATH: May I ask one clarifying question?
15 By vacate, did you mean motion to deny the appeal?

16 ACTING CHAIR ZAFAR: Correct.

17 BOARD MEMBER SCHMIDTKE: I second the motion.

18 ACTING CHAIR ZAFAR: All in favor?

19 (The board voted 3-0 in favor of the motion.)

20 ACTING CHAIR ZAFAR: So moved. So the appeal does
21 not have any standing to move forward. And at this
22 point, the job of the zoning board is completed, and
23 there's nothing more further than -- that will be going
24 on in this agenda tonight.

25 I thank you, everyone, for your time and thank you

1 for coming out this evening. That's it.

2 MS. GILBREATH: Are you adjourning the meeting?

3 ACTING CHAIR ZAFAR: Yes. Motion to adjourn the
4 meeting.

5 BOARD MEMBER SCHMIDTKE: Second.

6 ACTING CHAIR ZAFAR: All in favor?

7 MS. GILBREATH: All in favor?

8 (The board voted 3-0 in favor of the motion.)

9 (End of video recording.)

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

25

CERTIFICATE

I, Tammy M. Smith, a Notary Public in and for the State of Maine, hereby certify that this video recording was stenographically reported by me and later reduced to print through Computer-Aided Transcription, and the foregoing is a full and true record to the best of my ability from the video recording that was provided. I further certify that I am a disinterested person in the event or outcome in the above-mentioned cause of action.

IN WITNESS WHEREOF, I subscribe my hand and affix my seal this 8th day of December, 2025. Dated at Brewer, Maine.


Tammy M. Smith
Notary Public/Court Reporter

My Commission Expires: January 12, 2026

<p>04005 [2] - 1:5, 3:3 1 [1] - 6:17 1.3 [1] - 10:2 11 [2] - 3:7, 5:7 12 [1] - 21:18 13 [1] - 1:10 14 [2] - 3:8, 5:7 16th [8] - 12:5, 12:7, 12:16, 12:23, 13:14, 14:13 18 [1] - 6:5 18-month [2] - 11:14, 18:23 2024-34 [2] - 3:5, 5:5 2025 [4] - 1:10, 3:5, 5:4, 21:12 2025.001 [2] - 1:4, 3:2 2026 [1] - 21:18 24 [4] - 1:5, 3:3, 5:1, 6:4 3-0 [2] - 19:19, 20:8 30 [4] - 9:16, 13:6, 17:3, 17:12 30-day [1] - 19:10 4 [1] - 5:1 4-0 [1] - 2:20 6 [1] - 3:5 6th [1] - 5:4 8th [1] - 21:12 ability [1] - 21:8 able [1] - 18:7 above-mentioned [1] - 21:10 absolutely [1] - 16:11 abstention [1] - 3:19 abuts [1] - 15:15 abutter [6] - 7:1, 10:1, 12:19, 12:20, 16:12, 17:23 abutters [4] - 6:7, 11:21, 17:22 abutting [3] - 11:3, 15:25, 17:17 acknowledged [1] - 11:22 Acting [1] - 1:14 acting [1] - 4:4 ACTING [18] - 4:12, 8:6, 8:19, 10:21, 12:2, 13:9, 14:6, 14:14, 14:16, 15:2, 17:8, 17:13, 18:25, 19:16, 19:18, 19:20, 20:3, 20:6 action [2] - 4:19, 21:10</p>	<p>add [1] - 10:16 additional [1] - 11:20 addressing [1] - 8:14 adjacent [1] - 7:9 adjourn [2] - 2:14, 20:3 adjourning [1] - 20:2 administrative [3] - 3:4, 5:3, 12:13 adverse [1] - 7:4 advice [1] - 19:1 advised [2] - 3:12, 3:20 advocating [1] - 8:12 affected [2] - 10:3, 15:13 affix [1] - 21:11 agenda [2] - 4:13, 19:24 aggrieved [8] - 9:15, 10:6, 10:23, 13:6, 14:1, 15:11 ago [1] - 12:16 agree [1] - 7:24 ahead [5] - 11:1, 11:20, 16:10, 18:11, 18:12 Aided [1] - 21:6 al [12] - 1:4, 3:2, 5:1, 6:17, 6:24, 9:18, 10:11, 10:15, 10:16, 13:15, 14:11, 14:12 Allegiance [2] - 2:4, 2:5 allow [4] - 5:22, 9:9, 9:18, 19:12 allowed [1] - 14:2 allows [1] - 4:17 almost [1] - 12:16 ALSO [1] - 1:18 amount [1] - 11:6 anomaly [1] - 2:12 answer [1] - 13:8 answers [1] - 7:11 anticipated [1] - 7:4 apologies [1] - 6:1 Appalachian [1] - 16:17 appeal [22] - 3:4, 4:20, 4:21, 4:24, 5:3, 5:18, 5:20, 9:14, 9:15, 9:16, 9:17, 9:21, 10:19, 11:7, 11:9, 15:11, 15:19, 18:12, 18:15, 19:9, 19:15, 19:20</p>	<p>Appeal [2] - 13:7, 17:11 APPEALS [2] - 1:2, 1:12 appeals [2] - 5:16, 19:6 Appeals [1] - 1:23 APPEARANCES [1] - 1:22 appellant [11] - 5:24, 9:24, 10:18, 12:8, 12:9, 13:15, 14:10, 17:11, 17:15, 19:2, 19:3 appellate [2] - 5:14 applicable [1] - 13:17 applicant's [1] - 7:18 appreciate [1] - 15:2 appropriate [2] - 4:23, 14:25 appropriately [3] - 3:13, 3:20, 6:7 approve [2] - 3:6, 5:5 argued [1] - 12:8 arguing [1] - 17:15 argument [8] - 14:4, 14:7, 14:9, 14:12, 14:17, 14:19, 16:5 arguments [3] - 10:22, 15:6, 15:10 Article [4] - 3:7, 3:8, 5:7 assume [1] - 8:14 attempt [1] - 7:18 attempts [1] - 7:11 ATTENDANCE [1] - 1:18 Attorney [2] - 12:10, 14:20 attorney [1] - 8:12 audience [1] - 3:25 Audubon [2] - 14:22, 16:16 August [2] - 3:5, 5:4 basis [5] - 5:14, 5:15, 7:23, 18:15, 19:9 become [1] - 10:6 beforehand [1] - 11:23 begin [1] - 4:17 behalf [4] - 8:12, 8:17, 12:10, 14:5 benefit [2] - 3:22, 3:23 Bernice [1] - 7:1 best [1] - 21:7 beyond [1] - 8:3</p>	<p>bias [4] - 3:12, 3:13, 3:15, 3:19 BIDDEFORD [1] - 1:1 Biddeford [7] - 1:5, 1:9, 3:3, 5:2, 5:24, 6:6, 10:2 bit [1] - 2:12 Blais [1] - 1:15 BLAIS [2] - 2:17, 4:10 BOARD [14] - 1:2, 1:12, 2:17, 4:5, 4:8, 4:10, 11:2, 16:7, 17:14, 18:10, 18:20, 18:24, 19:17, 20:5 board [25] - 2:8, 2:20, 3:23, 4:3, 5:9, 5:12, 5:13, 8:10, 8:13, 8:22, 9:3, 9:11, 10:8, 10:22, 10:24, 12:11, 12:21, 13:10, 15:7, 15:9, 16:4, 19:12, 19:19, 19:22, 20:8 Board [3] - 1:15, 1:16, 1:23 board's [3] - 3:5, 5:3, 5:18 body [2] - 5:13, 15:20 Brewer [1] - 21:12 briefly [1] - 2:25 bringing [1] - 5:16 business [9] - 2:24, 2:25, 3:2, 3:11, 4:15, 4:20, 5:11, 7:18 Carolyn [1] - 1:16 Case [1] - 3:5 case [6] - 5:4, 5:25, 11:12, 13:23, 14:7, 17:18 cases [1] - 14:20 Center [5] - 1:24, 8:11, 12:10, 14:6, 14:20 center [2] - 8:9, 13:12 CENTER [3] - 8:10, 13:13, 14:9 certain [2] - 11:5, 17:8 CERTIFICATE [1] - 21:1 certify [2] - 21:4, 21:9 chair [2] - 4:4, 8:14 Chair [2] - 1:13, 1:14 CHAIR [23] - 2:3, 2:6, 2:19, 2:21, 2:23, 4:12, 8:6, 8:19, 10:21, 12:2, 13:9, 14:6, 14:14, 14:16, 15:2, 17:8, 17:13,</p>	<p>18:25, 19:16, 19:18, 19:20, 20:3, 20:6 chairperson [1] - 4:1 challenge [1] - 8:3 Chambers [1] - 1:8 changed [1] - 6:19 chosen [2] - 4:1, 4:2 CITY [1] - 1:1 city [5] - 7:8, 7:14, 8:11, 9:13 City [12] - 1:8, 1:19, 3:8, 5:24, 8:16, 8:17, 10:8, 12:5, 12:6, 12:7, 14:5 City's [1] - 5:8 claim [2] - 10:9, 10:13 claimed [1] - 12:22 clarification [1] - 16:8 clarified [2] - 7:21, 14:11 clarifying [1] - 19:14 clear [6] - 6:22, 8:21, 8:25, 12:6, 13:13, 14:3 clearly [1] - 17:18 closing [1] - 7:24 Club [1] - 16:17 Coalition [1] - 6:17 coalition [29] - 6:24, 6:25, 7:7, 8:2, 9:23, 11:21, 11:25, 13:24, 13:25, 14:24, 16:8, 16:9, 16:16, 16:19, 16:23, 17:1, 17:3, 17:4, 17:6, 18:1, 18:3, 18:8, 18:11, 18:12, 18:13, 18:18, 18:19, 19:8, 19:10 coalitions [1] - 14:21 code [3] - 9:13, 13:6, 13:16 Code [1] - 1:20 coming [2] - 2:6, 20:1 comments [2] - 9:1, 9:6 commercial [2] - 7:5, 17:24 Commission [2] - 3:17, 21:18 committee [1] - 7:15 common [1] - 18:14 community [3] - 6:6, 6:19, 7:24 completed [1] - 19:22 Computer [1] - 21:6 Computer-Aided [1] -</p>
--	---	---	---	---

<p>21:6 concern [1] - 18:17 concerns [1] - 7:9 confident [1] - 18:8 confirmed [1] - 7:3 conflict [3] - 3:11, 3:14, 5:19 confusion [1] - 6:24 consider [1] - 10:22 contest [1] - 8:18 contesting [1] - 14:4 continues [1] - 7:13 conversations [1] - 13:16 correct [1] - 19:16 Corridor [1] - 3:17 Council [1] - 1:8 council [2] - 7:8, 7:15 counsel [4] - 3:20, 8:21, 19:1, 19:11 course [1] - 10:10 court [2] - 8:4, 13:17 COVID [1] - 6:19 Dated [1] - 21:12 days [4] - 9:16, 13:6, 17:3, 17:12 deadlines [1] - 13:18 deal [1] - 9:1 December [1] - 21:12 decide [1] - 15:7 decision [8] - 3:5, 5:3, 5:18, 9:12, 9:21, 13:5, 16:4 defamatory [1] - 7:20 defend [1] - 11:11 defendants [1] - 10:14 definition [6] - 9:25, 15:11, 15:21, 16:1, 16:2, 16:3 deliberations [1] - 18:14 demonstrate [1] - 11:16 denial [3] - 15:13, 15:18, 15:23 denied [1] - 10:20 deny [1] - 19:15 department [3] - 8:13, 8:23, 12:11 Department [1] - 1:24 despite [1] - 7:10 determine [1] - 15:20 determining [1] - 4:16 development [2] - 3:9, 5:9 Dever [1] - 1:19</p>	<p>different [1] - 16:15 direct [3] - 17:22, 18:9, 18:18 directly [3] - 7:5, 10:3, 15:12 discord [1] - 8:9 discourse [1] - 5:21 discovery [1] - 13:18 discuss [1] - 2:10 discussion [1] - 9:2 discussions [1] - 11:24 disinterested [1] - 21:9 dispute [1] - 7:12 distinct [1] - 10:5 documented [1] - 7:2 Don [1] - 1:13 done [3] - 11:19, 13:22, 17:9 down [1] - 9:2 Dr [1] - 1:5 drawing [1] - 14:4 Drive [3] - 3:3, 5:2, 6:5 due [2] - 7:3, 7:20 during [2] - 12:15, 18:13 earn [1] - 6:8 either [2] - 12:25, 16:12 elected [1] - 6:12 emotions [1] - 15:6 End [1] - 20:9 Enforcement [1] - 1:20 engagement [1] - 6:20 England [4] - 1:25, 3:7, 5:6, 5:23 entertain [1] - 4:4 environment [1] - 16:24 environmental [1] - 16:21 Esq [3] - 1:23, 1:24, 1:25 et [12] - 1:4, 3:2, 5:1, 6:17, 6:24, 9:18, 10:11, 10:15, 10:16, 13:15, 14:11, 14:12 evening [3] - 6:16, 8:10, 20:1 event [1] - 21:10 evidence [2] - 12:14, 12:19 exactly [1] - 2:11 executive [3] - 2:9,</p>	<p>2:18, 3:10 Executive [1] - 2:22 exist [3] - 14:21, 18:11, 18:12 experience [1] - 3:16 Expires [1] - 21:18 expressed [2] - 10:8, 18:17 face [1] - 11:11 fact [1] - 9:3 facts [1] - 16:25 failure [2] - 7:10, 9:9 familiar [1] - 13:21 family [2] - 6:25, 7:2 far [4] - 7:12, 11:18, 15:11, 15:19 farm [1] - 16:22 favor [8] - 2:19, 2:20, 4:11, 19:18, 19:19, 20:6, 20:7, 20:8 Fecteau [1] - 1:20 file [2] - 9:16, 13:7 filed [5] - 4:22, 9:22, 12:5, 12:7, 13:19 finally [1] - 12:12 first [6] - 2:7, 3:10, 4:15, 6:2, 6:18, 14:23 fishermen [2] - 7:5, 17:24 focusing [3] - 5:16, 5:17, 19:5 follow [1] - 7:10 followed [1] - 9:11 following [1] - 15:10 foregoing [1] - 21:7 formed [4] - 11:25, 18:13, 18:19, 18:22 former [2] - 7:8, 7:14 formerly [1] - 5:6 forward [5] - 10:25, 13:21, 14:2, 15:4, 19:21 foundation [1] - 16:19 frame [2] - 4:24, 16:10 Francois [1] - 1:15 front [2] - 10:7, 17:2 full [2] - 12:16, 21:7 function [1] - 17:6 FURMAN [5] - 2:3, 2:6, 2:19, 2:21, 2:23 Furman [1] - 1:13 game [1] - 13:4 general [3] - 8:21, 10:5, 16:15 generally [1] - 16:17</p>	<p>GILBREATH [9] - 4:3, 4:7, 4:9, 4:11, 16:11, 17:10, 19:14, 20:2, 20:7 Gilbreath [1] - 1:23 given [1] - 9:1 grant [1] - 14:25 granted [1] - 15:16 granting [3] - 15:13, 15:18, 15:23 great [1] - 9:1 grounds [1] - 17:15 group [10] - 11:18, 13:24, 14:23, 15:1, 15:16, 15:21, 16:23, 17:7, 18:1, 18:21 Haas [4] - 6:13, 6:14, 6:16, 8:7 HAAS [5] - 6:16, 11:10, 17:18, 18:13, 18:22 Haas' [1] - 9:1 Hall [1] - 1:8 hand [1] - 21:11 happy [1] - 13:8 Harbor [4] - 1:5, 3:3, 5:2, 6:4 harbor [1] - 7:22 Harry [2] - 1:24, 8:11 hear [3] - 14:24, 15:5, 19:13 heard [3] - 8:18, 16:5, 19:4 hearing [3] - 2:14, 9:20, 9:23 HEARING [2] - 1:3, 1:7 hearings [2] - 6:10, 11:23 held [1] - 5:4 hereby [1] - 21:4 high [1] - 4:24 hmm [1] - 4:7 holders [3] - 6:8, 7:5, 17:24 hundreds [1] - 9:6 identified [4] - 10:12, 18:18, 19:8, 19:10 identify [1] - 9:7 Il [1] - 1:24 impacted [1] - 7:6 impacts [2] - 7:4, 7:16 IN [3] - 1:4, 1:18, 21:11 inaudible [2] - 8:19, 14:15</p>	<p>include [1] - 11:21 included [1] - 11:8 includes [1] - 6:25 including [1] - 9:7 indicated [1] - 11:14 indirectly [2] - 10:3, 15:13 indiscernible [2] - 6:25, 17:9 indiscernible [2] - 9:17, 12:3 individual [3] - 15:20, 16:14, 18:2 individuals [1] - 18:16 information [5] - 5:17, 11:17, 12:20, 13:20, 13:21 injured [1] - 16:19 injuries [1] - 18:5 injurious [1] - 17:6 injury [17] - 7:2, 7:4, 7:13, 10:4, 15:17, 15:22, 16:13, 16:14, 17:5, 17:16, 17:22, 17:23, 17:25, 18:9, 18:18 interest [10] - 3:12, 3:14, 3:15, 5:13, 5:19, 5:21, 8:8, 10:4, 15:4, 19:4 ironically [1] - 7:18 issue [3] - 3:16, 12:17, 17:20 issues [1] - 18:15 item [1] - 3:2 item [1] - 5:20 items [2] - 3:1, 3:10 January [1] - 21:18 job [2] - 19:5, 19:22 John [6] - 1:4, 3:2, 5:1, 6:4, 10:16, 14:11 jurisdiction [1] - 5:12 justification [1] - 10:10 key [2] - 16:1, 16:2 kind [1] - 6:9 known [1] - 5:7 Kyle [1] - 7:7 lacked [1] - 12:9 lacks [1] - 12:8 land [4] - 3:8, 5:8, 15:12, 15:15 lands [1] - 15:15 large [1] - 6:6 law [4] - 8:4, 10:12,</p>
---	--	--	---	---

<p>13:23, 14:7 legal [2] - 13:22, 16:7 level [1] - 4:24 liaison [1] - 13:16 life [1] - 7:17 light [1] - 13:20 limit [1] - 17:8 Lisa [2] - 1:23, 19:1 list [2] - 10:14, 18:10 listed [1] - 18:21 lives [1] - 7:8 living [1] - 6:8 logic [1] - 7:21 look [1] - 9:25 Mai [1] - 1:19 MAINE [1] - 1:1 Maine [5] - 1:9, 3:3, 5:2, 21:4, 21:13 Manager [1] - 1:19 master [1] - 7:22 Matt [3] - 6:13, 6:14, 6:16 matter [1] - 3:4 ME [1] - 1:5 mean [3] - 13:1, 13:5, 19:15 means [2] - 5:15, 10:11 meeting [8] - 2:7, 2:11, 2:13, 2:23, 3:25, 8:1, 20:2, 20:4 meetings [2] - 9:3, 11:24 member [1] - 7:8 MEMBER [12] - 2:17, 4:5, 4:8, 4:10, 11:2, 16:7, 17:14, 18:10, 18:20, 18:24, 19:17, 20:5 Member [2] - 1:15, 1:16 members [10] - 2:8, 7:15, 8:10, 11:13, 13:25, 18:4, 18:8, 18:11, 18:17 MEMBERS [1] - 1:12 mentioned [2] - 11:13, 21:10 mercenary [1] - 3:14 miles [1] - 10:2 mine [1] - 3:19 misrepresent [1] - 7:19 mission [2] - 16:18, 16:23 misstatements [1] -</p>	<p>7:22 Mole [1] - 13:4 month [1] - 12:16 months [3] - 6:5, 9:21 mooring [3] - 6:7, 7:5, 17:24 motion [13] - 2:16, 2:17, 2:20, 4:11, 16:5, 19:2, 19:9, 19:12, 19:15, 19:17, 19:19, 20:3, 20:8 Mountain [1] - 16:17 move [2] - 4:19, 19:21 moved [1] - 19:20 moving [1] - 15:4 MR [13] - 6:4, 6:16, 8:10, 8:20, 11:10, 12:4, 13:13, 14:9, 14:15, 14:17, 17:18, 18:13, 18:22 MS [9] - 4:3, 4:7, 4:9, 4:11, 16:11, 17:10, 19:14, 20:2, 20:7 multiple [1] - 9:3 must [3] - 3:21, 6:20, 12:12 name [5] - 6:16, 9:18, 11:4, 11:6, 12:18 name's [1] - 8:20 named [7] - 13:3, 16:10, 17:2, 17:3, 17:11, 18:4 names [2] - 9:22, 13:22 necessarily [1] - 18:2 necessary [1] - 18:7 need [3] - 11:5, 17:2, 17:5 needs [2] - 16:9, 17:3 neighbor [1] - 7:8 neighbors [1] - 17:19 New [4] - 1:25, 3:6, 5:6, 5:23 new [11] - 2:8, 2:24, 3:2, 5:17, 11:13, 11:17, 13:20, 14:17, 14:19 next [5] - 5:11, 5:20, 7:4, 8:8, 9:13 Nguyen [1] - 1:19 Nguyen-Dever [1] - 1:19 Noble [2] - 7:7, 7:14 noble [1] - 17:23 nobody [1] - 9:5 noise [1] - 7:9</p>	<p>nominate [2] - 4:5, 4:8 Notary [2] - 21:3, 21:16 nothing [1] - 19:23 Notice [2] - 13:7, 17:11 notice [2] - 9:16, 14:18 November [1] - 1:10 NRCM [2] - 16:16, 16:22 Number [2] - 3:5, 5:1 number [2] - 5:5, 18:15 numerous [2] - 7:11, 11:24 October [6] - 12:5, 12:7, 12:16, 12:23, 13:14, 14:13 OF [6] - 1:1, 1:2, 1:7, 1:12, 2:1 offer [1] - 6:15 officer [1] - 13:16 Officer [1] - 1:20 once [1] - 9:12 one [7] - 12:19, 12:24, 13:7, 13:25, 15:25, 17:19, 19:14 opinion [3] - 10:8, 12:14, 12:23 opposes [1] - 16:22 opposition [1] - 7:3 order [5] - 5:11, 5:25, 17:1, 17:4, 19:7 Ordinance [2] - 3:8, 5:8 ordinance [5] - 4:17, 15:14, 17:4, 17:10, 19:6 organically [1] - 18:22 organizations [2] - 5:23, 14:21 organized [1] - 6:9 original [1] - 11:8 outcome [1] - 21:10 owner [1] - 15:12 pages [1] - 9:6 paper [1] - 4:25 part [2] - 11:7, 18:3 particular [1] - 3:16 particularized [6] - 10:4, 15:17, 15:22, 16:13, 17:5 particularly [1] - 8:25 parties [8] - 3:22, 4:23, 10:13, 10:23,</p>	<p>17:2, 19:4 party [8] - 9:15, 10:6, 12:13, 13:6, 14:1, 15:11, 18:2 pass [1] - 16:5 passes [1] - 4:11 past [2] - 6:5, 13:2 peace [2] - 9:5 pecuniary [1] - 3:14 people [16] - 9:2, 9:4, 9:6, 9:7, 9:9, 9:12, 9:19, 9:22, 10:15, 11:22, 12:25, 13:3, 14:23, 15:1, 18:21 perceived [3] - 3:13, 3:15, 3:18 period [2] - 18:23, 19:11 permit [4] - 15:14, 15:15, 15:18, 15:23 person [8] - 8:8, 12:19, 13:7, 15:14, 15:16, 15:21, 16:9, 21:9 person's [1] - 11:6 personal [1] - 7:17 personalized [2] - 17:15, 17:16 persons [2] - 15:16, 15:22 perspective [1] - 15:3 piece [1] - 17:19 pier [2] - 3:6, 5:5 plaintiffs [1] - 10:14 plan [1] - 3:7 Planning [1] - 1:24 planning [12] - 3:4, 5:3, 5:17, 8:13, 8:22, 9:11, 10:7, 12:11, 12:20 Pledge [2] - 2:3, 2:5 podium [1] - 9:4 point [4] - 5:21, 8:15, 10:10, 19:22 points [1] - 15:21 Pool [1] - 10:2 position [2] - 8:17, 8:22 positive [1] - 6:20 preliminary [4] - 3:1, 3:11, 4:15, 4:19 preparation [1] - 6:13 prepared [2] - 11:10, 18:6 preparing [1] - 6:15 present [4] - 6:3,</p>	<p>11:12, 12:14, 18:6 presented [3] - 12:14, 12:20, 12:23 previous [1] - 7:19 previously [1] - 7:21 print [1] - 21:6 priority [1] - 6:21 proceed [3] - 3:25, 5:25, 10:25 proceeding [1] - 12:13 PROCEEDINGS [1] - 2:1 proceedings [2] - 4:17, 12:15 process [5] - 6:11, 7:10, 9:11, 9:12, 11:14 produced [1] - 11:4 program [1] - 4:14 project [5] - 7:3, 7:6, 7:9, 13:25, 17:21 property [7] - 10:1, 10:3, 11:3, 15:12, 17:17, 17:19 proposed [2] - 3:6, 5:5 protect [1] - 16:24 provided [4] - 11:17, 11:20, 19:7, 21:8 PUBLIC [2] - 1:3, 1:7 Public [1] - 21:3 public [7] - 5:21, 8:8, 10:5, 11:23, 16:15, 18:13, 18:17 Public/Court [1] - 21:16 purpose [1] - 8:1 pursuant [4] - 3:7, 5:7, 17:3, 19:5 putting [1] - 9:18 quality [1] - 7:17 questions [4] - 11:20, 13:2, 13:10, 13:11 quite [1] - 2:7 quorum [2] - 4:16, 4:18 RE [1] - 1:4 reading [1] - 15:10 reads [1] - 15:12 real [1] - 13:18 realized [1] - 18:14 really [1] - 8:25 recited [1] - 2:5 record [3] - 7:12, 14:3, 21:7 RECORDED [1] - 1:7 recording [3] - 20:9,</p>
---	---	--	---	---

<p>21:4, 21:8 recourse [1] - 7:13 recuse [1] - 3:21 recused [2] - 1:13, 3:18 reduced [1] - 21:5 referring [1] - 14:20 regulations [2] - 3:9, 5:9 reopen [1] - 2:23 reported [1] - 21:5 Reporter [1] - 21:16 representative [1] - 5:22 represented [2] - 6:10, 7:1 representing [1] - 6:17 reputations [1] - 7:15 requested [1] - 11:16 requesting [1] - 5:2 requirements [1] - 6:23 requires [2] - 16:12, 17:10 research [1] - 13:23 researched [1] - 8:16 respect [1] - 13:15 respective [1] - 5:23 responsibilities [1] - 2:10 rest [2] - 15:9, 16:15 result [2] - 15:17, 15:23 results [1] - 2:15 returning [1] - 3:10 reversing [1] - 10:10 review [2] - 3:7, 5:12 reviewed [1] - 4:21 rights [1] - 2:10 River [3] - 3:17, 6:8, 6:9 Roby [1] - 1:20 role [1] - 7:22 Ron [1] - 8:20 Ronald [1] - 1:25 rules [1] - 13:17 Saco [3] - 3:17, 6:8, 6:9 sadly [2] - 3:12, 3:20 satisfactory [1] - 4:22 Schafer [19] - 1:4, 3:2, 5:1, 6:2, 6:3, 6:4, 6:17, 6:24, 7:14, 7:19, 8:6, 8:23, 9:24, 10:18, 11:8, 11:14,</p>	<p>12:9, 12:12, 14:11 SCHAFER [1] - 6:4 Schafer's [1] - 7:17 SCHMIDTKE [10] - 4:5, 4:8, 11:2, 16:7, 17:14, 18:10, 18:20, 18:24, 19:17, 20:5 Schmidtke [1] - 1:16 SCHNEIDER [4] - 8:20, 12:4, 14:15, 14:17 Schneider [5] - 1:25, 8:20, 10:21, 13:9, 15:3 seal [1] - 21:12 second [6] - 2:19, 4:9, 4:10, 4:19, 19:17, 20:5 see [2] - 10:24, 19:2 seek [2] - 7:11, 7:13 sent [1] - 9:6 separate [1] - 17:23 service [2] - 6:18, 6:20 session [3] - 2:9, 2:18, 3:10 Session [1] - 2:22 settled [1] - 8:3 Shoreland [2] - 3:8, 5:8 shortcut [1] - 10:15 shut [1] - 9:2 sides [2] - 15:6, 16:6 similar [1] - 7:9 single [1] - 13:14 sit [1] - 3:24 site [1] - 3:7 sitting [1] - 3:16 Sky [4] - 1:5, 3:3, 5:1, 6:4 Smith [3] - 10:16, 21:3, 21:15 Society [1] - 14:22 solely [2] - 5:15, 19:6 solicitor [1] - 8:11 someone [1] - 4:6 sorry [3] - 6:1, 14:6, 17:16 speaker [1] - 12:21 speaking [1] - 16:18 specific [2] - 17:21, 18:4 specifically [1] - 6:6 spoken [1] - 11:23 spokesperson [1] - 6:13 spokespersons [1] -</p>	<p>8:1 stages [2] - 6:10, 6:11 stake [1] - 7:16 stand [3] - 2:3, 8:2, 9:10 standing [40] - 5:20, 6:14, 6:23, 7:20, 7:25, 8:2, 8:3, 8:14, 8:17, 8:18, 8:24, 9:24, 9:25, 10:9, 10:19, 10:24, 11:11, 11:12, 12:8, 12:10, 12:12, 12:17, 12:25, 13:22, 14:1, 14:4, 14:10, 14:13, 14:25, 15:7, 15:19, 16:9, 16:12, 17:15, 17:16, 18:16, 19:2, 19:3, 19:21 start [2] - 2:13, 2:14 State [1] - 21:4 state [3] - 2:25, 9:4, 9:5 statement [1] - 6:14 statements [3] - 7:19, 7:20, 19:5 stenographically [1] - 21:5 stonewalled [1] - 7:12 stood [3] - 9:6, 10:7, 12:22 strengthen [1] - 7:20 submission [1] - 8:23 submissions [3] - 12:4, 12:5, 12:17 submitted [3] - 12:7, 13:19, 14:12 subscribe [1] - 21:11 suffered [2] - 15:17, 15:22 suffering [1] - 16:13 suggest [1] - 8:2 suit [1] - 18:3 summary [1] - 4:24 supported [1] - 7:7 supposedly [1] - 9:22 Syed [2] - 1:14, 4:8 Tammy [2] - 21:3, 21:15 tense [1] - 15:5 testimony [1] - 2:14 THE [1] - 1:12 themselves [2] - 9:8, 14:24 therefore [1] - 10:19 they've [1] - 14:11</p>	<p>three [4] - 2:7, 4:1, 4:18, 9:20 throw [2] - 9:19, 13:3 timeliness [2] - 4:20, 4:21 timely [1] - 19:7 today [1] - 14:23 together [2] - 6:12, 11:15 tonight [5] - 8:12, 11:11, 11:12, 18:7, 19:24 took [1] - 11:11 topic [1] - 15:5 traffic [1] - 7:10 TRANSCRIPT [1] - 2:1 TRANSCRIPTION [1] - 1:7 Transcription [1] - 21:6 troubled [1] - 13:14 Truc [1] - 1:19 true [1] - 21:7 trying [2] - 7:23, 9:2 turn [3] - 10:24, 15:9, 16:4 two [2] - 9:21, 15:21 typical [1] - 10:13 under [1] - 15:14 underneath [1] - 5:10 UNE [10] - 5:7, 6:1, 6:7, 7:13, 8:21, 9:10, 12:4, 12:6, 12:8 unique [2] - 17:18, 18:18 University [4] - 1:25, 3:6, 5:6, 5:23 up [5] - 9:4, 9:6, 9:10, 16:22, 17:2 vacate [2] - 19:9, 19:15 value [1] - 11:11 variance [4] - 15:14, 15:15, 15:18, 15:24 varies [1] - 16:17 various [1] - 6:10 video [3] - 20:9, 21:4, 21:8 VIDEO [1] - 1:7 VIDEO-RECORDED [1] - 1:7 vote [1] - 4:4 voted [3] - 2:20, 19:19, 20:8 Ward [1] - 6:17 waterfront [1] - 7:17</p>	<p>Whack [1] - 13:4 Whack-A-Mole [1] - 13:4 whereas [1] - 14:1 WHEREOF [1] - 21:11 wind [2] - 13:24, 16:22 withdraw [1] - 14:12 withdrawing [2] - 14:7, 14:9 withdrawn [1] - 14:18 WITNESS [1] - 21:11 woman [1] - 11:3 wondering [1] - 11:7 word [3] - 15:25, 16:1, 16:2 wrote [1] - 13:13 years [1] - 7:2 yesterday [1] - 11:4 Zafar [1] - 1:14 ZAFAR [18] - 4:12, 8:6, 8:19, 10:21, 12:2, 13:9, 14:6, 14:14, 14:16, 15:2, 17:8, 17:13, 18:25, 19:16, 19:18, 19:20, 20:3, 20:6 Zoning [3] - 1:23, 3:8, 5:8 zoning [5] - 4:16, 5:12, 5:13, 19:6, 19:22 ZONING [2] - 1:2, 1:12</p>
---	--	---	--	---