



# Town of Raymond

## Board of Selectmen ePacket

### May 20, 2020

## Table of Contents

(Click on item to go to that page)

Agenda .....	2
Previous Meeting Minutes .....	4
Public Hearing - Proposed Ordinance Changes .....	10
Public Hearing - Proposed Warrant Articles .....	31
Liquor License - Fisherman's Catch .....	42
Liquor License - The Beacon .....	50
Proposed Town Meeting Warrant Articles .....	62
New Road Name - Lamson Lane .....	73
Tassel Top Park Annual Fees .....	74
Abatement Requests .....	75
Quit Claim Deeds .....	101
Appointment of Warden for July 14, 2020 State Primary .....	107
Annual Staff Appointments .....	108
Annual Committee Appointments .....	109
Fee Schedule .....	111

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# Agenda

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## **BOARD OF SELECTMEN Agenda**

May 20, 2020

6:30pm – Regular Meeting

Via Zoom – Live Streamed on YouTube  
423 Webbs Mills Road

*Resolution: We, the Raymond Board of Selectmen, recognize our individual and collective responsibilities as leaders and representatives of our community. To this end, we pledge to conduct ourselves in a manner befitting these roles and duties. We pledge and encourage others to "Be the Influence" and to recognize that decisions matter.*

- 1) **Call to order**
- 2) **Minutes of previous meetings**
  - a) March 10, 2020
- 3) **Public Hearings**
  - a) Proposed Ordinance Changes
  - b) Proposed Town Meeting Warrant Articles to be Voted on via Secret Ballot
- 4) **New Business**
  - a) Consideration of Renewing the Liquor License for Fisherman's Catch – William Coppersmith, owner
  - b) Consideration of Renewing the Liquor License for The Beacon – Rob and Pam Wing, owners
  - c) Consideration of Recommendations for Town Warrant Articles
  - d) Approval of Town Warrant
  - e) Consideration of New Road Name – Kaela Gonzalez, E-911 Addressing Officer
  - f) Consideration of COVID-19 Related Renovation Costs to the Town Office – Don Willard, Town Manager
  - g) Consideration of Setting Annual Fees for Tassel Top Park – Joe Crocker, Recreation Director
  - h) Consideration of Abatement Requests – Curt Lebel, Contract Assessor
  - i) Consideration of Quit Claim Deeds – Sue Carr, Tax Collector
  - j) Appointment of Warden for July 14, 2020 State Primary & Referendum Election – Sue Look, Town Clerk
  - k) Consideration of Annual Staff Appointments – Sue Look, Town Clerk
  - l) Consideration of Annual Board and Committee Appointments – Sue Look, Town Clerk
  - m) Consideration of Annual Update of the Fee Schedule – Sue Look, Town Clerk

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*Selectman's Meeting Agenda (Page 1 of 2) May 20, 2020*

- n) RSU #14 Withdrawal Committee Update – Rolf Olsen, Chairman

**5) Public Comment**

**6) Selectman Comment**

**7) Town Manager's Report and Communications**

**a) Confirm Dates for Upcoming Regular Meetings**

- TBD

**b) Reminder of Upcoming Holiday Schedule**

- Monday, May 25, 2020 – Memorial Day

**c) Reminder of Upcoming Election Schedule**

- Monday, June 29, 2020 – deadline to change parties before Primary Election
- Thursday, July 9, 2020 – deadline to request absentee ballots
- Tuesday, July 14, 2020 – State Primary & Referendum Elections, RSU #14 Referendum Election, and Municipal Election of Officers & Referendum Elections (Annual Town Meeting Warrant Articles Voted via Secret Ballot)

**8) Executive Session**

- a) Consideration and Award of Scholarship Applications and Student Recognition  
(Pursuant to MRSA 1 §405 (6)(F))

**9) Adjournment**

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## Previous Meeting Minutes

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### **BOARD OF SELECTMEN Minutes**

March 10, 2020

6:30pm – Regular Meeting

Broadcast Studio  
423 Webbs Mills Road

*Resolution: We, the Raymond Board of Selectmen, recognize our individual and collective responsibilities as leaders and representatives of our community. To this end, we pledge to conduct ourselves in a manner befitting these roles and duties. We pledge and encourage others to "Be the Influence" and to recognize that decisions matter.*

**Select Board members in attendance:** Rolf Olsen, Marshall Bullock, Teresa Sadak, Samuel Gifford, Lawrence Taylor

**Select Board members absent:** none

**Town Staff in attendance:**

Don Willard – Town Manager  
Scott Dvorak – Code Enforcement Officer  
Rita Theriault – Human Resource Officer  
Sue Look – Town Clerk

1) **Called to order** at 6:30pm by Chair Olsen

2) **Minutes of previous meetings**

a) February 11, 2020

**Motion** to approve as presented by Selectman Sadak. Seconded by Selectman Bullock.

**Unanimously approved**

3) **New Business**

a) Consideration of Opting-In to the Maine Adult Use Marijuana Program – Shawn Browdy, CEO/Founder B&B Cultivation

Bruce Reilly from Northborough, Massachusetts, represented Mr Browdy. Shawn Browdy has a business with a few thousand customers on Rt 302 in Raymond. They

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*Selectman's Meeting Minutes (Page 1 of 6) March 10, 2019*

would like to expand to have a recreational business along with their current medical business.

Larry McWilliams – Westbrook – owner of Pot Luck Joint Relief, a medical cannabis business also spoke on behalf of Mr Browdy and the use and sale of medical and recreational cannabis.

Selectman Taylor – If we don't want this to happen, then we need to take a stand. If we want this to happen, we need to take a stand as well to establish how we want to proceed.

Selectman Bullock – Where does this stand legally?

Mr McWilliams – The State of Maine is still working on the statutes. The Towns have to opt in first, then the growers, retail, etc have to apply for a license with the State.

Selectman Bullock – My concern is that if the State's plan is to implement by mid-June so they can meet their budget deadlines for July 1<sup>st</sup>.

**Motion** to table this item until 90 days after the State statutes go into effect by Selectman Bullock. Seconded by Selectman Sadak.

There was discussion about erring on the side of caution and waiting until the State has decided on the statutes. There was also discussion about education and how and why to use the product. Some of the folks offered to help the Select Board understand the products and the process that other towns have done.

Selectman Taylor – We need to be at the forefront of this and this will be a huge money maker. If we wait until the 90 days we will have missed the boat. I would go with 30 days after the statutes. I want to be in the front, second is second loser.

Selectman Bullock – What is the amount of money that Raymond would get? We will not know until the State statutes are in place.

**Voted 3-2, motion carried**

b) Consideration of Salary Study to Update Pay Structure – Rita Theriault, Human Resources Officer

Positions:

- Town Manager
- Finance Director/Treasurer
- Administrative Assistant
- Deputy Treasurer
- Tax Collector
- Town Clerk
- Deputy Town Clerk
- Registrar
- Deputy Registrar
- Human Resources Officer
- Code Enforcement Officer
- Forest Warden
- Director of Public Works
- Foreman

- Equipment Operator/Laborer

Process:

Create a custom survey and administer to 10 towns previously selected during the 2019 study.

Human Resources Officer Theriault – We did this for Public Safety. We were pleased with the work that KMA did and would like to use their services again. We would use the excess merit pool monies for any increases. It has been 5 years since we did anything like this for these positions.

**Motion** to authorize to spend up to \$10,000 to hire KMA Human Resources Consulting to conduct a custom salary survey for the non-Public Safety positions by Selectman Bullock. Seconded by Selectman Taylor.

**Unanimously approved**

c) Consideration of Issuing a Tax Abatement – Curt Lebel, Contract Assessor

Susan L Coombs – Map 028 Lot 018 – 12 Emerald Cove Ln

- Error in valuation on the building relating to the Raymond/Casco Town Line location, along with date errors
  - 2019 - \$95,200 in value - \$1,280.44 tax amount

**Motion** to approve the 2019 Certificate of Abatement totaling \$1,280.44 including Map 028 Lot 018 (Susan L Coombs) by Selectman Sadak. Seconded by Selectman Bullock.

**Unanimously approved**

d) Consideration of Supplemental Tax Assessments – Curt Lebel, Contract Assessor

Daniel Plummer – Map 046 Lot 027-B – Land on Meadow Road

- Assessment of building on property omitted in error
  - 2017 - \$10,600 in value - \$130.38 tax amount
  - 2018 - \$10,600 in value - \$133.56 tax amount
  - 2019 - \$10,600 in value - \$142.57 tax amount

Marjorie H Plummer – Map 046 Lot 027 – Land on Meadow Road

- Assessment of building on property omitted in error
  - 2017 - \$7,800 in value - \$95.94 tax amount
  - 2018 - \$7,800 in value - \$98.28 tax amount
  - 2019 - \$7,800 in value – \$104.91 tax amount

David A & April L McElhinny – Map 003 Lot 034-B – 58 Mystic Cove

- Homestead Exemption granted in error
  - 2019 - \$20,000 in value - \$269.00 tax amount

**Motion** to approve the 2017 Supplemental Tax Warrant List totaling \$226.32 including Map 046 Lot 027-B (Daniel Plummer) and Map 046 Lot 027 (Marjorie Plummer) by Selectman Sadak. Seconded by Selectman Taylor.

**Unanimously approved**

**Motion** to approve the 2018 Supplemental Tax Warrant List totaling \$231.84 including Map 046 Lot 027-B (Daniel Plummer) and Map 046 Lot 027 (Marjorie Plummer) by Selectman Sadak. Seconded by Selectman Taylor.

**Unanimously approved**

**Motion** to approve the 2019 Supplemental Tax Warrant List totaling \$516.48 including Map 003 Lot 034-B (David & April McElhinny), Map 046 Lot 027-B (Daniel Plummer) and Map 046 Lot 027 (Marjorie Plummer) by Selectman Sadak. Seconded by Selectman Taylor.

**Unanimously approved**

- e) Consideration of Issuing a Quit Claim Deed – Sue Carr, Tax Collector

Gwendolyn Acquisitions LLC – Map 002 Lot 024-B – land on Quarry Cove Road

**Motion** to issue a Quit Claim Deed for Gwendolyn Acquisitions LLC – Map 002 Lot 024-B by Selectman Sadak. Seconded by Selectman Bullock.

**Unanimously approved**

- f) RSU #14 Withdrawal Committee Update – Rolf Olsen, Chairman

Waiting on the RSU's lawyer to finish his work on the separation agreement. The budget is waiting on the budget from Raymond Schools.

**4) Public Comment** – none

**5) Selectman Comment**

Selectman Sadak – It is interesting to see people's reaction to how we debate things, respect each other, etc. I want to say Thank You to a great board.

**Motion** to remove from the table consideration of the financial impacts of the Cumberland County fiscal year change by Selectman Bullock. Seconded by Selectman Sadak.

**Motion** to approve the 5 year no interest plan to pay the County Tax by Selectman Bullock. Seconded by Selectman Sadak.

**Unanimously approved**

#### **6) Town Manager's Report and Communications**

##### **a) Confirm Dates for Upcoming Regular Meetings**

- April 21, 2020
- May 12, 2020

##### **b) Reminder of Upcoming Holiday Schedule**

- Monday, April 20 – Patriot's Day

##### **c) Reminder of Upcoming Budget Schedule**

- March 17 – 2<sup>nd</sup> Department Review
- March 31 – Budget Workshop
- April 21 – Select Board Warrant Review and Approval

#### **7) Treasurer's Warrant**

**Motion** to approve the Municipal A/P Warrant dated 3/10/2020 for a total of \$83,241.37 by Selectman Gifford. Seconded by Selectman Bullock.

**Unanimously approved**

#### **8) Executive Session**

##### **a) Consideration of Spirit of America Award – pursuant to 1 MRSA §405 (6) (A)**

**Motion** to enter executive session as cited above at 7:16pm by Selectman Sadak. Seconded by Selectman Taylor.

**Unanimously approved**



**Motion** to leave executive session at 7:22pm by Selectman Bullock. Seconded by Selectman Gifford.

**Unanimously approved**

**Motion** to direct the award as discussed in executive session by Selectman Bullock. Seconded by Selectman Taylor.

**Unanimously approved**

**9) Adjournment**

**Motion** to adjourn at 7:22pm by Selectman Bullock. Seconded by Selectman Taylor.

**Unanimously approved**

*Respectfully submitted,*

*Susan L Look, Town Clerk*

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## Public Hearing - Proposed Ordinance Changes

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### Proposed Ordinance Changes for Town Meeting Warrant July 14, 2020 Secret Ballot Vote

**ARTICLE 24: Referendum Question V:** Shall Section 16 (Administration) of the Raymond Shoreland Zoning Provisions, Section G, (Appeals), 2. Variance Appeals (f)(2) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underlined text as in Addendum 2?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 24  
Select Board recommends Article 24

**DESCRIPTION:**

- Add to item 2. Variance Appeals, f. 2 the words "an existing" for clarification to which type of residential dwelling is principal structure.

#### Section 16 ADMINISTRATION

##### G. Appeals

Appeals from decisions under the Shoreland Zoning provisions and variances from the Shoreland Zoning provisions are governed by the appeals and variance procedures contained in the Shoreland Zoning provisions and are not governed by Article 6 of the Land Use Ordinance.

2. Variance Appeals – Variance may be granted only under the following conditions.

- f. The Board of Appeals may grant reductions from the minimum setback requirements set forth in Section 15 (A) of these provisions according to all of the following criteria:
  - 2) Setback reduction appeals may only be granted and are only available for lots with an existing residential dwelling as the principal structure.

**ARTICLE 25: Referendum Question W:** Shall Article 13 A, 13 B, and 13 C of the Raymond Land Use Ordinance, (Article 13-Open Space Subdivisions) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in ~~strikeout~~ text as in Addendum 3?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 25  
Select Board recommends Article 25

**DESCRIPTION:**

- *Add new policy language for road connectivity under Article 13 A 1.*
- *Add new purpose under Article 13 A 2 as item k. describing road connectivity purposes.*
- *Add and revise Article 13 C 4 d 2 to include safe turning curves where connecting to adjoining lands for possible future Rights of Way, when offering for possible road acceptance.*

## ARTICLE 13 – OPEN SPACE SUBDIVISIONS

### A. Introduction

#### 1. Policy

It is the policy of the Town of Raymond to encourage the use of open space subdivisions in order to preserve a sense of space, provide for sustainable agriculture and forestry as well as recreational land, preserve other resources identified in the Town of Raymond Comprehensive Plan, and harmonize new development with the traditional open, wooded, agricultural, rural and village landscapes of the Town, while promoting neighborhood connectivity through cross linkages of vehicular and pedestrian access and providing opportunities for future access connections to adjoining undeveloped parcels.

This performance standard is intended to implement that policy by providing incentives that afford flexibility to landowners in road and lot layout ~~and~~ design, support roads constructed for public acceptance, and revise road frontage requirements ~~and~~ by allowing the Planning Board to expedite procedure and to waive or reduce certain otherwise applicable standards and provisions of this Land Use Ordinance and the Subdivision Regulations if such landowners commit to the permanent preservation of important open space resources. These incentives are designed to encourage greater flexibility and more innovative approaches to housing and environmental design for the development of single and multi-family residential areas, will utilize creative road design to promote efficient lot development while supporting neighborhood connectivity for other adjoining or nearby future developable lands, and that will equally promote the most appropriate use of land and will preserve, as permanent open space, agricultural or forestry land, important natural features, wildlife habitat, water resources, ecological systems, and historic and scenic areas for the benefit of present and future residents.

## 2. Purposes

To qualify as an open space subdivision, that Planning Board must find that the subdivision will achieve all of the following purposes that are applicable to its specific circumstances:

- j. Attainment of planned variety and coordination in the location of structures, architectural styles, and building forms and relationships.
- j- k. Provide considerate design for public roads acceptance, and striving for connectivity to adjoining developable land parcels for the purposes of vehicular and pedestrian access loops, or interconnective road systems in efforts to improve traffic and emergency access safety, reduce environmental impacts, and promote interconnection of neighborhoods.

## C. General Requirements

### 4. Space Standards

- d. Minimum road frontage requirements of the Land Use Ordinance and Subdivision Regulations may be waived or modified by the Planning Board provided that:
  - 1) Any applicable provisions regarding Roads in the Street Ordinance are satisfied.
  - 2) Adequate road curvature design access and turnaround termini, to and from all parcels ~~by for~~ fire trucks, ambulances, police cars and other emergency vehicles meets minimal safe turning radii requirements over all ~~can be ensured by private roads and/or common driveways~~ internal access streets, ways, or driveways. Roads shall consider extension of Rights of Way to adjoining lands where development is possible in the future, and Planning Board will promote the offering of such open space subdivision streets and Rights of Way for public acceptance.
  - 3) No common driveway shall provide access to more than three (3) lots, except as provided in Article 13, Section C.6.

**ARTICLE 26: Referendum Question X:** Shall Section 4 (Application Procedures) and Section 5 (Street Design Standards) of the Raymond Street Ordinance as adopted May 18, 2002, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 4?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 26

Select Board recommends Article 26

**DESCRIPTION:**

**Section 4**

- Add to Section 4.2 Plans, item G, to include language that all street centerlines shall be field surveyed or if using LIDAR or satellite or aerial topographic imagery that at least 3 separate locations shall be field verified to land survey tied to elevational data of NAVD 88.
- Add item M that all plans shall be provided with a site benchmark for construction with posted elevation using NAVD88 Datum, and the plan shall have at least 3 roadside monuments that are tied to Maine State Grid Coordinates or can be used for GIS mapping.

**Section 5**

- Revising and adding to the standards table under 5.5 Street Design Standards relating to minimal width of shoulders (grassed, gravel and paved for collector, minor, private streets and backlot driveways.
- Add to section 5.7 Dead End Streets for language for conditions when to allow the Planning Board the ability to waive Right of Way continuation to adjoining lots.
- Adjusting Table in Section 5.10 Street Construction standards to increase pavement thicknesses to accommodate current pavement practices and MDOT specifications.

## 4. Application Procedures

### 4.2 Plans

- G. Centerline gradients as determined using field topographic and location survey data. Designs based off aerial imagery, such as but not limited to aerial survey from data collected via Satellite (LIDAR), airplane, or drone shall be field verified by at least three (3) land survey base location/control points to confirm the data is tolerant or in agreement of NAVD 88 elevation datum.
- M. Road design plans shall be provided with a site benchmark for construction, posting elevational information meeting NAVD 88 Datum, from which the site shall use elevation data for construction. Also, the Plan shall include on the Right of Way plan to be recorded, location coordinates for at least three (3) roadside monuments that are tied to Maine State Grid Coordinates, or can be used for GIS mapping by the Town of Raymond.

## 5. Street Design Standards

### 5.5 Street Design Standards

- A. The following standards apply to new public and private streets, as well as back lot driveways (see Appendix A for illustration of typical street sections by type of street):

Description	Type of Street				
	Arterial	Collector	Minor Street	Private Street (1)	Back Lot Driveway
Minimum Right-of-way Width	80'	60'	50'	50'	50' <sup>(3)</sup>
Minimum Travel Way Width	44'	22'	20'	18'	12'
Sidewalk Width	N/A	N/A	N/A	N/A	N/A
Minimum Grade	.5%	.5%	.5%	.5%	N/A
Maximum Grade	5%	6%	8%	10%	12%
Minimum Centerline Radius	500'	230'	150'	150'	N/A
Minimum Tangent between Curves of reverse alignment	200'	100'	50'	N/A	N/A
Roadway Crown	1/4"/ft	1/4"/ft	1/4"/ft	1/4"/ft	N/A
Minimum Angle of Street Intersections (2)	90°	90°	75°	75°	75°
Maximum Grade within 75 ft. of Intersection	2%	2%	2%	2%	N/A
Minimum Curb Radii at Intersections	30'	20'	15'	15'	N/A
Minimum ROW Radii at Intersections	20'	10'	10'	10'	10'
Minimum Width of <u>Gravel/Grassed</u> Shoulders ( <del>one</del> <u>each</u> side)	5'	5'	5'	3'	<u>4'2'</u>
<u>Minimum Width of Paved Shoulders</u>	<u>N/A</u>	<u>5'</u>	<u>4'</u>	<u>See note 1</u>	<u>See note 4</u>

1. Minimum Width of Gravel/Grassed Shoulders ~~A private street~~ which will serve fewer than 4 residents shall have a minimum travel way of 12 feet with two 2-foot gravel/grassed shoulders and a maximum grade of 12% (3% for the first 50 ft). a private street which will serve 4-10 residences will have a minimum travel way of 16 feet with two 3-foot gravel/grassed shoulders and a maximum road grade of 12%. No paved shoulders are required.
2. Street intersection angles shall be as close to 90° as feasible, but no less than the listed angle.
3. Unless a right-of-way of lesser width is approved by the Reviewing Authority pursuant to Article 9, Section T.1 of the Land Use Ordinance.
- ~~3.4.~~ Minimum Width of gravel/grassed for backlot driveways shall be 2 feet on both sides of the travel way. No paved shoulders are required.

### 5.7 Dead End Streets

In addition to the design standards above, the design of the turn-around for dead end streets proposed as public ways shall be approved by the Director of Public Works. The Board may require the reservation of a 20-foot easement in line with the street to provide continuation of pedestrian traffic or utilities to the next street. The Board ~~may also~~shall require the reservation of a 50-foot easement in line with the street to provide continuation of the road where future subdivision is possible. The Board may waive such requirements for Right of Way continuation where it is not feasible for connectivity to adjoining lots, where feasibility is highly unlikely due to restriction of natural land features, topography,

or other unique land or use restrictions of, or the adjoining land is determined undevelopable by circumstances not created by the subdivider/owner.

## 5.10 Street Construction Standards

Street Materials	Minimum Requirements				
	Arterial	Collector	Minor Street	Private Street	Back Lot Driveway
Aggregate Sub-base Course (maximum sized stone 4")	18"	18"	18"	12"	12"
Crushed Aggregate Base Course	4"	3"	3"	3"	
Hot Bituminous Pavement					
Total Thickness	<del>3</del> <u>4</u> 1/4"	<del>2</del> <u>3</u> 1/2"	<del>2</del> <u>1 1/2</u> 3"		
Surface Course	<del>4</del> <u>2</u> 1/2"	<del>1</del> <u>1 1/2</u> "	<del>1</del> <u>1/4</u> "		
Base Course	<del>4</del> <u>2</u> 3/4"	<del>4</del> <u>1 1/2</u> 2"	<del>1</del> <u>1 1/2</u> 3/4"		

**ARTICLE 27: Referendum Question Y:** Shall Article 1 J of the Town of Raymond Subdivision Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 5?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 27

Select Board recommends Article 27

**DESCRIPTION:**

- Add to the Purpose and Review Criteria section under Article 1 J to include compliance with Net Residential Area for determining allowable number of proposed lots.

**ARTICLE 1 – PURPOSE AND REVIEW CRITERIA**

J. Is in conformance with the subdivision ordinance, comprehensive plan, zoning ordinance, floodplain management ordinance or other duly adopted town ordinance or regulation. In making this determination, the municipal review authority may interpret these ordinances and plans;

1. The subdivision shall comply with the Net Residential Area and Area for computing the allowable number of proposed lots for the entire subdivision.



**ARTICLE 28: Referendum Question Z:** Shall Article 4 A, C, and D of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 6?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 28

Select Board recommends Article 28

**DESCRIPTION:**

- Add Timber Harvesting as an allowed use under Article 4 A Village Residential District, 2. Permitted Uses and adding as "n."
- Add Timber Harvesting as an allowed use under Article 4 C Rural District, 2. Permitted Uses and adding as "k."
- Add Timber Harvesting as an allowed use under Article 4 D Rural Residential District, 2. Permitted Uses and adding as "k."
- Striking the previous language in paragraph under Article 4 A Village Residential District, 4. Spec and Bulk Regulations, b. 2 and 3 and replaced with a new 2 that redefines minimum lot area per dwelling unit for single family duplex and multi-family units.

## ARTICLE 4 – DISTRICT REGULATIONS

### A. Village Residential District (VR)

#### 2. Permitted Uses

m. Elderly Housing

n. Timber harvesting (Permits must be acquired through the Maine Department of Conservation)

#### 4. Space and Bulk Regulations – The following space and bulk regulations are minimum requirements:

a. The minimum lot area shall be forty thousand (40,000) square feet.

b. Minimum Lot Area per Dwelling Unit

1) One-family dwelling or modular home – Forty thousand (40,000) square feet per unit

~~2) Duplex – Twenty thousand (20,000) square feet per unit~~

~~3) Multi Family Dwelling – Forty thousand (40,000) square feet for the first two units on the lot plus an additional fifteen thousand (15,000) square feet per each additional dwelling unit on the lot.~~

2) For a structure with more than one dwelling unit, (duplex and multi -family) the first two (2) units will each require twenty thousand (20,000) square feet per unit on the lot, and then for each additional unit will require fifteen thousand (15,000) square feet per unit on the lot.

### C. Rural District (R)

#### 2. Permitted Uses

i. Mobile/Manufactured home fourteen (14) feet wide with a pitched roof, manufactured in 1976 or later, with frost wall, grade beam or concrete slab, which shall be designed, if a single unit, to accept T or L additions and shall be so sited so that the longest structural dimension is not more than thirty degrees (30) from parallel with the street or road upon which the lot fronts or, on a corner lot, the more heavily traveled street or road upon which the lot fronts.

n. Timber harvesting (Permits must be acquired through the Maine Department of Conservation)

j.

#### **D. Rural Residential District (RR)**

##### **2. Permitted Uses**

k. Timber harvesting (Permits must be acquired through the Maine Department of Conservation)

**ARTICLE 29: Referendum Question AA:** Shall Article 12 – Applicability and Definitions of Terms Used in This Ordinance of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 7?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 29

Select Board recommends Article 29

**DESCRIPTION:**

- *Add to definition of "Accessory Apartments" to include that single family lot density shall not apply to a single family home adding one accessory apartment.*

**ARTICLE 12 – APPLICABILITY AND DEFINITION OF TERMS USED IN THIS ORDINANCE**

Accessory Apartments – A separate dwelling unit of no more than 700 square feet, excluding stairways, either attached or detached, and located on the same parcel with a single family dwelling. The apartment shall contain a kitchen and bathroom which are separate from and not used in common with the principal dwelling unit. For the purposes of lot size, net density shall not apply to a single family home adding one accessory apartment.

**ARTICLE 30: Referendum Question AB:** Shall Section IV Definitions, of the Raymond Peddler's Ordinance as adopted May 21, 1994, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 8?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 30

Select Board recommends Article 30

**DESCRIPTION:**

- Add "mobile unit vendors" to Section IV B. as part of the peddler's definition.
- Revise under Section IV C. Size Restriction, strike out "150 sf for occupied space" and revise to "200 sf for size restriction".
- Strike and revise language for Licenses (Section IV F), revise to "Licenses shall be issued by the Board of Selectman, and application must be submitted a minimal of 30 days prior to the regular monthly scheduled Board of Selectmen Meeting."

**Section IV. Definitions:**

- B. The word "peddler" as used herein shall include any person selling or offering for sale, tangible commodities, including food, beverages and non-food goods, wares and merchandise. The word "peddler" shall include the words "hawker", "huckster", "street vendor", "mobile unit vendors" and "itinerant vendors". The definition of the word "peddler" for this Ordinance does not include but is not limited to the following exceptions:

A temporary yard sale occurring no more than four weekends in one calendar year, a fruit stand a minor or children's enterprise, the sale of camp firewood, and a car or boat for sale.

- C. Size Restriction: No peddler's cart set up, including any cart, tables, serving counter, food storage, coolers or preparation areas or ancillary features shall occupy a space greater than ~~150 sq. ft~~200 sq. ft. The Town may waive the size restriction if it finds that, due to the proposed location of activity, the size of the set up will not interfere with public safety or the use and enjoyment of public property

- F. Licenses shall be issued ~~annually on May 1<sup>st</sup>, or the first business day thereafter, by the Board of Selectmen.~~ Applications ~~shall~~must be submitted a minimum of 30 days prior to the regular monthly scheduled Board of Selectmen meeting. ~~no later than April 1<sup>st</sup>. If there are more than two qualified applicants, licenses shall be selected by staff through a lottery, prior to recommending license approvals to the Board of Selectmen.~~

**ARTICLE 31: Referendum Question AC:** Shall Article 5, Section K Fines, of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 9?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 31

Select Board recommends Article 31

**DESCRIPTION:**

- *Strike out current wording and replace the language that is consistent with language from the Shoreland Zoning Ordinance relating to Fines for consistency.*

## ARTICLE 5 – ADMINISTRATION

### K. Fines

Any person, including but not limited to a landowner, a landowner's agent, or a contractor, who violates provisions or requirements of this Ordinance shall be penalized in accordance with 30-A, M.R.S.A., section 4452. ~~Any person who continues to violate any provisions of this Ordinance, after receiving notice of such violation, shall be guilty of a misdemeanor subject to a fine of up to \$100.00 for each violation. Each day such a violation is continued is a separate offense.~~

**ARTICLE 32: Referendum Question AD:** Shall Article 6 Board of Appeals, Section C Appeals Procedure of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in ~~strikeout~~ text as in Addendum 10?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 32  
Select Board recommends Article 32

**DESCRIPTION:**

- *Strike out current wording describing scheduling of meeting "on the last Monday of the month" and replace with allowing the Board of Appeals to schedule meetings as necessary.*

## ARTICLE 6 – BOARD OF APPEALS

### C. Appeals Procedure

1. The Board of Appeals shall meet as needed and as routinely scheduled following the Schedules and Deadlines on the last Monday of the month and as established by the Board of Appeals annually prior to the effective calendar year.

**ARTICLE 33: Referendum Question AE:** Shall Article 9, Section L Signs of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 11?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 33

Select Board recommends Article 33

**DESCRIPTION:**

- *In L. Signs 2. Signs permit, an application information, strike out current word "content" and replace with "types of message (fixed or electronic)".*
- *In L. Signs 3.a. Remove word/line "political".*
- *In L. Signs 3.i. Remove entire line "Bulletin boards, reader boards, connection with church, etc"*
- *In L. Signs 8 Temporary Signs and Temporary Advertising Feature, b. remove entire Temporary Political signs and content under the subsection.*
- *In L. Signs 11 Non-conforming Signs, remove subsection e. "section is outdated/appears irrelevant"*

## ARTICLE 9 – MINIMUM STANDARDS

### L. Signs

#### 2. Sign Permits

##### b. Application Information

Applications shall include a signage plan which contains information on the location and design of the proposed sign or alteration. The plans shall show the design, size, location, color, materials, ~~contents~~ types of message (fixed or electronic) and type of lighting for each proposed sign.

Unless, waived by the Reviewing Authority, applications proposing installation or alteration of a fixed sign in the Commercial District shall be prepared by a design professional experienced in commercial signage.

#### 3. Exceptions

Permits are not required for:

~~a.~~ Political signs

~~b.a.~~ Trespass signs allowed under subsection 9.e

~~c.b.~~ Temporary real estate signs allowed under subsection 8.c

~~d.c.~~ Temporary development or construction site signs allowed under subsection 8.d

~~e.d.~~ Temporary signs giving notice allowed under subsection 8.a

~~f.e.~~ Identification signs

~~g.f.~~ Name signs not exceeding one (1) square foot in area identifying occupants of the premises where such sign is located

- ~~h.g.~~ Signs erected and maintained for public safety and welfare or pursuant to and in discharge of any governmental function, or required by law, ordinance or governmental regulations
- ~~i.~~ ~~Bulletin boards, reader boards or similar signs in connection with any church, museum, library, school or similar public structure~~
- ~~j.h.~~ Sandwich boards allowed under subsection 8.f
- ~~k.i.~~ Flags and banners allowed under subsection 8.e
- ~~l.j.~~ Changes to the content of established reader boards
- ~~m.k.~~ Signs that are located and displayed inside a building, whether visible outside of the building through a window or door.

## 8. Temporary Signs & Temporary Advertising Features

The following temporary signs are allowed and shall conform to these standards and other municipal, state or federal ordinances, statutes or regulations:

### a. Temporary Signs Giving Notice

Signs of a temporary nature such as advertisements of charitable functions, notices of meetings and other non-commercial signs of a similar nature, are permitted for a period not to exceed twenty-one (21) days and shall be removed by the person(s) who posted the signs within forty-eight (48) hours after fulfilling its function. Temporary signs specified in this section shall not be attached or painted to fences, trees, or other natural features, utility poles, or the like and shall not be placed in a position that will obstruct or impair vision or traffic or in any manner create a hazard or disturbance to the health and welfare of the general public.

### ~~b.~~ ~~Temporary Political Signs~~

~~Temporary political signs may be placed in any district, except in a floodplain, are not subject to lot line setbacks, and may be placed in a public right of way or on public property but not within 150 feet of an intersection or in such locations as will create a safety hazard. Political signs may not be placed within a right of way or elsewhere prior to six (6) weeks before the election, primary or referendum to which they relate and must be removed by the candidate or political committee not later than one week after Election Day. The maximum size of temporary political signs shall be 4 feet by 4 feet.~~

### ~~c.b.~~ Temporary Real Estate Signs

One temporary real estate sign attached to a building or free standing may be erected advertising the sale, lease or rental of the premises upon which the sign is located. This sign shall be located on the property that is advertised for sale. Temporary real estate signs shall be removed from the premises within thirty (30) days after the property is sold or leased.

### ~~d.c.~~ Temporary Development or Construction Site Sign

One temporary development or construction sign, attached to a building or free standing, may be erected provided such sign shall be limited to a general identification of the project and shall be removed within thirty (30) days after completion of the project.



e.d. Banners & Flags

A banner or flag, the dimensions of which do not exceed twenty-four square feet and on which there is only the word "open" and no other lettering or numbering, may be displayed by any retail business or service establishment (except home occupations) during the hours such business is open for customers and shall not be counted toward calculating the maximum number of signs or the maximum gross display area of signs on the property. This subparagraph does not prohibit or restrict displays of the United States Flag or the State of Maine Flag.

f.e. Sandwich Boards

One temporary sandwich board is allowed for each business provided it meets the requirements of this section. Sandwich boards shall not exceed three (3) feet in height or a total of nine (9) square feet per side in size. Sandwich boards shall not be counted toward calculating the maximum number of signs or the maximum gross display area of signs on the property. Sandwich boards may not include any source of illumination. Sandwich boards are allowed to be displayed outside only during the hours of operation of the business. Sandwich boards are not subject to lot line setbacks, and may be placed in the portion of a public right of way abutting the property containing the business as long as they are not placed in a travel way or on a public sidewalk and do not create a hazard.

g.f. Temporary Commercial Signs

One temporary sign for commercial purposes (including but not limited to advertising or announcing a new or relocated business) up to thirty-two (32) square feet of total façade area but no more than sixteen (16) square feet per side, shall be permitted in any district in connection with a legally permissible business conducted on the premises.

Temporary signs are allowed in addition to any sign permitted by this section. The area of the temporary sign shall not count toward the maximum sign area allowed for an individual property.

A temporary commercial sign is not subject to lot line setbacks but shall be located within the boundaries of the property on which the business is located. A temporary commercial sign shall not be placed in a travel way or on a public sidewalk and shall not create a hazard for pedestrians or vehicles.

Temporary commercial signs shall not be installed or displayed on the same property or on adjoining properties under the control of a single person or entity for more than four (4) thirty (30) day periods per calendar year, and such periods must be non-consecutive. In order to be considered non-consecutive, there shall be at least a fifteen (15) day interval between display periods. When more than one business is located on the same property or on adjoining properties under the control of a single person or entity, the limitations of this paragraph shall apply separately to each business.

The Code Enforcement Office shall issue permits for temporary commercial signs ("temporary sign permit") for each non-consecutive thirty (30) day period which set out the expiration date of the permit. Temporary signs shall be removed on or before the expiration date set out in the temporary sign permit.

In addition to being subject to penalties and other sanctions for violations of this Ordinance, any business that allows a temporary sign to remain in place more than the thirty (30) consecutive days allowed by this section will forfeit the permit deposit to the town.

~~h.g.~~ Temporary Advertising Features

One temporary advertising feature shall be permitted in any district in connection with a legally permissible business conducted on the premises.

Temporary advertising features are allowed in addition to any sign permitted by this section. The area of the temporary advertising feature shall not count toward the maximum sign area allowed for an individual property.

A temporary advertising feature shall be located so that it does not create a hazard for pedestrians or vehicles. A temporary advertising feature shall not be placed in a travel way or on a public sidewalk.

Temporary advertising features shall not be installed or displayed, on the same property or properties under the control of a single person or entity, more than four (4) non-consecutive ten (10) day periods per calendar year. In order to be considered non-consecutive, there shall be at least a fifteen (15) day interval between display periods.

The Code Enforcement Office shall issue permits for temporary advertising features ("temporary advertising feature permit") for each non-consecutive 10 day period, which set out the expiration date of the permit. Temporary advertising features shall be removed on or before the expiration date set out in the temporary advertising feature permit.

Any business that allows a temporary advertising feature to remain in place more than the ten (10) consecutive days allowed by this section will forfeit the permit deposit to the town.

11. Non-Conforming Signs

~~e. Any temporary or portable sign existing as of June 2, 2009, that does not conform to the regulations and requirements of this Section shall be removed no later than December 2, 2011.~~

**ARTICLE 34: Referendum Question AF:** Shall a new ordinance entitled "Town of Raymond Business License Ordinance" enacted?

*(A copy of the proposed ordinance is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 34

Select Board recommends Article 34

**DESCRIPTION:**

- For non-home occupations
- 5-year license with annual review including possible renewal/revoke consideration
- Must be current with all Town fees, taxes, and inspections
- Must be current with all State and Town required licensing

## **Town of Raymond Business License Ordinance**

### **Section 1. Purpose.**

The purpose of this Ordinance is to provide reasonable regulations for businesses, other than home occupations, operating in the Town of Raymond and to protect and promote the health, welfare and safety of Town residents and the general public.

### **Sec. 2. License required; expiration.**

- (a) The Board of Selectmen are authorized to grant, grant subject to conditions, or deny licenses for any business in accordance with the terms of this Ordinance. The Town Clerk is authorized to renew licenses and refer any license renewal applications to the Board of Selectmen for public hearing and action if, in the Town Clerk's judgment, the application merits such scrutiny.
- (b) Any such license shall expire on March 1 of each year, unless otherwise provided therein, except that a license for which a renewal application filed prior to March 1 shall continue in effect until the Town Clerk or the Board of Selectmen, if Board action is required under Section 7, has acted on the renewal application.
- (c) No person shall operate or conduct any business, except for home occupations, without first obtaining a license therefore, nor shall any person operate or conduct any business except in compliance with the terms of this Ordinance and any conditions imposed upon the license issued.

### **Sec. 3. Application.**

- (a) Any person who owns, operates or conducts any business in the Town of Raymond shall make an application for a license to conduct such business by submitting the following to the Town Clerk:
  - (1) A description of the business which the applicant proposes to operate or conduct and the location at which the licensed activity or business will occur.

- (2) A statement that the applicant has secured or is in the processing of securing all state or local permits required for the licensed business, provided that any license issued by the Board of Selectmen prior to the receipt of such other permits shall not authorize the operation of the business until all such other permits are obtained.
  - (3) A statement that the business and the premises are in compliance with all local ordinances other than this Ordinance.
  - (4) Evidence of satisfactory resolution of any public health, safety or welfare problems occurring in the operation of that or a similar business at the same location in the immediately preceding year, including but not limited to neighborhood complaints, disorderly customers, and excessively loud or unnecessary noise that initiate complaints to or require a response from the sheriff's department, fire department or other municipal regulatory body or employee.
  - (5) A nonrefundable application processing fee as specified in Town Fee Schedule, unless the applicant has previously received a license under this Ordinance for the same business at the same location and the license had been applied for prior to the last day of February of the expiration year.
- (b) The Board of Selectmen may require further documentation of any of the information provided in the license application whenever the Board determines that such documentation is needed to process the application.

**Sec. 4. - Denial; imposition of conditions for issuance.**

- (a) Failure to provide any of the information required by Section 3 to the Town Clerk in a timely manner shall be cause for a denial of a license application.
- (b) The Board of Selectmen shall consider information provided by the applicant, the code enforcement officer, the town manager, the sheriff's department, the fire chief or any other municipal employee or the general public in determining whether to issue, issue subject to conditions, or deny any license requested. The Board of Selectmen may deny a license application if it finds that:
  - (1) The applicant does not have the legal right to occupy the premises for which the license is sought;
  - (2) Required state or local permits have not been obtained or applied for;
  - (3) The business or the premises are not in compliance with other local ordinances;
  - (4) Any public health, safety or welfare problems which occurred in the operation of the business or a similar business on the premises during the immediately preceding year were not satisfactorily resolved and are likely to recur;
  - (5) The applicant for the license has, during the immediately preceding year, committed or permitted, in the course of conducting a business subject to this Ordinance, an act or omission which constitutes a violation of this Ordinance;
  - (6) The applicant is delinquent in paying any personal or real property tax assessed by the Town, unless there is pending at the time of application for the license a request for abatement of the tax or an appeal of the tax assessment;
  - (7) The licensed location has had three or more documented and relevant disturbances as verified by the sheriff's department within the previous licensing period, which documentation shall be provided to the Town Clerk by the sheriff's department;
  - (8) The applicant owes any fine, penalty or judgment to the Town as a result of any violation of this Ordinance and the fine, penalty or judgment, with any accrued interest, has not been paid in full; or
  - (9) The applicant owes any amount to the Town for services rendered by the Town or by Town employees to the applicant or the applicant's property, is in default on any performance guarantee

or contractual obligation to the Town, or is otherwise delinquent in any financial obligation to the Town.

- (c) The Board of Selectmen may also impose conditions on the operation of any licensed business, such as restrictions on the hours of operation, a requirement of trash removal at specified intervals, or implementation of particular forms of crowd control, where the public interest so requires.
- (d) When the Board of Selectmen denies a license, written notice of the decision shall be provided to the applicant within ten days thereof, which shall set forth the reasons for the denial. The licensee shall receive written notice in the same manner of any conditions imposed upon the license whenever conditions are imposed, and any such conditions shall be noted on the license records maintained by the Town Clerk.

#### **Sec. 5. - Effective date; payment of full fee required.**

- (a) A license issued pursuant to this Ordinance shall be effective as of the date issued or as of the date payment of the appropriate license fee is received by the Town Clerk, whichever is later.
- (b) Payment in full of the license fee is required prior to the issuance of a license.

#### **Sec. 6. - Inspections.**

- (a) A licensee, as a condition of receipt of a license under this Ordinance, must also allow any Town official who is authorized to determine compliance with federal, state or town law or ordinance and who presents valid identification to enter at any reasonable time any portion of the licensed premises which the licensee has the right to enter or occupy.
- (c) Failure to allow entry required by this section shall constitute a violation of this Ordinance and shall constitute cause for nonrenewal, suspension or revocation of this license.

#### **Sec. 7. - Renewals.**

- (a) The Town Clerk is authorized to renew, without further action by the Board of Selectmen, the license of any person holding a license pursuant to this Ordinance, referred to as the "licensee," upon receipt of the required fee and of a written statement from the licensee that there has been no material change in the information provided in the licensee's previous application. The Town Clerk may not renew a license, but must refer the application to the Board of Selectmen, if:
  - (1) The license has been suspended or revoked by the Board of Selectmen during the preceding licensing cycle;
  - (2) The Town Clerk has received, during the past licensing cycle, any written complaint from any person charging that the licensee has violated the terms of this Ordinance or any other section of this Code or Town ordinance;
  - (3) The applicant is delinquent in paying any personal or real estate property tax assessed by the Town, unless there is pending at the time of application for the license a request for abatement of the tax or an appeal of the tax assessment; or
  - (4) The licensed location has had three or more documented and relevant disturbances as verified by sheriff's department within the previous licensing cycle.
- (b) Notwithstanding the provisions in Section 7(a) above, a license must be reviewed and renewed by the Board of Selectmen every five years.

**Sec. 8. - Suspension or revocation.**

- (a) The Board of Selectmen, upon notice and after hearing, for cause, may suspend or revoke any license issued pursuant to this Ordinance. The term "cause" shall mean the violation of any license condition, any section of this Ordinance, any condition constituting a threat to the public health or safety, or the revocation or suspension of any state or local license that is a condition precedent to the issuance of a license pursuant to this Ordinance. The term "cause" shall also include any of the grounds for denying a license application under Section 4. Licenses may be temporarily suspended without prior notice and hearing if, in the judgment of the code enforcement officer, the town manager, or the Board of Selectmen, the continued operation of the licensed business constitutes an immediate and substantial threat to the public health and safety, provided the licensee receives written notification of the suspension and the reasons therefore, prior to its taking effect, and a hearing is scheduled as soon as possible thereafter.

**Sec. 9. - Violation and Penalties.**

- (a) Any person who operates or conducts any business for which a license is required under this Ordinance without first obtaining such license commits a civil violation and shall be subject to a fine not to exceed \$100.00 for the first day the offense occurs. The second day the offense occurs, the fine amount shall not exceed \$250.00. The third day and subsequent days thereafter, the fine amount shall not exceed \$500.00. Each day such violation continues shall be considered a separate violation.
- (b) All fines shall be recovered upon complaint for use by the Town and shall be placed in the town treasury.

**Sec. 10. - Enforcement.**

The code enforcement officer shall investigate any alleged violation of this Ordinance. Upon verification of the alleged violation, the Board of Selectmen may initiate any and all actions and proceedings, either legal or equitable, including seeking injunctions of violations and the imposition of fines, attorneys fees, and costs, that may be appropriate and necessary to enforce the provisions of this Ordinance in the name of the Town.

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# Public Hearing - Proposed Warrant Articles

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**Town of Raymond**  
July 14, 2020  
**ANNUAL TOWN MEETING WARRANT**

TO: Nathan White, a constable of the Town of Raymond, in the County of Cumberland and State of Maine.

**GREETINGS:**

In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Raymond, qualified by law to vote in Town affairs, to assemble in the Jordan-Small Middle School Gymnasium of said town on Tuesday, the 14<sup>th</sup> day of July, A.D. 2020 at seven (7:00) o'clock in the forenoon, then and there to act on the articles listed below.

The polls will open as soon as Article 1 has been acted upon and will remain open to vote on Articles 2 through 34 until eight (8:00) o'clock in the evening.

The Registrar hereby gives notice that the Town Clerk's Office will be open for the purpose of registering voters and correcting the list of voters on Friday, July 2, 2020 from 8:30 a.m. to 4:00 p.m.; Tuesday, July 7, 2020 from 8:30 a.m. to 7:00 p.m.; and Wednesday, July 8, 2020 from 8:30 a.m. to 4:00 p.m.; Thursday, July 9, 2020; and Friday, July 10, 2020 from 8:30 a.m. to 7:00 p.m. The Registrar will be in the Jordan-Small Middle School Gymnasium on Election Day, July 14, 2020, until the closing of the polls to register voters and to correct names and addresses.

**ARTICLE 1:** To elect a moderator by written ballot.

**ARTICLE 2:** To elect by secret ballot the following Town Officials, namely two (2) Select Board members, for three-year terms; two (2) members for the Budget-Finance Committee, for three-year terms; and one (1) member for the RSU School Board of Directors, for a three-year term.

**ARTICLE 3: Referendum Question A:** To see if the Town will vote to:

- Set the date the 1<sup>st</sup> half of taxes due to October 31, 2020, and the 2<sup>nd</sup> half of taxes due to April 30, 2021; and
- Set the interest rate for unpaid balances and for abated taxes at nine percent (9%) for the fiscal year;
- Authorize the Tax Collector or Treasurer to accept prepayments of taxes not yet committed pursuant to 36 M.R.S.A. §506, with no interest; and
- Authorize the Select Board on behalf of the Town to sell and dispose of any property acquired by the Town for nonpayment of taxes pursuant to the policy adopted by the Select Board, as may be amended from time to time, the policy to remain consistent with State statutes and laws; in all cases conveyance to be made by municipal quitclaim deed.

Select Board recommends Article 3

Budget-Finance Committee recommends Article 3 (x-x)

**ARTICLE 4: Referendum Question B:** To see if the Town will vote to raise and appropriate **\$1,729,608** for General Government Services (Administration, Employee Compensation and Training, Insurance and Employee Benefits, Assessing, Code Enforcement, Parks & Recreation, Technology, and General Assistance).

*The budget figures will be assigned as follows:*

<i>Administration</i>	<i>\$522,945</i>
<i>Employee Compensation and Training</i>	<i>\$48,000</i>
<i>Insurance and Employee Benefits</i>	<i>\$706,937</i>
<i>Assessing</i>	<i>\$59,733</i>
<i>Code Enforcement</i>	<i>\$117,514</i>
<i>Parks &amp; Recreation</i>	<i>\$94,314</i>
<i>Technology</i>	<i>\$172,165</i>
<i>General Assistance</i>	<i>\$8,000</i>

Select Board recommends Article 4

Budget-Finance Committee recommends Article 4 (x-x)

**ARTICLE 5: Referendum Question C:** To see if the Town will vote to raise and appropriate **\$1,264,454** Public Works.

*The budget figures will be assigned as follows:*

<i>Public Works</i>	<i>\$847,113</i>
<i>Town Buildings</i>	<i>\$36,350</i>
<i>Solid Waste</i>	<i>\$337,346</i>
<i>Cemeteries</i>	<i>\$43,645</i>

Select Board recommends Article 5

Budget-Finance Committee recommends Article 5 (x-x)

**ARTICLE 6: Referendum Question D:** To see if the Town will vote to raise and appropriate **\$956,870** Public Safety.

*The budget figures will be assigned as follows:*

<i>Fire/Rescue Department</i>	<i>\$921,955</i>
<i>Animal Control</i>	<i>\$34,915</i>

Select Board recommends Article 6

Budget-Finance Committee recommends Article 6 (x-x)



**ARTICLE 7: Referendum Question E:** To see if the Town will vote to authorize the Select Board to dispose of Town owned personal property with value not to exceed **\$35,000.**

Select Board recommends Article 7

Budget-Finance Committee recommends Article 7 (x-x)

**ARTICLE 8: Referendum Question F:** To see if the Town will vote to authorize the Select Board to appropriate from undesignated fund balance (surplus) to meet the unanticipated needs of the community that occur during the fiscal year and/or to adjust the tax rate as the Select Board deem advisable, an amount not to exceed **\$75,000.**

Select Board recommends Article 8

Budget-Finance Committee recommends Article 8 (x-x)

**ARTICLE 9: Referendum Question G:** To see if the Town will vote to authorize the Select Board to transfer funds between appropriation accounts as long as the grand total of all appropriation is not exceeded, any such transfers to be approved only at a properly called public meeting of the Select Board.

Select Board recommends Article 9

Budget-Finance Committee recommends Article 9 (x-x)

**ARTICLE 10: Referendum Question H:** To see if the Town will vote to authorize the Select Board to:

- Allow Town Staff to make application for and execute any documents related to a grant;
- Accept or reject grants, donations and/or gifts of money to the Town of Raymond; and
- Authorize the expenditure of monies awarded, donated and/or gifted for the purposes specified in the grant, donation, and/or gift.

Select Board recommends Article 10

Budget-Finance Committee recommends Article 10 (x-x)

**ARTICLE 11: Referendum Question I:** To see if the Town will vote to authorize the Select Board to appropriate from undesignated fund balance (surplus) to reduce the property tax commitment as the Select Board deem advisable an amount not to exceed **\$300,000.**

Select Board recommends Article 11

Budget-Finance Committee recommends Article 11 (x-x)

**ARTICLE 12: Referendum Question J:** To see if the Town will vote to appropriate **\$283,164** from the tax increment of the Pipeline/RT 302 Tax Increment Financing District for FY 2020-2021 project proposed in the Tax Increment Financing District Development Program (*for details see Addendum 1*).

Select Board recommends Article 12

Budget-Finance Committee recommends Article 12 (x-x)

**ARTICLE 13: Referendum Question K:** To see if the Town will vote to appropriate from the Tassel Top Park Enterprise fund the amount of **\$50,195** for the administration of activities at the Park, and to allocate all revenues generated by Park operations to be recorded in and retained by the Tassel Top Park Enterprise fund.

Select Board recommends Article 13

Budget-Finance Committee recommends Article 13 (x-x)

**ARTICLE 14: Referendum Question L:** To see if the town will vote to raise and appropriate **\$317,800** for Debt Services.

*The budget figures will be assigned as follows:*

<i>2013 Public Works Road Construction Bond</i>	<i>\$220,000</i>
<i>2015 Bond Payment</i>	<i>\$97,800</i>

Select Board recommends Article 14

Budget-Finance Committee recommends Article 14 (x-x)

**ARTICLE 15: Referendum Question M:** To see if the town will vote to raise and appropriate **\$698,000** for the Capital Improvement Program.

*The budget figures will be assigned as follows:*

<i>Public Works Equipment Reserve</i>	<i>\$215,000</i>
<i>Public Works Paving/Road Reserve</i>	<i>\$260,000</i>
<i>Municipal Facilities Improvements</i>	<i>\$35,000</i>
<i>Technology</i>	<i>\$68,000</i>
<i>Fire Department Equipment/Facilities</i>	<i>\$75,000</i>
<i>Playground Improvements</i>	<i>\$35,000</i>
<i>Land Improvements</i>	<i>\$10,000</i>

Select Board recommends Article 15

Budget-Finance Committee recommends Article 15 (x-x)

**ARTICLE 16: Referendum Question N:** To see whether the Town will vote to carry forward any existing fund balance in the Capital Improvement Program (C.I.P.) accounts, the Healthcare Reimbursement Accounts (H.R.A.), RSU Withdrawal Legal, Elections, and the Employee Compensation Account.

Select Board recommends Article 16

Budget-Finance Committee recommends Article 16 (x-x)

**ARTICLE 17: Referendum Question O:** To see if the Town will vote to raise and appropriate **\$784,426** for the County Tax.

Select Board recommends Article 17

Budget-Finance Committee recommends Article 17 (x-x)

**ARTICLE 18: Referendum Question P:** To see if the Town will vote to raise and appropriate **\$76,500** for (Raymond Village Library and Provider Agencies).

*The budget figures will be assigned as follows:*

<u>Raymond Village Library</u>	<u>\$66,000</u>
<u>Provider Agencies</u>	<u>\$2,000</u>
<u>Regional Transportation</u>	<u>\$8,500</u>

Select Board recommends Article 18

Budget-Finance Committee recommends Article 18 (x-x)

**ARTICLE 19: Referendum Question Q:** To see if the Town will vote to appropriate the total sum of **\$1,607,960** from estimated non-property tax revenues to reduce the property tax commitment, together with all categories of funds, which may be available from the federal government, and any other sources.

Select Board recommends Article 19

Budget-Finance Committee recommends Article 19 (x-x)

**ARTICLE 20: Referendum Question R:** To see if the Town will vote to accept certain State Funds as provided by the Maine State Legislature during the fiscal year beginning July 1, 2020, and any other funds provided by any other entity included but not limited to:

Municipal Revenue Sharing
Local Road Assistance
Emergency Management Assistance
Snowmobile Registration Money
Homestead Exemption
Tree Growth Reimbursement
General Assistance Reimbursement
Veteran's Exemption Reimbursement
Business Equipment Tax Exemption (B.E.T.E.) Reimbursement
State Grant or Other Funds

Select Board recommends Article 20

Budget-Finance Committee recommends Article 20 (x-x)

**ARTICLE 21: Referendum Question S:** To see if the Town will vote to authorize the issuance of notes in anticipation of tax collections (T.A.N.s) in an amount up to **\$6,000,000**, and payments of the associated debt service, for the purpose of funding possible tax collection short-falls, with such dates, maturities, denominations, interest rate(s), redemption provisions, and other details as the Select Board shall determine.

Select Board recommends Article 21

Budget-Finance Committee recommends Article 21 (x-x)

**ARTICLE 22: Referendum Question T:** To see if the Town will vote to authorize the use of Town employees and/or Town owned equipment or independent contractor(s) hire by the Town for maintenance on private roads in special and certain circumstances where in the public's interest.

Select Board recommends Article 22

Budget-Finance Committee recommends Article 22 (x-x)

**ARTICLE 23: Referendum Question U:** To see if the Town will vote to appropriate the money received from the State for snowmobile registration, not to exceed **\$2,000**, to the Raymond Rattlers Snowmobile Club for maintenance of their network of snowmobile trails, on condition that those trails be open in snow season to the public for outdoor recreation purposes at no charge, and to authorize the municipal officers to enter into an agreement with the Club, under such terms and conditions as the municipal officers may deem advisable, for that purpose.

Select Board recommends Article 23

Budget-Finance Committee recommends Article 23 (x-x)

**ARTICLE 24: Referendum Question V:** Shall Section 16 (Administration) of the Raymond Shoreland Zoning Provisions, Section G, (Appeals), 2. Variance Appeals (f)(2) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underlined text as in Addendum 2?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 24  
Select Board recommends Article 24

**DESCRIPTION:**

- Add to item 2. Variance Appeals, f. 2 the words "an existing" for clarification to which type of residential dwelling is principal structure.

**ARTICLE 25: Referendum Question W:** Shall Article 13 A, and 13 B of the Raymond Land Use Ordinance, (Article 13-Open Space Subdivisions) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 3?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 25  
Select Board recommends Article 25

**DESCRIPTION:**

- Add new policy language for road connectivity under Article 13 A 1.
- Add new purpose under Article 13 A 2 as item k. describing road connectivity purposes.
- Add and revise Article 13 C 4 d 2 to include safe turning curves where connecting to adjoining lands for possible future Rights of Way, when offering for possible road acceptance.

**ARTICLE 26: Referendum Question X:** Shall Section 4 (Application Procedures) and Section 5 (Street Design Standards) of the Raymond Street Ordinance as adopted May 18, 2002, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 4?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 26  
Select Board recommends Article 26

**DESCRIPTION:**

**Section 4**

- *Add to Section 4.2 Plans, item G, to include language that all street centerlines shall be field surveyed or if using LIDAR or satellite or aerial topographic imagery that at least 3 separate locations shall be field verified to land survey tied to elevational data of NAVD 88.*
- *Add item M that all plans shall be provided with a site benchmark for construction with posted elevation using NAVD88 Datum, and the plan shall have at least 3 roadside monuments that are tied to Maine State Grid Coordinates or can be used for GIS mapping.*

**Section 5**

- *Revising and adding to the standards table under 5.5 Street Design Standards relating to minimal width of shoulders (grassed, gravel and paved for collector, minor, private streets and backlot driveways.*
- *Add to section 5.7 Dead End Streets for language for conditions when to allow the Planning Board the ability to waive Right of Way continuation to adjoining lots.*
- *Adjusting Table in Section 5.10 Street Construction standards to increase pavement thicknesses to accommodate current pavement practices and MDOT specifications.*

**ARTICLE 27: Referendum Question Y:** Shall Article 1 J of the Town of Raymond Subdivision Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 5?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 27

Select Board recommends Article 27

**DESCRIPTION:**

- *Add to the Purpose and Review Criteria section under Article 1 J to include compliance with Net Residential Area for determining allowable number of proposed lots.*

**ARTICLE 28: Referendum Question Z:** Shall Article 4 A, C, and D of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 6?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 28

Select Board recommends Article 28

**DESCRIPTION:**

- Add Timber Harvesting as an allowed use under Article 4 A Village Residential District, 2. Permitted Uses and adding as "n."
- Striking the previous language in paragraph under Article 4 A Village Residential District, 4. Spec and Bulk Regulations, b. 2 and 3 and replaced with a new 2 that redefines minimum lot area per dwelling unit for single family duplex and multi-family units.
- Add Timber Harvesting as an allowed use under Article 4 C Rural District, 2. Permitted Uses and adding as "k."
- Add Timber Harvesting as an allowed use under Article 4 D Rural Residential District, 2. Permitted Uses and adding as "k."

**ARTICLE 29: Referendum Question AA:** Shall Article 12 – Applicability and Definitions of Terms Used in This Ordinance of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 7?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 29  
Select Board recommends Article 29

**DESCRIPTION:**

- Add to definition of "Accessory Apartments" to include that single family lot density shall not apply to a single family home adding one accessory apartment.

**ARTICLE 30: Referendum Question AB:** Shall Section IV Definitions, of the Raymond Peddler's Ordinance as adopted May 21, 1994, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 8?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 30  
Select Board recommends Article 30

**DESCRIPTION:**

- Add "mobile unit vendors" to Section IV B as part of the peddler's definition.
- Revise under Section IV C. Size Restriction, strike out "150 sf for occupied space" and revise to "200 sf for size restriction".
- Strike and revise language for Licenses (Section IV F), revise to "Licenses shall be issued by the Board of Selectman, and application must be submitted a minimal of 30 days prior to the regular monthly scheduled Board of Selectmen Meeting.

**ARTICLE 31: Referendum Question AC:** Shall Article 5, Section K Fines, of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 9?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 31  
Select Board recommends Article 31

**DESCRIPTION:**

- Strike out current wording and replace the language that is consistent with language from the Shoreland Zoning Ordinance relating to Fines for consistency.

**ARTICLE 32: Referendum Question AD:** Shall Article 6 Board of Appeals, Section C Appeals Procedure of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 10?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 32  
Select Board recommends Article 32

**DESCRIPTION:**

- Strike out current wording describing scheduling of meeting "on the last Monday of the month" and replace with allowing the Board of Appeals to schedule meetings as necessary.

**ARTICLE 33: Referendum Question AE:** Shall Article 9, Section L Fines of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 11?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 33  
Select Board recommends Article 33



**DESCRIPTION:**

- *In Section L 2. Signs permit, an application information, strike out current word “content” and replace with “types of message (fixed or electronic)”.*
- *In Section L 3.a. Remove word/line “political”.*
- *In Section L 3.i. Remove entire line “Bulletin boards, reader boards, connection with church, etc”*
- *In Section L 8 Temporary Signs and Temporary Advertising Feature, b. remove entire Temporary Political signs and content under the subsection.*
- *In Section L 11 Non-conforming Signs, remove subsection e. “section is outdated/appears irrelevant”*

**ARTICLE 34: Referendum Question AF:** Shall a new ordinance entitled “Town of Raymond Business License Ordinance” enacted?

*(A copy of the proposed ordinance is available for review and inspection at the Town Clerk’s Office, on the Town’s website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 34  
Select Board recommends Article 34

**DESCRIPTION:**

- *For non-home occupations*
- *5-year license with annual review including possible renewal/revoke consideration*
- *Must be current with all Town fees, taxes, and inspections*
- *Must be current with all State and Town required licensing*

Given under our hands this 20th day of May AD 2020.

\_\_\_\_\_  
Rolf Olsen, Chair

\_\_\_\_\_  
Marshall Bullock, Vice Chair

\_\_\_\_\_  
Teresa Sadak, Parliamentarian

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Lawrence Taylor III

I attest that this is a true copy.

\_\_\_\_\_  
Susan L Look  
Town Clerk

# Liquor License - Fisherman's Catch



STATE OF MAINE  
DEPARTMENT OF ADMINISTRATIVE AND FINANCIAL SERVICES  
BUREAU OF ALCOHOLIC BEVERAGES AND LOTTERY OPERATIONS  
DIVISION OF LIQUOR LICENSING AND ENFORCEMENT

## Application for an On-Premises License

*All Questions Must Be Answered Completely. Please print legibly.*

### Section I: Licensee/Applicant(s) Information; Type of License and Status

Division Use Only	
License No:	
Class:	By:
Deposit Date:	
Amt. Deposited:	
Payment Type:	
OK with SOS: Yes <input type="checkbox"/> No <input type="checkbox"/>	

Legal Business Entity Applicant Name (corporation, LLC): <u>Fisherman's Catch LLC</u>	Business Name (D/B/A): <u>Fisherman's Catch</u>
Individual or Sole Proprietor Applicant Name(s): <u>William Copper Smith Jr.</u>	Physical Location: <u>1270 Roosevelt Trail</u>
Individual or Sole Proprietor Applicant Name(s):	Mailing address, if different:
Mailing address, if different from DBA address:	Email Address: <u>billcoppersmith@yahoo.com</u>
Telephone #      Fax #: <u>207-655-2244</u>	Business Telephone #      Fax #: <u>207-615-6717</u>
Federal Tax Identification Number: <u>271701137</u>	Maine Seller Certificate # or Sales Tax #: <u>1156809</u>
Retail Beverage Alcohol Dealers Permit: <u>RES-2012-7533</u>	Website address: <u>fishermanscatchraymond.com</u>

1. New license or renewal of existing license? ☐ New ☒ Renewal

If a renewal, please provide the following information:

Your current license expiration date: 5/17/20

The dollar amount of gross income for the licensure period that will end on the expiration date above:

Food: 51,276.89 Beer, Wine or Spirits: 6,245.73 Guest Rooms: 0

2. Please indicate the type of alcoholic beverage to be sold: (check all that apply)

☒ Malt Liquor (beer) ☒ Wine ☐ Spirits

3. Indicate the type of license applying for: (choose only one)

- ☒ Restaurant (Class I, II, III, IV)      ☐ Class A Restaurant/Lounge (Class XI)      ☐ Class A Lounge (Class X)
- ☐ Hotel (Class I, II, III, IV)      ☐ Hotel – Food Optional (Class I-A)      ☐ Bed & Breakfast (Class V)
- ☐ Golf Course with auxiliary and mobile cart options (Class I, II, III, IV)      ☐ Tavern (Class IV)
- ☐ Qualified Caterer      ☐ Self-Sponsored Events (Qualified Caterers Only)
- ☐ Other: \_\_\_\_\_

Refer to Section V for the License Fee Schedule

4. If application is for a **new** license or the business is under new ownership, indicate starting date:

\_\_\_\_\_

5. Business records are located at the following address:

1270 Roosevelt Trail Raymond ME 04071

6. Is licensee/applicant(s) a business entity like a corporation or limited liability company?

☒ Yes    ☐ No    If Yes, complete Section VII at the end of this application

7. Do you own or have any interest in any another Maine Liquor License?    ☐ Yes    ☒ No

If yes, please list license number, business name, and complete physical location address: (attach additional pages as needed using the same format)

Name of Business	License Number	Complete Physical Address

8. List name, date of birth, place of birth for all applicants including any manager(s) employed by the licensee/applicant. Provide maiden name, if married. (attach additional pages as needed using the same format)

Full Name	DOB	Place of Birth
William Coppersmith Jr.	6/15/84	Portland ME

Residence address on all the above for previous 5 years

Name	Address:
William Coppersmith Jr.	17 White, Va, Portland ME
Name	Address:
Name	Address:
Name	Address:

9. Is the licensee/applicant(s) citizens of the United States? ☒ Yes ☐ No
10. Is the licensee/applicant(s) a resident of the State of Maine? ☒ Yes ☐ No
11. For a licensee/applicant who is a business entity as noted in Section I, does any officer, director, member, manager, shareholder or partner have in any way an interest, directly or indirectly, in their capacity in any other business entity which is a holder of a wholesaler license granted by the State of Maine?
- ☐ Yes ☒ No
- ☐ Not applicable – licensee/applicant(s) is a sole proprietor
12. Is the licensee/applicant(s) directly or indirectly giving aid or assistance in the form of money, property, credit, or financial assistance of any sort, to any person or business entity holding a liquor license granted by the State of Maine? ☐ Yes ☒ No
13. Will any law enforcement officer directly benefit financially from this license, if issued?
- ☐ Yes ☒ No

If Yes, provide name of law enforcement officer and department where employed:

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14. Has the licensee/applicant(s) ever been convicted of any violation of the liquor laws in Maine or any State of the United States? ☐ Yes ☒ No

If Yes, please provide the following information and attach additional pages as needed using the same format.

Name: \_\_\_\_\_ Date of Conviction: \_\_\_\_\_

Offense: \_\_\_\_\_ Location: \_\_\_\_\_

Disposition: \_\_\_\_\_

15. Has the licensee/applicant(s) ever been convicted of any violation of any law, other than minor traffic violations, in Maine or any State of the United States? ☐ Yes ☒ No

If Yes, please provide the following information and attach additional pages as needed using the same format.

Name: \_\_\_\_\_ Date of Conviction: \_\_\_\_\_

Offense: \_\_\_\_\_ Location: \_\_\_\_\_

Disposition: \_\_\_\_\_

16. Has the licensee/applicant(s) formerly held a Maine liquor license? ☒ Yes ☐ No

17. Does the licensee/applicant(s) own the premises? ☒ Yes ☐ No

If No, please provide the name and address of the owner:

\_\_\_\_\_

18. If you are applying for a liquor license for a Hotel or Bed & Breakfast, please provide the number of guest rooms available: \_\_\_\_\_

19. Please describe in detail the area(s) within the premises to be licensed. This description is in addition to the diagram in Section VI. (Use additional pages as needed)

Small dining area with small kitchen  
for Maine prepared seafood diagram attached.

20. What is the distance from the premises to the nearest school, school dormitory, church, chapel or parish house, measured from the main entrance of the premises to the main entrance of the school, school dormitory, church, chapel or parish house by the ordinary course of travel?

Name: church

Distance: 400 ft.

**Section II: Signature; Fee; Delivery of application**

By signing this application, the licensee/applicant understands that false statements made on this application are punishable by law. Knowingly supplying false information on this application is a Class D Offense under Maine's Criminal Code, punishable by confinement of up to one year, or by monetary fine of up to \$2,000 or by both.

Please sign and date in blue ink.

Dated: 2/25/20

  
Signature of Duly Authorized Person\*

Signature of Duly Authorized Person\*

William Coppersmith Jr.  
Printed Name Duly Authorized Person

Printed Name of Duly Authorized Person

\*The person signing this application must appear in Section VII on this application.

**Section III: For use by Municipal Officers and County Commissioners only**  
**Approval of an application for an on-premises liquor license**

The undersigned hereby certifies that we have complied with the process outlined in 28-A M.R.S. §653 and approve this on-premises liquor license application on this date: May 20, 2020.

Check only one: ☐ City ☒ Town ☐ Unorganized Territory

Name of City/Town/Unorganized Territory: Raymond

Who is approving this application? ☒ Municipal Officers  
☐ County Commissioners of \_\_\_\_\_ County

- ☐ **Please Note:** The Municipal Officers or County Commissioners must confirm that the records of Local Option Votes have been verified that allows this type of establishment to be licensed by the Bureau for the type of alcohol to be sold for the appropriate days of the week. Please check this box to indicate this verification was completed.

Signature of Officials	Printed Name and Title

**This Approval Expires in 60 Days**

Included below is the section of Maine's liquor laws regarding the approval process by the municipalities or the county commissioners. This is provided as a courtesy only and may not reflect the law in effect at the time of application. Please see <http://www.mainelegislature.org/legis/statutes/28-A/title28-Asec653.html>

§653. Hearings; bureau review; appeal

**1. Hearings.** The municipal officers or, in the case of unincorporated places, the county commissioners of the county in which the unincorporated place is located, may hold a public hearing for the consideration of applications for new on-premises licenses and applications for transfer of location of existing on-premises licenses. The municipal officers or county commissioners may hold a public hearing for the consideration of requests for renewal of licenses, except that when an applicant has held a license for the prior 5 years and a complaint has not been filed against the applicant within that time, the applicant may request a waiver of the hearing.

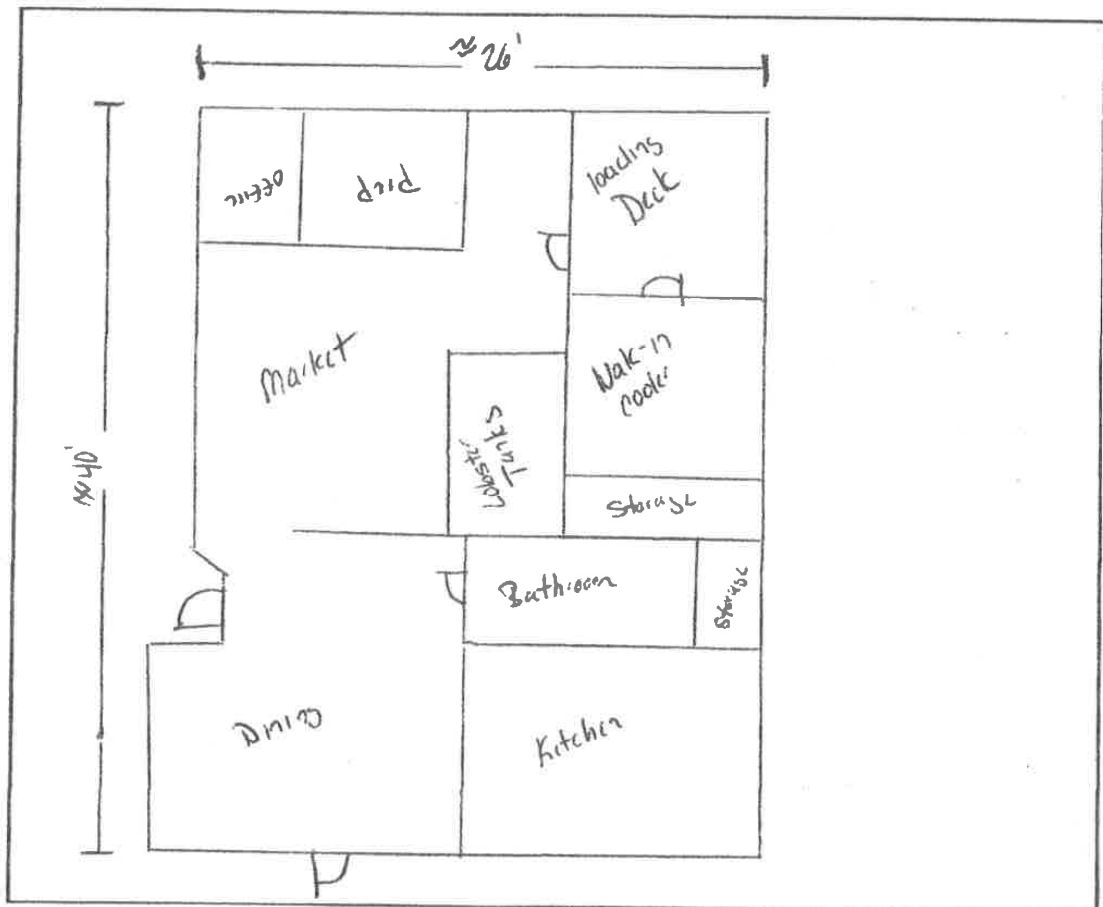


Bureau of Alcoholic Beverages  
Division of Liquor Licensing & Enforcement  
8 State House Station  
Augusta, ME 04333-0008  
Tel: (207) 624-7220 Fax: (207) 287-3434

## SUPPLEMENTAL APPLICATION FORM ON-PREMISE DIAGRAM

In an effort to clearly define your license premise and the areas that consumption and storage of liquor is allowed, The Division requires all applicants to submit a diagram of the premise to be licensed in addition to a completed license application.

Diagrams should be submitted on this form and should be as accurate as possible. Be sure to label the areas of your diagram including entrances, office area, kitchen, storage areas, dining rooms, lounges, function rooms, decks and all areas that you are requesting approval from the Division for liquor consumption.



On/OffPremDiag 12/13



**Section VII: Required Additional Information for a Licensee/Applicant for an On-Premises Liquor License Who are Legal Business Entities**

Questions 1 to 4 of this part of the application must match information in Section I of the application above and match the information on file with the Maine Secretary of State's office. If you have questions regarding your legal entity name or DBA, please call the Secretary of State's office at (207) 624-7752.

*All Questions Must Be Answered Completely. Please print legibly.*

1. Exact legal name: Fishermens Catch LLC
2. Doing Business As, if any: Fishermens Catch
3. Date of filing with Secretary of State: 2009 State in which you are formed: ME
4. If not a Maine business entity, date on which you were authorized to transact business in the State of Maine:  
\_\_\_\_\_
5. List the name and addresses for previous 5 years, birth dates, titles of officers, directors, managers, members or partners and the percentage ownership any person listed: (attached additional pages as needed)

Name	Address (5 Years)	Date of Birth	Title	Percentage of Ownership
William Cypressnik Jr	17 Whitey Way	6/15/84	Owner	100

(Ownership in non-publicly traded companies must add up to 100%.)

# Liquor License - The Beacon



**STATE OF MAINE  
DEPARTMENT OF ADMINISTRATIVE AND FINANCIAL SERVICES  
BUREAU OF ALCOHOLIC BEVERAGES AND LOTTERY OPERATIONS  
DIVISION OF LIQUOR LICENSING AND ENFORCEMENT**

## Application for an On-Premises License

*All Questions Must Be Answered Completely. Please print legibly.*

### Section I: Licensee/Applicant(s) Information; Type of License and Status

Division Use Only	
License No:	
Class:	By:
Deposit Date:	
Amt. Deposited:	
Payment Type:	
OK with SOS: Yes <input type="checkbox"/> No <input type="checkbox"/>	

Legal Business Entity Applicant Name (corporation, LLC): <u>The Beacon Inc.</u>		Business Name (D/B/A):	
Individual or Sole Proprietor Applicant Name(s): <u>Pamela R. Wing (President)</u>		Physical Location: <u>Unit 15</u> <u>1233 Roosevelt Trail, Raymond, ME</u>	
Individual or Sole Proprietor Applicant Name(s): <u>Robert P. Wing (Clerk)</u>		Mailing address, if different: <u>P.O. Box 1063, Raymond, ME 04071</u>	
Mailing address, if different from DBA address: <u>P.O. Box 1103, Raymond, ME 04071</u>		Email Address: <u>rwing84@yahoo.com</u>	
Telephone # <u>(207) 655-6432</u>	Fax #: <u>(207) 232-9817</u>	Business Telephone # <u>(207) 655-6432</u>	Fax #:
Federal Tax Identification Number: <u>82-4788353</u>		Maine Seller Certificate # or Sales Tax #: <u>1190974</u>	
Retail Beverage Alcohol Dealers Permit:		Website address: <u>N/A</u>	

1. New license or renewal of existing license? ☐ New Expected Start date: \_\_\_\_\_  
☒ Renewal Expiration Date: 6/27/20

2. The dollar amount of gross income for the licensure period that will end on the expiration date above:  
 Food: \$ 400,000 Beer, Wine or Spirits: \$ 4300.00 Guest Rooms: 0

3. Please indicate the type of alcoholic beverage to be sold: (check all that apply)  
☒ Malt Liquor (beer) ☒ Wine ☐ Spirits

4. Indicate the type of license applying for: (choose only one)

- |  |  |   |
|--|--|---|
| <input checked="" type="checkbox"/> Restaurant<br>(Class I, II, III, IV)   | <input type="checkbox"/> Class A Restaurant/Lounge<br>(Class XI)         | <input type="checkbox"/> Class A Lounge<br>(Class X)  |
| <input type="checkbox"/> Hotel<br>(Class I, II, III, IV)   | <input type="checkbox"/> Hotel – Food Optional<br>(Class I-A)            | <input type="checkbox"/> Bed & Breakfast<br>(Class V) |
| <input type="checkbox"/> Golf Course (included optional licenses, please check if apply)<br>(Class I, II, III, IV) | <input type="checkbox"/> Auxiliary                                       | <input type="checkbox"/> Mobile Cart                  |
| <input type="checkbox"/> Tavern<br>(Class IV)  | <input type="checkbox"/> Other: _____                                    |   |
| <input type="checkbox"/> Qualified Caterer   | <input type="checkbox"/> Self-Sponsored Events (Qualified Caterers Only) |   |

*Refer to Section V for the License Fee Schedule on page 9*

5. Business records are located at the following address:

1233 Roosevelt Trail Unit 15, Raymond, ME 04071

6. Is the licensee/applicant(s) citizens of the United States? ☒ Yes ☐ No
7. Is the licensee/applicant(s) a resident of the State of Maine? ☒ Yes ☐ No

**NOTE: Applicants that are not citizens of the United States are required to file for the license as a business entity.**

8. Is licensee/applicant(s) a business entity like a corporation or limited liability company?

☒ Yes ☐ No If Yes, complete Section VII at the end of this application

9. For a licensee/applicant who is a business entity as noted in Section I, does any officer, director, member, manager, shareholder or partner have in any way an interest, directly or indirectly, in their capacity in any other business entity which is a holder of a wholesaler license granted by the State of Maine?

☐ Yes ☒ No

☐ Not applicable – licensee/applicant(s) is a sole proprietor

10. Is the licensee or applicant for a license receiving, directly or indirectly, any money, credit, thing of value, endorsement of commercial paper, guarantee of credit or financial assistance of any sort from any person or entity within or without the State, if the person or entity is engaged, directly or indirectly, in the manufacture, distribution, wholesale sale, storage or transportation of liquor.

☐ Yes ☒ No

If yes, please provide details: \_\_\_\_\_

11. Do you own or have any interest in any another Maine Liquor License? ☐ Yes ☒ No

If yes, please list license number, business name, and complete physical location address: (attach additional pages as needed using the same format)

Name of Business	License Number	Complete Physical Address

12. List name, date of birth, place of birth for all applicants including any manager(s) employed by the licensee/applicant. Provide maiden name, if married. (attach additional pages as needed using the same format)

Full Name	DOB	Place of Birth
Pamela R. Wing	10/27/1974	Portland, ME
Robert P. Wing	4/4/1970	Lewiston, ME

Residence address on all the above for previous 5 years

Name: Pamela R. Wing	Address: 5 Alfred Mann Drive, Raymond ME 04071
Name: Robert P. Wing	Address: 5 Alfred Mann Drive, Raymond ME 04071
Name:	Address:
Name:	Address:

13. Will any law enforcement officer directly benefit financially from this license, if issued?

☐ Yes ☒ No

If Yes, provide name of law enforcement officer and department where employed:

\_\_\_\_\_

14. Has the licensee/applicant(s) ever been convicted of any violation of the liquor laws in Maine or any State of the United States? ☐ Yes ☒ No

If Yes, please provide the following information and attach additional pages as needed using the same format.

Name: \_\_\_\_\_ Date of Conviction: \_\_\_\_\_

Offense: \_\_\_\_\_ Location: \_\_\_\_\_

Disposition: \_\_\_\_\_

15. Has the licensee/applicant(s) ever been convicted of any violation of any law, other than minor traffic violations, in Maine or any State of the United States? ☐ Yes ☒ No

If Yes, please provide the following information and attach additional pages as needed using the same format.

Name: \_\_\_\_\_ Date of Conviction: \_\_\_\_\_

Offense: \_\_\_\_\_ Location: \_\_\_\_\_

Disposition: \_\_\_\_\_

16. Has the licensee/applicant(s) formerly held a Maine liquor license? ☒ Yes ☐ No

17. Does the licensee/applicant(s) own the premises? ☐ Yes ☒ No

If No, please provide the name and address of the owner:

\_\_\_\_\_

18. If you are applying for a liquor license for a Hotel or Bed & Breakfast, please provide the number of guest rooms available: \_\_\_\_\_

19. Please describe in detail the area(s) within the premises to be licensed. This description is in addition to the diagram in Section VI. (Use additional pages as needed)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

20. What is the distance from the premises to the nearest school, school dormitory, church, chapel or parish house, measured from the main entrance of the premises to the main entrance of the school, school dormitory, church, chapel or parish house by the ordinary course of travel?

Name: Lake Region Baptist Church

Distance: .4 mile

**Section II: Signature of Applicant(s)**

By signing this application, the licensee/applicant understands that false statements made on this application are punishable by law. Knowingly supplying false information on this application is a Class D Offense under Maine's Criminal Code, punishable by confinement of up to one year, or by monetary fine of up to \$2,000 or by both.

Please sign and date in blue ink.

Dated: 5/12/20

Pamela Wing  
Signature of Duly Authorized Person

Pamela R. Wing  
Printed Name Duly Authorized Person

Robert P. Wing  
Signature of Duly Authorized Person

Robert. P. Wing  
Printed Name of Duly Authorized Person

**Section III: For use by Municipal Officers and County Commissioners only**

The undersigned hereby certifies that we have complied with the process outlined in 28-A M.R.S. §653 and approve this on-premises liquor license application.

Dated: May 20, 2020

Who is approving this application? ☒ Municipal Officers of Raymond

☐ County Commissioners of \_\_\_\_\_ County

- ☐ **Please Note:** The Municipal Officers or County Commissioners must confirm that the records of Local Option Votes have been verified that allows this type of establishment to be licensed by the Bureau for the type of alcohol to be sold for the appropriate days of the week. Please check this box to indicate this verification was completed.

Signature of Officials	Printed Name and Title

**This Application will Expire 60 Days from the date of  
Municipal or County Approval unless submitted to the Bureau**

Included below is the section of Maine's liquor laws regarding the approval process by the municipalities or the county commissioners. This is provided as a courtesy only and may not reflect the law in effect at the time of application. Please see <http://www.mainelegislature.org/legis/statutes/28-A/title28-Asec653.html>

§653. Hearings; bureau review; appeal

**1. Hearings.** The municipal officers or, in the case of unincorporated places, the county commissioners of the county in which the unincorporated place is located, may hold a public hearing for the consideration of applications for new on-premises licenses and applications for transfer of location of existing on-premises licenses. The municipal officers or county commissioners may hold a public hearing for the consideration of requests for renewal of licenses, except that when an applicant has held a license for the prior 5 years and a complaint has not been filed against the applicant within that time, the applicant may request a waiver of the hearing.

A. The bureau shall prepare and supply application forms.



**B.** The municipal officers or the county commissioners, as the case may be, shall provide public notice of any hearing held under this section by causing a notice, at the applicant's prepaid expense, stating the name and place of hearing, to appear on at least 3 consecutive days before the date of hearing in a daily newspaper having general circulation in the municipality where the premises are located or one week before the date of the hearing in a weekly newspaper having general circulation in the municipality where the premises are located.

**C.** If the municipal officers or the county commissioners, as the case may be, fail to take final action on an application for a new on-premises license or transfer of the location of an existing on-premises license within 60 days of the filing of an application, the application is deemed approved and ready for action by the bureau. For purposes of this paragraph, the date of filing of the application is the date the application is received by the municipal officers or county commissioners. This paragraph applies to all applications pending before municipal officers or county commissioners as of the effective date of this paragraph as well as all applications filed on or after the effective date of this paragraph. This paragraph applies to an existing on-premises license that has been extended pending renewal. The municipal officers or the county commissioners shall take final action on an on-premises license that has been extended pending renewal within 120 days of the filing of the application.

**D.** If an application is approved by the municipal officers or the county commissioners but the bureau finds, after inspection of the premises and the records of the applicant, that the applicant does not qualify for the class of license applied for, the bureau shall notify the applicant of that fact in writing. The bureau shall give the applicant 30 days to file an amended application for the appropriate class of license, accompanied by any additional license fee, with the municipal officers or county commissioners, as the case may be. If the applicant fails to file an amended application within 30 days, the original application must be denied by the bureau. The bureau shall notify the applicant in writing of its decision to deny the application including the reasons for the denial and the rights of appeal of the applicant.

**2. Findings.** In granting or denying an application, the municipal officers or the county commissioners shall indicate the reasons for their decision and provide a copy to the applicant. A license may be denied on one or more of the following grounds:

**A.** Conviction of the applicant of any Class A, Class B or Class C crime;

**B.** Noncompliance of the licensed premises or its use with any local zoning ordinance or other land use ordinance not directly related to liquor control;

**C.** Conditions of record such as waste disposal violations, health or safety violations or repeated parking or traffic violations on or in the vicinity of the licensed premises and caused by persons patronizing or employed by the licensed premises or other such conditions caused by persons patronizing or employed by the licensed premises that unreasonably disturb, interfere with or affect the ability of persons or businesses residing or located in the vicinity of the licensed premises to use their property in a reasonable manner;

**D.** Repeated incidents of record of breaches of the peace, disorderly conduct, vandalism or other violations of law on or in the vicinity of the licensed premises and caused by persons patronizing or employed by the licensed premises;

**D-1.** Failure to obtain, or comply with the provisions of, a permit for music, dancing or entertainment required by a municipality or, in the case of an unincorporated place, the county commissioners;

**E.** A violation of any provision of this Title;

**F.** A determination by the municipal officers or county commissioners that the purpose of the application is to circumvent the provisions of section 601; and



G. After September 1, 2010, server training, in a program certified by the bureau and required by local ordinance, has not been completed by individuals who serve alcoholic beverages.

3. **Appeal to bureau.** Any applicant aggrieved by the decision of the municipal officers or county commissioners under this section may appeal to the bureau within 15 days of the receipt of the written decision of the municipal officers or county commissioners. The bureau shall hold a public hearing in the city, town or unincorporated place where the premises are situated. In acting on such an appeal, the bureau may consider all licensure requirements and findings referred to in subsection 2.

**A. Repealed**

B. If the decision appealed from is an application denial, the bureau may issue the license only if it finds by clear and convincing evidence that the decision was without justifiable cause.

**4. Repealed**

5. **Appeal to District Court.** Any person or governmental entity aggrieved by a bureau decision under this section may appeal the decision to the District Court within 30 days of receipt of the written decision of the bureau.

An applicant who files an appeal or who has an appeal pending shall pay the annual license fee the applicant would otherwise pay. Upon resolution of the appeal, if an applicant's license renewal is denied, the bureau shall refund the applicant the prorated amount of the unused license fee.

**Section IV: Terms and Conditions of Licensure as an Establishment that sells liquor for on-premises consumption in Maine**

- The licensee/applicant(s) agrees to be bound by and comply with the laws, rules and instructions promulgated by the Bureau.
- The licensee/applicant(s) agrees to maintain accurate records related to an on-premise license as required by the law, rules and instructions promulgated or issued by the Bureau if a license is issued as a result of this application.
  - The licensee/applicant(s) authorizes the Bureau to obtain and examine all books, records and tax returns pertaining to the business, for which this liquor license is requested, and also any books, records and returns during the year in which any liquor license is in effect.
- Any change in the licensee's/applicant's licensed premises as defined in this application must be approved by the Bureau in advance.
- All new applicants must apply to the Alcohol and Tobacco Tax and Trade Bureau (TTB) for its Retail Beverage Alcohol Dealers permit. See the TTB's website at <https://www.ttb.gov/nrc/retail-beverage-alcohol-dealers> for more information.

## Section V: Fee Schedule

**Filing fee required.** In addition to the license fees listed below, a filing fee of \$10.00 must be included with all applications.

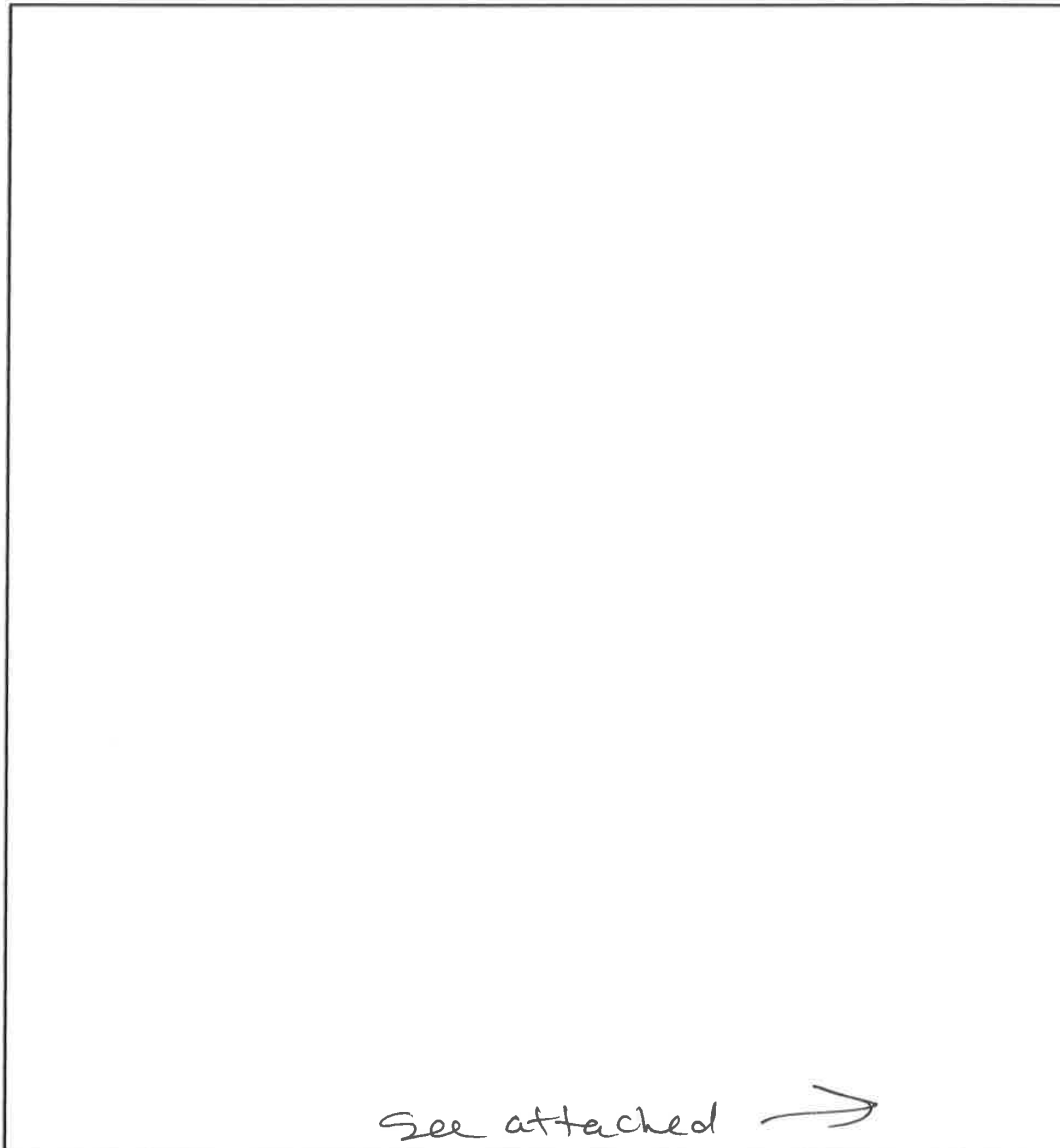
**Please note:** For Licensees/Applicants in unorganized territories in Maine, the \$10.00 filing fee must be paid directly to County Treasurer. All applications received by the Bureau from licensees/applicants in unorganized territories must submit proof of payment was made to the County Treasurer together with the application.

<b>Class of License</b>	<b>Type of liquor/Establishments included</b>	<b>Fee</b>
<b>Class I</b>	<b>For the sale of liquor (malt liquor, wine and spirits)</b> This class includes: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Courses; Hotels; Indoor Ice-Skating Clubs; Indoor Tennis Clubs; Vessels; Qualified Caterers	\$ 900.00
<b>Class I-A</b>	<b>For the sale of liquor (malt liquor, wine and spirits)</b> This class includes only hotels that do not serve three meals a day.	\$1,100.00
<b>Class II</b>	<b>For the Sale of Spirits Only</b> This class includes: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Courses; Hotels; Indoor Ice-Skating Clubs; Indoor Tennis Clubs; and Vessels.	\$ 550.00
<b>Class III</b>	<b>For the Sale of Wine Only</b> This class includes: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Courses; Hotels; Indoor Ice-Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	\$ 220.00
<b>Class IV</b>	<b>For the Sale of Malt Liquor Only</b> This class includes: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Courses; Hotels; Indoor Ice-Skating Clubs; Indoor Tennis Clubs; Restaurants; Taverns; Pool Halls; and Bed and Breakfasts.	\$ 220.00
<b>Class III and IV</b>	<b>For the Sale of Malt Liquor and Wine Only</b> This class includes: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Courses; Hotels; Indoor Ice-Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	\$ 440.00
<b>Class V</b>	<b>For the sale of liquor (malt liquor, wine and spirits)</b> This class includes only a Club without catering privileges.	\$ 495.00
<b>Class X</b>	<b>For the sale of liquor (malt liquor, wine and spirits)</b> This class includes only a Class A Lounge	\$2,200.00
<b>Class XI</b>	<b>For the sale of liquor (malt liquor, wine and spirits)</b> This class includes only a Restaurant Lounge	\$1,500.00

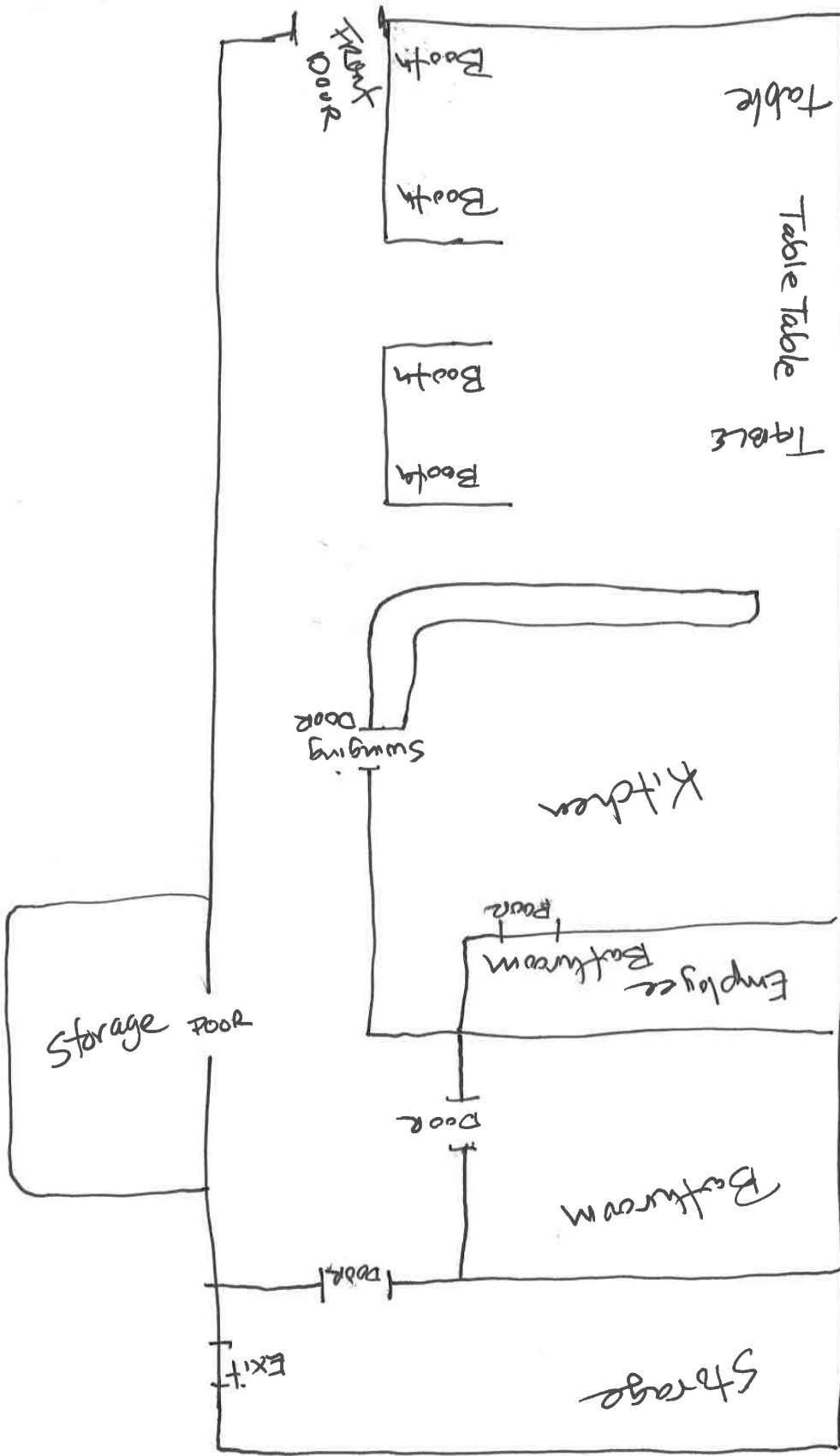
## Section VI Premises Floor Plan

In an effort to clearly define your license premise and the areas that consumption and storage of liquor authorized by your license type is allowed, the Bureau requires all applications to include a diagram of the premise to be licensed.

Diagrams should be submitted on this form and should be as accurate as possible. Be sure to label the following areas: entrances, office area, coolers, storage areas, display cases, shelves, restroom, point of sale area, area for on-premise consumption, dining rooms, event/function rooms, lounges, outside area/decks or any other areas on the premise that you are requesting approval. Attached an additional page as needed to fully describe the premise.



see attached →



**Section VII: Required Additional Information for a Licensee/Applicant for an On-Premises Liquor License Who are Legal Business Entities**

Questions 1 to 4 of this part of the application must match information in Section I of the application above and match the information on file with the Maine Secretary of State's office. If you have questions regarding your legal entity name or DBA, please call the Secretary of State's office at (207) 624-7752.

*All Questions Must Be Answered Completely. Please print legibly.*

1. Exact legal name: The Beacon Inc.
2. Doing Business As, if any: \_\_\_\_\_
3. Date of filing with Secretary of State: March 2018 State in which you are formed: Maine
4. If not a Maine business entity, date on which you were authorized to transact business in the State of Maine:  
\_\_\_\_\_
5. List the name and addresses for previous 5 years, birth dates, titles of officers, directors, managers, members or partners and the percentage ownership any person listed: (attached additional pages as needed)

Name	Address (5 Years)	Date of Birth	Title	Percentage of Ownership
Pamela R. Wing	5A Fred Mann Dr., Raymond, ME	10/27/1974	President	50%
Robert P. Wing	5A Fred Mann Dr. Raymond, ME	4/4/1970	Clerk	50%

(Ownership in non-publicly traded companies must add up to 100%.)

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# Proposed Town Meeting Warrant Articles

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**Town of Raymond**  
July 14, 2020  
**ANNUAL TOWN MEETING WARRANT**

TO: Nathan White, a constable of the Town of Raymond, in the County of Cumberland and State of Maine.

**GREETINGS:**

In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of Raymond, qualified by law to vote in Town affairs, to assemble in the Jordan-Small Middle School Gymnasium of said town on Tuesday, the 14<sup>th</sup> day of July, A.D. 2020 at seven (7:00) o'clock in the forenoon, then and there to act on the articles listed below.

The polls will open as soon as Article 1 has been acted upon and will remain open to vote on Articles 2 through 34 until eight (8:00) o'clock in the evening.

The Registrar hereby gives notice that the Town Clerk's Office will be open for the purpose of registering voters and correcting the list of voters on Friday, July 2, 2020 from 8:30 a.m. to 4:00 p.m.; Tuesday, July 7, 2020 from 8:30 a.m. to 7:00 p.m.; and Wednesday, July 8, 2020 from 8:30 a.m. to 4:00 p.m.; Thursday, July 9, 2020; and Friday, July 10, 2020 from 8:30 a.m. to 7:00 p.m. The Registrar will be in the Jordan-Small Middle School Gymnasium on Election Day, July 14, 2020, until the closing of the polls to register voters and to correct names and addresses.

**ARTICLE 1:** To elect a moderator by written ballot.

**ARTICLE 2:** To elect by secret ballot the following Town Officials, namely two (2) Select Board members, for three-year terms; two (2) members for the Budget-Finance Committee, for three-year terms; and one (1) member for the RSU School Board of Directors, for a three-year term.

**ARTICLE 3: Referendum Question A:** To see if the Town will vote to:

- Set the date the 1<sup>st</sup> half of taxes due to October 31, 2020, and the 2<sup>nd</sup> half of taxes due to April 30, 2021; and
- Set the interest rate for unpaid balances and for abated taxes at nine percent (9%) for the fiscal year;
- Authorize the Tax Collector or Treasurer to accept prepayments of taxes not yet committed pursuant to 36 M.R.S.A. §506, with no interest; and
- Authorize the Select Board on behalf of the Town to sell and dispose of any property acquired by the Town for nonpayment of taxes pursuant to the policy adopted by the Select Board, as may be amended from time to time, the policy to remain consistent with State statutes and laws; in all cases conveyance to be made by municipal quitclaim deed.

Select Board recommends Article 3

Budget-Finance Committee recommends Article 3 (x-x)

**ARTICLE 4: Referendum Question B:** To see if the Town will vote to raise and appropriate **\$1,729,608** for General Government Services (Administration, Employee Compensation and Training, Insurance and Employee Benefits, Assessing, Code Enforcement, Parks & Recreation, Technology, and General Assistance).

*The budget figures will be assigned as follows:*

<i>Administration</i>	<i>\$522,945</i>
<i>Employee Compensation and Training</i>	<i>\$48,000</i>
<i>Insurance and Employee Benefits</i>	<i>\$706,937</i>
<i>Assessing</i>	<i>\$59,733</i>
<i>Code Enforcement</i>	<i>\$117,514</i>
<i>Parks &amp; Recreation</i>	<i>\$94,314</i>
<i>Technology</i>	<i>\$172,165</i>
<i>General Assistance</i>	<i>\$8,000</i>

Select Board recommends Article 4

Budget-Finance Committee recommends Article 4 (x-x)

**ARTICLE 5: Referendum Question C:** To see if the Town will vote to raise and appropriate **\$1,264,454** Public Works.

*The budget figures will be assigned as follows:*

<i>Public Works</i>	<i>\$847,113</i>
<i>Town Buildings</i>	<i>\$36,350</i>
<i>Solid Waste</i>	<i>\$337,346</i>
<i>Cemeteries</i>	<i>\$43,645</i>

Select Board recommends Article 5

Budget-Finance Committee recommends Article 5 (x-x)

**ARTICLE 6: Referendum Question D:** To see if the Town will vote to raise and appropriate **\$956,870** Public Safety.

*The budget figures will be assigned as follows:*

<i>Fire/Rescue Department</i>	<i>\$921,955</i>
<i>Animal Control</i>	<i>\$34,915</i>

Select Board recommends Article 6

Budget-Finance Committee recommends Article 6 (x-x)

**ARTICLE 7: Referendum Question E:** To see if the Town will vote to authorize the Select Board to dispose of Town owned personal property with value not to exceed **\$35,000.**

Select Board recommends Article 7

Budget-Finance Committee recommends Article 7 (x-x)

**ARTICLE 8: Referendum Question F:** To see if the Town will vote to authorize the Select Board to appropriate from undesignated fund balance (surplus) to meet the unanticipated needs of the community that occur during the fiscal year and/or to adjust the tax rate as the Select Board deem advisable, an amount not to exceed **\$75,000.**

Select Board recommends Article 8

Budget-Finance Committee recommends Article 8 (x-x)

**ARTICLE 9: Referendum Question G:** To see if the Town will vote to authorize the Select Board to transfer funds between appropriation accounts as long as the grand total of all appropriation is not exceeded, any such transfers to be approved only at a properly called public meeting of the Select Board.

Select Board recommends Article 9

Budget-Finance Committee recommends Article 9 (x-x)

**ARTICLE 10: Referendum Question H:** To see if the Town will vote to authorize the Select Board to:

- Allow Town Staff to make application for and execute any documents related to a grant;
- Accept or reject grants, donations and/or gifts of money to the Town of Raymond; and
- Authorize the expenditure of monies awarded, donated and/or gifted for the purposes specified in the grant, donation, and/or gift.

Select Board recommends Article 10

Budget-Finance Committee recommends Article 10 (x-x)

**ARTICLE 11: Referendum Question I:** To see if the Town will vote to authorize the Select Board to appropriate from undesignated fund balance (surplus) to reduce the property tax commitment as the Select Board deem advisable an amount not to exceed **\$300,000.**

Select Board recommends Article 11

Budget-Finance Committee recommends Article 11 (x-x)



**ARTICLE 12: Referendum Question J:** To see if the Town will vote to appropriate **\$283,164** from the tax increment of the Pipeline/RT 302 Tax Increment Financing District for FY 2020-2021 project proposed in the Tax Increment Financing District Development Program (*for details see Addendum 1*).

Select Board recommends Article 12

Budget-Finance Committee recommends Article 12 (x-x)

**ARTICLE 13: Referendum Question K:** To see if the Town will vote to appropriate from the Tassel Top Park Enterprise fund the amount of **\$50,195** for the administration of activities at the Park, and to allocate all revenues generated by Park operations to be recorded in and retained by the Tassel Top Park Enterprise fund.

Select Board recommends Article 13

Budget-Finance Committee recommends Article 13 (x-x)

**ARTICLE 14: Referendum Question L:** To see if the town will vote to raise and appropriate **\$317,800** for Debt Services.

*The budget figures will be assigned as follows:*

<u>2013 Public Works Road Construction Bond</u>	<u>\$220,000</u>
<u>2015 Bond Payment</u>	<u>\$97,800</u>

Select Board recommends Article 14

Budget-Finance Committee recommends Article 14 (x-x)

**ARTICLE 15: Referendum Question M:** To see if the town will vote to raise and appropriate **\$698,000** for the Capital Improvement Program.

*The budget figures will be assigned as follows:*

<u>Public Works Equipment Reserve</u>	<u>\$215,000</u>
<u>Public Works Paving/Road Reserve</u>	<u>\$260,000</u>
<u>Municipal Facilities Improvements</u>	<u>\$35,000</u>
<u>Technology</u>	<u>\$68,000</u>
<u>Fire Department Equipment/Facilities</u>	<u>\$75,000</u>
<u>Playground Improvements</u>	<u>\$35,000</u>
<u>Land Improvements</u>	<u>\$10,000</u>

Select Board recommends Article 15

Budget-Finance Committee recommends Article 15 (x-x)

**ARTICLE 16: Referendum Question N:** To see whether the Town will vote to carry forward any existing fund balance in the Capital Improvement Program (C.I.P.) accounts, the Healthcare Reimbursement Accounts (H.R.A.), RSU Withdrawal Legal, Elections, and the Employee Compensation Account.

Select Board recommends Article 16

Budget-Finance Committee recommends Article 16 (x-x)

**ARTICLE 17: Referendum Question O:** To see if the Town will vote to raise and appropriate **\$784,426** for the County Tax.

Select Board recommends Article 17

Budget-Finance Committee recommends Article 17 (x-x)

**ARTICLE 18: Referendum Question P:** To see if the Town will vote to raise and appropriate **\$76,500** for (Raymond Village Library and Provider Agencies).

*The budget figures will be assigned as follows:*

<u>Raymond Village Library</u>	<u>\$66,000</u>
<u>Provider Agencies</u>	<u>\$2,000</u>
<u>Regional Transportation</u>	<u>\$8,500</u>

Select Board recommends Article 18

Budget-Finance Committee recommends Article 18 (x-x)

**ARTICLE 19: Referendum Question Q:** To see if the Town will vote to appropriate the total sum of **\$1,607,960** from estimated non-property tax revenues to reduce the property tax commitment, together with all categories of funds, which may be available from the federal government, and any other sources.

Select Board recommends Article 19

Budget-Finance Committee recommends Article 19 (x-x)

**ARTICLE 20: Referendum Question R:** To see if the Town will vote to accept certain State Funds as provided by the Maine State Legislature during the fiscal year beginning July 1, 2020, and any other funds provided by any other entity included but not limited to:

<u>Municipal Revenue Sharing</u>
<u>Local Road Assistance</u>
<u>Emergency Management Assistance</u>
<u>Snowmobile Registration Money</u>
<u>Homestead Exemption</u>
<u>Tree Growth Reimbursement</u>
<u>General Assistance Reimbursement</u>
<u>Veteran's Exemption Reimbursement</u>
<u>Business Equipment Tax Exemption (B.E.T.E.) Reimbursement</u>
<u>State Grant or Other Funds</u>

Select Board recommends Article 20

Budget-Finance Committee recommends Article 20 (x-x)

**ARTICLE 21: Referendum Question S:** To see if the Town will vote to authorize the issuance of notes in anticipation of tax collections (T.A.N.s) in an amount up to **\$6,000,000**, and payments of the associated debt service, for the purpose of funding possible tax collection short-falls, with such dates, maturities, denominations, interest rate(s), redemption provisions, and other details as the Select Board shall determine.

Select Board recommends Article 21

Budget-Finance Committee recommends Article 21 (x-x)

**ARTICLE 22: Referendum Question T:** To see if the Town will vote to authorize the use of Town employees and/or Town owned equipment or independent contractor(s) hire by the Town for maintenance on private roads in special and certain circumstances where in the public's interest.

Select Board recommends Article 22

Budget-Finance Committee recommends Article 22 (x-x)

**ARTICLE 23: Referendum Question U:** To see if the Town will vote to appropriate the money received from the State for snowmobile registration, not to exceed **\$2,000**, to the Raymond Rattlers Snowmobile Club for maintenance of their network of snowmobile trails, on condition that those trails be open in snow season to the public for outdoor recreation purposes at no charge, and to authorize the municipal officers to enter into an agreement with the Club, under such terms and conditions as the municipal officers may deem advisable, for that purpose.

Select Board recommends Article 23

Budget-Finance Committee recommends Article 23 (x-x)

**ARTICLE 24: Referendum Question V:** Shall Section 16 (Administration) of the Raymond Shoreland Zoning Provisions, Section G, (Appeals), 2. Variance Appeals (f)(2) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underlined text as in Addendum 2?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 24  
Select Board recommends Article 24

**DESCRIPTION:**

- Add to item 2. Variance Appeals, f. 2 the words "an existing" for clarification to which type of residential dwelling is principal structure.

**ARTICLE 25: Referendum Question W:** Shall Article 13 A, and 13 B of the Raymond Land Use Ordinance, (Article 13-Open Space Subdivisions) as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 3?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 25  
Select Board recommends Article 25

**DESCRIPTION:**

- Add new policy language for road connectivity under Article 13 A 1.
- Add new purpose under Article 13 A 2 as item k. describing road connectivity purposes.
- Add and revise Article 13 C 4 d 2 to include safe turning curves where connecting to adjoining lands for possible future Rights of Way, when offering for possible road acceptance.

**ARTICLE 26: Referendum Question X:** Shall Section 4 (Application Procedures) and Section 5 (Street Design Standards) of the Raymond Street Ordinance as adopted May 18, 2002, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 4?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 26  
Select Board recommends Article 26

**DESCRIPTION:**

**Section 4**

- *Add to Section 4.2 Plans, item G, to include language that all street centerlines shall be field surveyed or if using LIDAR or satellite or aerial topographic imagery that at least 3 separate locations shall be field verified to land survey tied to elevational data of NAVD 88.*
- *Add item M that all plans shall be provided with a site benchmark for construction with posted elevation using NAVD88 Datum, and the plan shall have at least 3 roadside monuments that are tied to Maine State Grid Coordinates or can be used for GIS mapping.*

**Section 5**

- *Revising and adding to the standards table under 5.5 Street Design Standards relating to minimal width of shoulders (grassed, gravel and paved for collector, minor, private streets and backlot driveways.*
- *Add to section 5.7 Dead End Streets for language for conditions when to allow the Planning Board the ability to waive Right of Way continuation to adjoining lots.*
- *Adjusting Table in Section 5.10 Street Construction standards to increase pavement thicknesses to accommodate current pavement practices and MDOT specifications.*

**ARTICLE 27: Referendum Question Y:** Shall Article 1 J of the Town of Raymond Subdivision Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 5?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 27

Select Board recommends Article 27

**DESCRIPTION:**

- *Add to the Purpose and Review Criteria section under Article 1 J to include compliance with Net Residential Area for determining allowable number of proposed lots.*

**ARTICLE 28: Referendum Question Z:** Shall Article 4 A, C, and D of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 6?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 28

Select Board recommends Article 28

**DESCRIPTION:**

- Add Timber Harvesting as an allowed use under Article 4 A Village Residential District, 2. Permitted Uses and adding as "n."
- Striking the previous language in paragraph under Article 4 A Village Residential District, 4. Spec and Bulk Regulations, b. 2 and 3 and replaced with a new 2 that redefines minimum lot area per dwelling unit for single family duplex and multi-family units.
- Add Timber Harvesting as an allowed use under Article 4 C Rural District, 2. Permitted Uses and adding as "k."
- Add Timber Harvesting as an allowed use under Article 4 D Rural Residential District, 2. Permitted Uses and adding as "k."

**ARTICLE 29: Referendum Question AA:** Shall Article 12 – Applicability and Definitions of Terms Used in This Ordinance of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in ~~strikeout~~ text as in Addendum 7?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 29  
Select Board recommends Article 29

**DESCRIPTION:**

- Add to definition of "Accessory Apartments" to include that single family lot density shall not apply to a single family home adding one accessory apartment.

**ARTICLE 30: Referendum Question AB:** Shall Section IV Definitions, of the Raymond Peddler's Ordinance as adopted May 21, 1994, and amended through June 4, 2013, be further amended by adding the underscored language and removing the language in ~~strikeout~~ text as in Addendum 8?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 30  
Select Board recommends Article 30

**DESCRIPTION:**

- Add "mobile unit vendors" to Section IV B as part of the peddler's definition.
- Revise under Section IV C. Size Restriction, strike out "150 sf for occupied space" and revise to "200 sf for size restriction".
- Strike and revise language for Licenses (Section IV F), revise to "Licenses shall be issued by the Board of Selectman, and application must be submitted a minimal of 30 days prior to the regular monthly scheduled Board of Selectmen Meeting."

**ARTICLE 31: Referendum Question AC:** Shall Article 5, Section K Fines, of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 9?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 31  
Select Board recommends Article 31

**DESCRIPTION:**

- *Strike out current wording and replace the language that is consistent with language from the Shoreland Zoning Ordinance relating to Fines for consistency.*

**ARTICLE 32: Referendum Question AD:** Shall Article 6 Board of Appeals, Section C Appeals Procedure of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 10?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 32  
Select Board recommends Article 32

**DESCRIPTION:**

- *Strike out current wording describing scheduling of meeting "on the last Monday of the month" and replace with allowing the Board of Appeals to schedule meetings as necessary.*

**ARTICLE 33: Referendum Question AE:** Shall Article 9, Section L Fines of the Raymond Land Use Ordinance as adopted May 21, 1994, and amended through June 4, 2019, be further amended by adding the underscored language and removing the language in strikeout text as in Addendum 11?

*(A copy of the full text of the proposed change is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 33  
Select Board recommends Article 33

**DESCRIPTION:**

- *In Section L 2. Signs permit, an application information, strike out current word "content" and replace with "types of message (fixed or electronic)".*
- *In Section L 3.a. Remove word/line "political".*
- *In Section L 3.i. Remove entire line "Bulletin boards, reader boards, connection with church, etc"*
- *In Section L 8 Temporary Signs and Temporary Advertising Feature, b. remove entire Temporary Political signs and content under the subsection.*
- *In Section L 11 Non-conforming Signs, remove subsection e. "section is outdated/appears irrelevant"*

**ARTICLE 34: Referendum Question AF:** Shall a new ordinance entitled "Town of Raymond Business License Ordinance" enacted?

*(A copy of the proposed ordinance is available for review and inspection at the Town Clerk's Office, on the Town's website at [www.raymondmaine.org](http://www.raymondmaine.org), or at the polling place prior to voting.)*

Planning Board recommends Article 34  
Select Board recommends Article 34

**DESCRIPTION:**

- *For non-home occupations*
- *5-year license with annual review including possible renewal/revoke consideration*
- *Must be current with all Town fees, taxes, and inspections*
- *Must be current with all State and Town required licensing*

Given under our hands this 20th day of May AD 2020.

\_\_\_\_\_  
Rolf Olsen, Chair

\_\_\_\_\_  
Marshall Bullock, Vice Chair

\_\_\_\_\_  
Teresa Sadak, Parliamentarian

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Lawrence Taylor III

I attest that this is a true copy.

\_\_\_\_\_  
Susan L Look  
Town Clerk



# New Road Name - Lamson Lane

## Board of Selectmen – Agenda Item Request Form

401 Webbs Mills Road  
Raymond, Maine 04071  
207-655-4742 fax 207-655-3024  
sue.look@raymondmaine.org

Requested Meeting Date:		Request Date:	05/12/2020
Requested By:	Kaela Gonzalez, 911 Addressing Officer		
Address:			
eMail:			
Phone #:			

### Category of Business (please check one):

- ☐ Information Only    ☐ Public Hearing    ☐ Report    ☒ Action Item  
☐ Other - Describe

Agenda Item Subject:	Road Name Request
Agenda Item Summary:	A driveway off Webbs Mills Rd is now going to serve two residences, per our ordinance, property owners need to now name the road. They have chosen "Lamson Lane".

Action Requested/ Recommendation:	Approve requested road name as it follows our road naming ordinances and guidelines.
--------------------------------------	--

Attachments to Support Request:	
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### *For Selectmen's Office Use Only*

Date Received: \_\_\_\_\_

Approved for inclusion: ☐ Yes ☐ No

Date Notification Sent: \_\_\_\_\_

Meeting Date: \_\_\_\_\_

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# Tassel Top Park Annual Fees

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## Tassel Top Fee Structure Proposal

This proposal is to look at the fee structure of Tassel Top Park as we realign the mission and goals of the park. Our mission for this fee proposal is to make sure that Raymond residents will have access to this park at a discounted rate from non-residents. This will increase the usage of the park by Raymond residents.

**Day Pass Rates:** The changes I am proposing for daily rates are the age range of the Child Fee to align with the Maine State Park max age range of 11. Also, aligning the children and senior citizen rate to be the same amount.

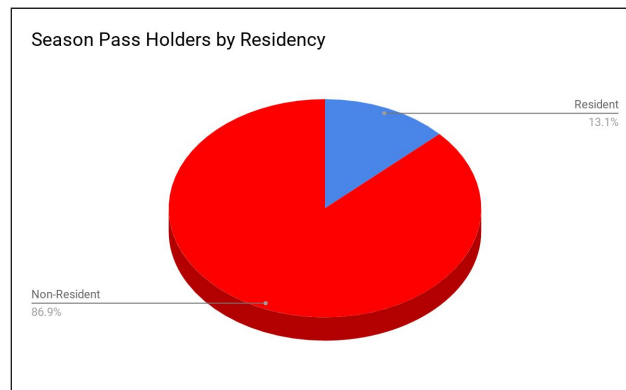
### Resident

- Children (age 2-11): \$2.00
- Adults (age 12-61): \$5.00
- Senior citizen (62+): \$2.00

### Non-Resident

- Children (age 2-11): \$3.00
- Adults (age 12-61): \$6.00
- Senior citizen (62+): \$3.00

**Season Pass Rates:** This is where I am hoping we can make the most changes to increase the usage of the park by Raymond residents. Using last year's season pass statistics. Out of 107 season pass holders, only 14 were Raymond residents. I would like to see a lower season pass rate for residents to increase the number of residents who will purchase a season pass.



The other proposal is a change to the max persons allowed in the vehicle. Currently, it is at 4 then every person over that max is charged the day pass rate. To encourage more season pass holders I propose changing this to 7 per vehicle. For many families, they have more than 4 people in their household and are being charged on top of the season pass rate. The State of Maine Park Pass is \$105 and allows 17 per vehicle before they charge additionally.

### Season Pass Rates:

- Resident Household: \$75
- Non-Resident Household: \$100

**Cabin Rental:** For next season a price increase of \$50 to make the weekly rental \$1,050. This was proposed by staff last year because of the minimum wage increasing to \$12/hr.

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# Abatement Requests

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## TOWN OF RAYMOND      Assessing Office

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401 Webbs Mills Road   Raymond, Maine 04071  
Phone 207.655.4742 x51   Fax 207.655.3024  
[assessor@raymondmaine.org](mailto:assessor@raymondmaine.org)

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### INTEROFFICE MEMORANDUM

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**TO:**            RAYMOND BOARD OF ASSESSORS  
**FROM:**        CURT LEBEL, ASSESSORS AGENT  
**SUBJECT:**    TAX ABATEMENTS/SUPPLEMENTAL ASSESSMENTS  
**DATE:**        4/10/2020  
**CC:**

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Dear Board Members,

Good afternoon. I have two (2) tax abatements for the Board to consider for approval.

**Abatement #1** Property located at Map 010-124 (367 Webbs Mills Road) The Property was formally owned by Richard Cunninham. The property was foreclosed upon by TD Bank and conveyed out to the applicants Robert and Rita Guy in December of 2019. The property has sustained considerable damage before and during the foreclosure period. The property is currently gutted back to the framing studs and a full remodel is slated to begin.

Due to the poor condition of the property which necessitates a full remodel in order to habitate, I am recommending the Board amend the property valuation and issue a tax abatement on the property. Our office will continue to review the property as the renovations are completed and the home's value is restored.

I am recommending that the Board authorize an abatement in the amount of \$88,100 valuation (\$1,184.95 tax) to correct errors found in the valuation of the buildings located on the property. The adjusted 2019 valuation will be \$75,700.

**Abatement #1** Property located at Map 002-022-D (vacant parcel off Quarry Cove Road). The property owner has requested a small tax abatement based on a survey which revealed that the parcel contains 8.68 acres rather than the assessed amount of 10.18 acres. Because the land after the primary site acreage of 3 acres is assessed at a nominal excess acreage rate, the amount of the abatement is \$1,800 valuation (\$24.21 Tax)

Sincerely,

Curt Lebel, Assessors Agent, Town of Raymond

## Certificate of Abatement

*36 M.R.S.A § 841*

**We, the Board of Assessors of the municipality of Raymond, hereby certify to Suzanne Carr, tax collector, that the accounts herein, contain a list of valuations of the estates, real and personal, that have been granted an abatement of property taxes by us for the April 1, 2019 assessment on April 21, 2020. You are hereby discharged from any further obligation to collect the amount abated.**

**Voted by the Raymond Board of Assessors on: April 21, 2020**

**Attest: \_\_\_\_\_ Don Willard, Town Manager**

Tax Year	#	M/L	ACCT#	OWNER OF RECORD	OLD ASSESSMENT	NEW ASSESSMENT	VALUATION ABATED	TAX AMOUNT	TAX RATE	MISCELLANEOUS INFORMATION
2019- 4		010-124	840	Richard C Cunningham PIP C/O Robert & Rita Guy 39 Pinham Lane Casco, ME 04015	\$ 163,800.00	\$ 75,700.00	\$ 88,100.00	\$ 1,184.95	0.01345	Building condition is very poor as result of lack of maintainance before and during bank foreclosure. Property interior has been demolished and future remodel is anticipated.
2019- 5		002-022-D	3846	Larry C Willis Brenda Willis 116 Chamberlain St. Brewer, ME 04412	\$ 69,300.00	\$ 67,500.00	\$ 1,800.00	\$ 24.21	0.01345	Acreage correction. Survey of property indicates the property is 8.68 ac, rather than the assessed 10.18 acres.
					<b>TOTALS</b>		<b>\$89,900.00</b>	<b>\$1,209.16</b>		

Guy Tax Abatement  
Request  
367 Webbs Mills Road  
Map 010 Lot 124

**APPLICATION FOR ABATEMENT OF PROPERTY TAXES**

36 M.R.S. § 841

See Property Tax Bulletin No. 10 for more information

This application must be signed and filed with the municipal assessor. A separate application should be filed for each separately assessed parcel of real estate claimed to be overvalued.

1. Name of applicant: Robert E. Guy
2. Mailing address: 39 Pinkham Lane Casco ME 04015
3. Property address or map/lot: 367 Webb's Mills Rd Raymond
4. Telephone number for applicant: 207 239 4804
5. Tax year for which abatement is requested: 2019-2020
6. Assessed valuation of real estate: ~ 143 K
7. Assessed valuation of personal property: N/A
8. Abatement of real estate valuation requested: 92 K
9. Abatement of personal property valuation requested: N/A
10. Reasons for requesting abatement (please be specific, stating grounds for belief that property is overvalued for tax purposes): The property is in extremely poor condition and was purchased 12/19/19 at foreclosure auction for \$71K.

To the assessing authority of the Municipality of Raymond, ME

In accordance with the provisions of 36 M.R.S. § 841, I hereby make written application for abatement of property taxes as noted above. The above statements are correct to the best of my knowledge and belief.

2-19-20  
Date

Robert E. Guy  
Signature of Applicant

Rev 1/17

MAINE REAL ESTATE TAX-Paid

QUITCLAIM DEED  
(Foreclosure Deed)  
Without Covenant

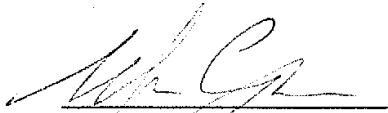
1001940082997


TD BANK, N.A. f/k/a Banknorth, N.A., ("Grantor"), a banking corporation duly organized and existing under the laws of the State of Maine, with a principal place of business at 2035 Limestone Road, Wilmington, New Castle County, Delaware 19808, as foreclosing mortgagee of Richard C. Cunningham and Diana J. Cunningham, for consideration paid, does hereby convey to Rita Guy and Robert Guy ("Grantees") as joint tenants, of 39 Pinkham Road, Casco, Maine 04015, all its right, title, and interest in and to a certain lot or parcel of land situated at 367 Webbs Mills Road, Raymond, Maine 04015, which mortgage is dated March 25, 2004 and was recorded in the Cumberland County Registry of Deeds on April 28, 2004 at Book 21188, Page 146 and more particularly described in Exhibit A attached hereto and incorporated herein by reference.

This conveyance is made by virtue of, and in accordance with, an Order and Judgment of Foreclosure and Sale entered in the docket of the Cumberland County Superior Court on July 2, 2019, in the matter of TD Bank, N.A. f/k/a Banknorth, N.A. v. Richard C. Cunningham and Diana J. Cunningham, Docket No. RE-16-85 recorded in the Cumberland County Registry of Deeds in Book 35868, Page 341, and in accordance with a public foreclosure sale held at 2:00 P.M. on November 19, 2019, pursuant to a Notice of Public Sale published in the Portland Press Herald for three consecutive weeks on October 16, 2019, October 23, 2019 and October 30, 2019, as demonstrated by the Affidavit attached hereto as Exhibit 1 at which public sale Grantee was the highest bidder.

TD Bank, N.A. has caused this instrument to be signed and acknowledged and delivered by Pamela Galarneau, who is duly authorized to do so, this 18<sup>th</sup> day of December, 2019.

TD BANK, N.A.,

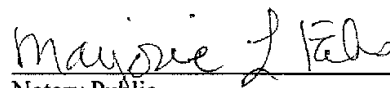
  
Witness

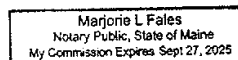
By:   
Pamela Galarneau, Officer/Loss Mitigation  
Specialist III

STATE OF MAINE  
Cumberland, ss.

Date: 12-18-19

Personally appeared the above named Pamela Galarneau and acknowledged the foregoing instrument to be her free act and deed and the free act and deed of TD Bank, N.A.

  
Notary Public



DMIN\0184353.1

**EXHIBIT A**

A CERTAIN LOT OR PARCEL OF LAND SITUATED IN THE TOWN OF RAYMOND, COUNTY OF CUMBERLAND AND STATE OF MAINE, AT EAST RAYMOND, SO-CALLED, AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY SIDE OF THE ASSUMED ROAD LINE OF THE ROAD LEADING FROM RAYMOND CENTER TO RAYMOND VILLAGE, KNOWN AS ROUTE 85, AT AN IRON PIPE DRIVEN INTO THE GROUND, WHICH POINT IS LOCATED FIVE HUNDRED NINETY-NINE AND NINE-TENTHS (599.9) FEET, MORE OR LESS, SOUTHERLY FROM THE INTERSECTION OF THE EGYPT ROAD AND SAID ROUTE 85; THENCE NORTH 88° 45' EAST FIVE HUNDRED TWELVE (512) FEET, MORE OR LESS, TO AN IRON PIPE DRIVEN INTO THE GROUND ON A WIRE FENCE LINE; THENCE SOUTH 64° 26' WEST FIFTY-FIVE (55) FEET, MORE OR LESS, ON SAID WIRE FENCE LINE TO AN OAK TREE; THENCE SOUTH 22° 09' EAST EIGHTY-NINE AND THREE-TENTHS (89.3) FEET, MORE OR LESS, ON SAID WIRE FENCE LINE TO ANOTHER OAK TREE; THENCE SOUTH 35° 12' EAST FIVE HUNDRED SIXTY-ONE AND SEVEN TENTHS (561.7) FEET, MORE OR LESS, ALONG SAID WIRE FENCE LINE AND AN EXTENSION THEREOF TO A YELLOW PAINTED AXLE DRIVEN INTO THE GROUND; THENCE SOUTH 89° 10' WEST FOUR HUNDRED NINE (409) FEET, MORE OR LESS, TO AN IRON PIPE DRIVEN INTO THE GROUND AT THE SOUTHEASTERLY CORNER OF LAND PREVIOUSLY CONVEYED BY JOHN J. VOZELLA ET AL TO DAVID R. BRAGDON, ET AL; THENCE NORTH 1° 15' WEST FOUR HUNDRED (400) FEET, MORE OR LESS, ALONG THE EASTERLY SIDE LINES OF SAID BRAGDON LAND AND LAND PREVIOUSLY CONVEYED BY JOHN J. VOZELLA ET AL TO WILLIAM B. SHAPLEIGH, SR., ET AL, TO AN IRON PIPE DRIVEN INTO THE GROUND AT THE NORTHEASTERLY CORNER OF SAID SHAPLEIGH LAND; THENCE SOUTH 88° 45' WEST FOUR HUNDRED (400) FEET, MORE OR LESS, TO AN IRON PIPE DRIVEN INTO THE GROUND AT THE EASTERLY SIDE OF SAID ROUTE 85 AND THE NORTHWESTERLY CORNER OF SAID SHAPLEIGH LAND; THENCE NORTH 1° 25' WEST ALONG THE EASTERLY SIDE OF SAID ROUTE 85 TO THE POINT OF BEGINNING, CONTAINING FOUR AND ONE-HALF ACRES, MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO RICHARD C. CUNNINGHAM BY DEED FROM PETER P. DALTON AND BONNIE JEAN DA TON RECORDED 6/2/1977 IN DEED BOOK 4026 PAGE 268 RECORDED IN THE CUMBERLAND COUNTY, MAINE.



Exhibit 1

**Public Notice****NOTICE OF PUBLIC SALE OF REAL ESTATE**Property located at 367  
Webbs Mills Road, Ray-  
mond, Maine 04071.Mortgage recorded in  
the Cumberland County  
Registry of Deeds at  
Book 27188, Page 146.By writ of and in ex-  
ecution of an Order  
and Judgment of  
Foreclosure and Sale  
entered in the Cum-  
berland County Su-  
perior Court on July  
2, 2019, in Civil Action  
Docket No. 19-85,  
brought by TD Bank,  
N.A. f/k/a Banknorth,  
N.A. as Plaintiff against  
Defendants, Richard  
C. Cunningham and  
Diana J. Cunningham  
for the foreclosure of  
the mortgage record-  
ed as set forth above.The ninety (90) day  
period of redemption  
having expired without  
redemption, notice is  
hereby given that there  
will be sold at public  
sale at two o'clock PM  
on the 19th day of the  
month of November,  
2019, at the offices of  
Duane Morris LLP, 2  
Monument Square,  
Suite 505, Portland,  
ME 04101-4079, for the  
premises described in  
said mortgage, situat-  
ed at 367 Webbs Mills  
Road, in the town of  
Raymond, County of  
Cumberland, and State  
of Maine. Please refer to  
said mortgage deed  
recorded in said Regis-  
try of Deeds for a more  
particular description  
of the premises. There  
will be no open house.**TERMS OF SALE:** The  
property will be sold to  
the highest bidder who  
complies with the terms  
of sale. A deposit of at  
least \$5,000.00 must  
be paid by the highest  
bidder to TD Bank, N.A.  
in bank check or cer-  
tified U.S. funds, which  
sum will be retained  
as a non-refundable,  
non-interest bearing  
deposit. The highest  
bidder must also sign  
a purchase and sale  
contract with TD Bank,  
N.A. calling for a clos-  
ing within thirty days  
of the public sale, at  
which time the balance  
will be due in money or  
order, bank check, or cer-  
tified U.S. funds payable  
to said bank, which will  
then deliver a duly ex-  
ecuted quitclaim deed  
without covenant. The  
sale shall be made on  
an "AS IS" basis, without  
warranties of any kind,  
and subject to: (a) any  
condition which a title  
search would reveal,  
(b) any unpaid real  
estate taxes or sewer  
assessments, and (c)  
any facts which an  
inspection or survey  
of the premises might  
show. Other terms will  
be announced at the

sale.

TD BANK, N.A., by its  
attorneys  
Duane Morris LLP,  
David C. West  
ME Bar 005714  
2 Monument Square,  
Suite 505  
Portland, ME  
04101-4079  
Phone: 215-979-1656  
Fax 207-226-2040

sale.

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Portland, ME  
04101-4079  
Phone: 215-979-1656  
Fax 207-226-2040**Portland Press Herald**  
**Maine Sunday Telegram**

www.pressherald.com

I, Joan M. Jensen, Legal Advertising  
Representative of the Portland Press  
Herald and Maine Sunday Telegram  
newspapers of Portland, Maine, do  
hereby certify that the attached  
advertisement appeared in the  
October 16, October 23 and  
October 30, 2019 editions of the  
Portland Press Herald.

  
Legal Advertising Representative

Subscribed and sworn to before me  
this 1<sup>st</sup> day of November 2019

  
Notary Public

My commission expires

RICHARD W. DESRUIN  
Notary Public, Maine  
My Commission Expires February 4, 2021







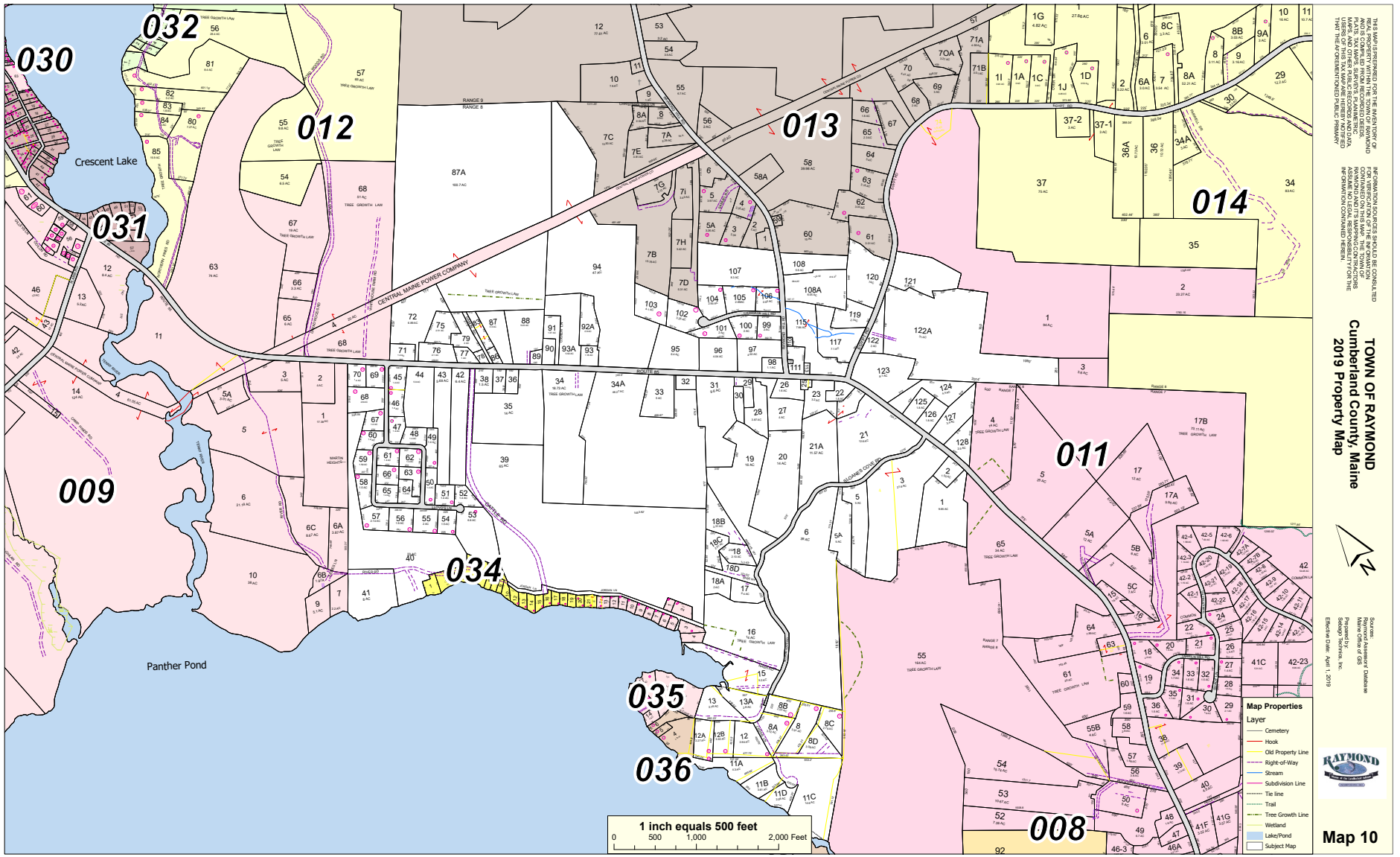












THIS MAP IS PREPARED FOR THE TOWN OF RAYMOND, MAINE, BY THE TOWN ENGINEER AND COMPALED FROM RECORDS, FIELD SURVEYS, AND OTHER PUBLIC RECORDS AND DATA. THE TOWN ENGINEER ASSUMES NO LIABILITY FOR THE INFORMATION CONTAINED HEREIN.

INFORMATION SOURCES SHOULD BE CONSULTED TO DETERMINE THE ACCURACY OF THE INFORMATION CONTAINED ON THIS MAP. THE TOWN OF RAYMOND ASSUMES NO LIABILITY FOR THE INFORMATION CONTAINED HEREIN.

**TOWN OF RAYMOND**  
**Cumberland County, Maine**  
**2019 Property Map**



Source: Assessor's Database  
Prepared by:  
Maine Office of GIS  
Design: Thomas, Inc.  
Effective Date: April 1, 2019



Property Location 367 WEBBS MILLS RD  
Vision ID 771 Account # C2370R

Map ID 010/ 124/ 000/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1 Card # 1 of 1

State Use 1010  
Print Date

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				3218 Raymond, ME  <b>VISION</b>								
CUNNINGHAM RICHARD C PIP  367 WEBBS MILLS ROAD  RAYMOND ME 04071		4 Rolling	5 Well	1 Paved	3 Rural	Description	Code	Assessed	Assessed									
			6 Septic			RESIDENTL	1010	105,800	105,800									
						RES LAND	1010	57,000	57,000									
		SUPPLEMENTAL DATA				RESIDENTL	1010	1,000	1,000									
		Alt Prcl ID 010124000000 TIF CODE USE PRO TG ENRO TG PLAN LD1 TYPE GIS ID 010124000000				SEND VAL TAP Y Field 8 Field 9 Field 10 Assoc Pid#												
						Total		163,800	163,800									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
CUNNINGHAM RICHARD C PIP		4026	0268	06-21-1803	U	V	0	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
								2018	1010	105,800	2017	1010	105,800	2016	1010	105,800		
									1010	57,000		1010	57,000		1010	57,000		
									1010	1,000		1010	1,000		1010	1,000		
		Total		163800	Total		163800	Total		163800								
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															
ASSESSING NEIGHBORHOOD																		
Nbhd		Nbhd Name		B		Tracing		Batch										
0001																		
NOTES																		
NATURAL																		
BUILDING PERMIT RECORD								VISIT / CHANGE HISTORY										
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	Purpost/Result							
									12-08-2004	BB	Measur+2Visit -							
									12-08-2004	BB	Measur+1Visit							
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment		Adj Unit P	Land Value		
1	1010	Single Family	R		130,680	SF	0.42	1.00000	5	1.00				1.0000	0.42	54,900		
1	1010	Single Family	R		1.400	AC	1,500	1.00000	0	1.00	1.000			1.0000	1,500	2,100		
Total Card Land Units					130,680	SF	Parcel Total Land Area					4.4000	Total Land Value					57,000



Property Location 367 WEBBS MILLS RD  
 Vision ID 771 Account # C2370R

Map ID 010/ 124/ 000/ 000/  
 Bldg # 1

Bldg Name  
 Sec # 1 of 1

Card # 1 of 1

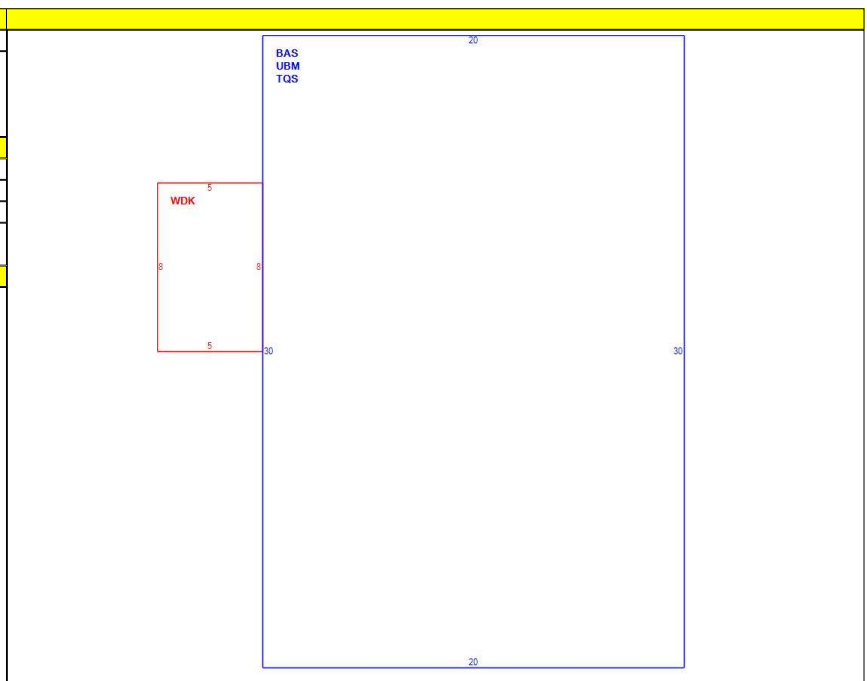
State Use 1010  
 Print Date

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	06	Conventional			
Model	01	Residential			
Grade:	03	Average			
Stories:	1.5				
Occupancy	1				
Exterior Wall 1	14	Wood Shingle			
Exterior Wall 2					
Roof Structure:	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Flr 1	14	Carpet			
Interior Flr 2	06	Inlaid Sht Gds			
Heat Fuel	02	Oil			
Heat Type:	05	Hot Water			
AC Type:	01	None			
Total Bedrooms	02	2 Bedrooms			
Total Bthrms:	1				
Total Half Baths	0				
Total Xtra Fixtrs					
Total Rooms:	6				
Bath Style:	02	Average			
Kitchen Style:	02	Average			

CONDO DATA			
Parcel Id		C	Owne
		B	S
Adjust Type	Code	Description	Factor%
Condo Flr			
Condo Unit			
COST / MARKET VALUATION			
Building Value New			123,057
Year Built			1989
Effective Year Built			1991
Depreciation Code			A
Remodel Rating			
Year Remodeled			
Depreciation %			14
Functional Obsol			
External Obsol			
Trend Factor			1
Condition			
Condition %			
Percent Good			86
RCNLD			105,800
Dep % Ovr			
Dep Ovr Comment			
Misc Imp Ovr			
Misc Imp Ovr Comment			
Cost to Cure Ovr			
Cost to Cure Ovr Comment			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
SHD1	SHED FRAME	L	256	8.00	2005	A	50	00	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BAS	First Floor	600	600	600	100.56	60,336
TQS	Three Quarter Story	450	600	450	75.42	45,252
UBM	Basement, Unfinished	0	600	120	20.11	12,067
WDK	Deck, Wood	0	40	4	10.06	402
Ttl Gross Liv / Lease Area		1,050	1,840	1,174		118,057



Property Location 367 WEBBS MILLS RD  
Vision ID 771 Account # C2370R

Map ID 010/ 124/ 000/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1 Card # 1 of 1

State Use 1010  
Print Date

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				3218 Raymond, ME  <b>VISION</b>									
GUY RITA GUY ROBERT 39 PINKHAM RD  CASCO ME 04015		4 Rolling	5 Well	1 Paved	3 Rural	Description	Code	Assessed	Assessed										
			6 Septic			RESIDNTL	1010	18,700	18,700										
						RES LAND	1010	57,000	57,000										
SUPPLEMENTAL DATA																			
Alt Prcl ID 010124000000 TIF CODE USE PRO TG ENRO TG PLAN LD1 TYPE GIS ID 010124000000				SEND VAL TAP Y Field 8 Field 9 Field 10 Assoc Pid#		Total				75,700	75,700								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
GUY RITA CUNNINGHAM RICHARD C PIP		36288	135	12-18-2019	U	I	76,000	1L	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
		4026	0268	06-21-1803	U	V	0		2019	1010	105,800	2018	1010	105,800	2017	1010	105,800		
										1010	57,000		1010	57,000		1010	57,000		
										1010	1,000		1010	1,000		1010	1,000		
								Total		163800	Total		163800	Total		163800			
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int											
Total			0.00																
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY									
Nbhd	Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)									17,700	
0001									Appraised Xf (B) Value (Bldg)									0	
										Appraised Ob (B) Value (Bldg)									1,000
										Appraised Land Value (Bldg)									57,000
										Special Land Value									0
										Total Appraised Parcel Value									75,700
										Valuation Method									C
										Total Appraised Parcel Value									75,700
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY									
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id			Purpost/Result					
										12-08-2004	BB			Measur+2Visit -					
										12-08-2004	BB			Measur+1Visit					
										03-12-2020	CL	FULL INSPECTOIN WITH		Assessor Revie					
LAND LINE VALUATION SECTION																			
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value		
1	1010	Single Family	R		130,680	SF	0.42	1.00000	5	1.00		1.000			1.0000	0.42	54,900		
1	1010	Single Family	R		1.400	AC	1,500	1.00000	0	1.00		1.000			1.0000	1,500	2,100		
Total Card Land Units					130,680	SF	Parcel Total Land Area					4.4000	Total Land Value					57,000	

State Use 1010  
Print Date

Willis Tax Abatement  
Request  
Quarry Cove Road  
Map 002 Lot 022-D



Application to Board Of Assessment Review  
for Abatement of Property Taxes

For Office Use Only	
Date Received _____	Date BOA Review _____
Date BAR Appeal _____	Date Court Appeal _____

This application must have an original signature and be filed, including all attachments, with the Town Manager's Executive Secretary, within sixty (60) days of the Board of Assessors' decision regarding the property. A separate application must be filed for each separately assessed parcel of real estate or account claimed to be overvalued.

Board of Assessors Abatement/Supplement Appeal #: AB / SU 05 - \_\_\_\_\_  
Parcel Identification Number: Map Q2 Lot 22 Sub \_\_\_\_\_ Type \_\_\_\_\_  
Street Address of Parcel: Garry Cove Road  
Account #: 0038 #1 R#  
Parcel or Personal Property Owner: Willis, Larry C. + Willis, Brenda B.  
Name of Applicant: Larry C. Willis  
Mailing Address: 118 Chamberlain St  
City Brewer State ME Zip 04412  
Email Address: \_\_\_\_\_  
Phone Number: (207) - 989 - 5782  
Representative Assigned: \_\_\_\_\_

Real Estate

Current assessed valuation of real estate:	\$ <u>69,300</u>
Abatement amount requested in real estate valuation:	\$ <u>6,800</u>
Resulting requested amount of total valuation:	\$ <u>62,500</u>

Personal Property

Current assessed valuation of personal property:	\$ _____
Abatement amount requested in personal property valuation:	\$ _____
Resulting requested amount of total valuation:	\$ _____

Documentation supporting the reasons for requesting an abatement must be included.  
Specifically state the grounds for belief that property is overvalued for tax purposes.

☐ Check here if you want to include the current appeal file with your application.

To the assessing authority of the Town of Raymond:

In accordance with the provisions of Title 36 M.R.S.A., Section 841, I hereby make written application for abatement of property taxes as noted above. The above statements are correct to the best of my knowledge and belief.

3/20/2020  
Date

[Signature]  
Signature of Applicant

March 20, 2020

To: Town of Raymond  
Board of Assessment  
401 Webbs Mills Roads  
Raymond, ME 04071

From: Larry C. Willis  
116 Chamberlain St  
Brewer, ME 04412

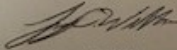
Subject: Abatement Request

On our 2020 Real Estate Tax Bill, account # 003846 RE, the land is listed as 10.18 acres.

According to the attached survey done by BH2M of Gorham, Maine, the (proposed) two parcels shown are 5.37 acres and 3.31 acres for a total of 8.68 acres.

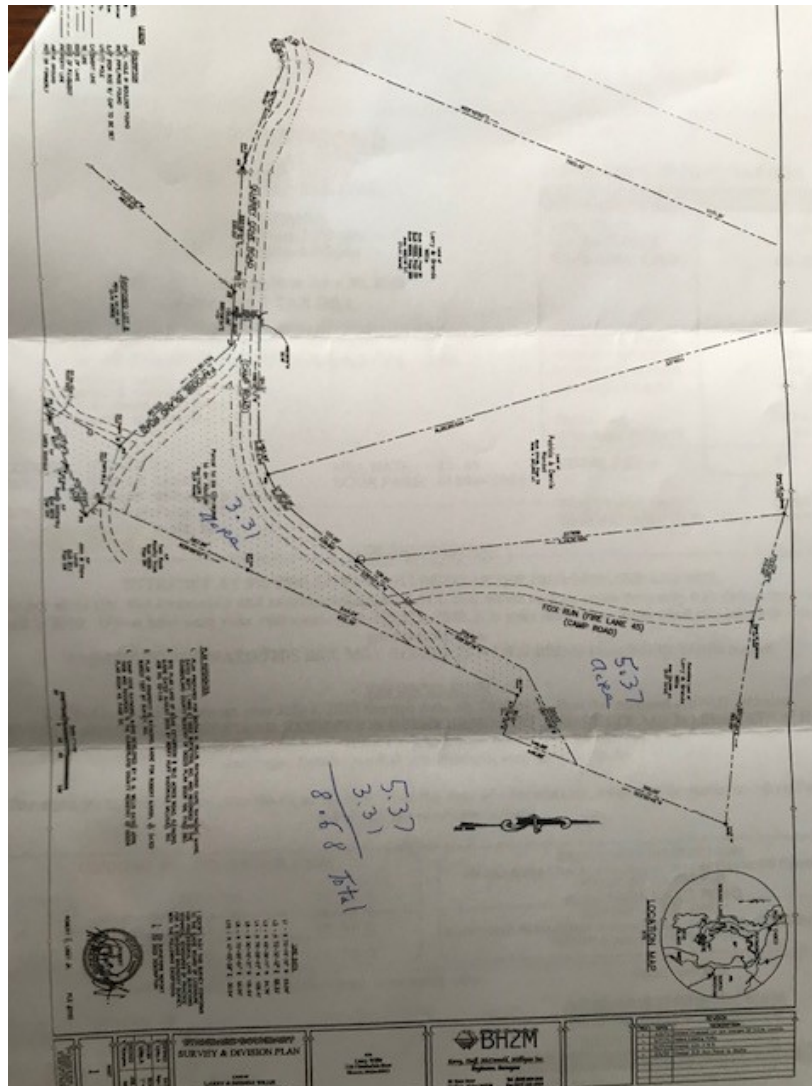
Please adjust your records accordingly.

Sincerely,

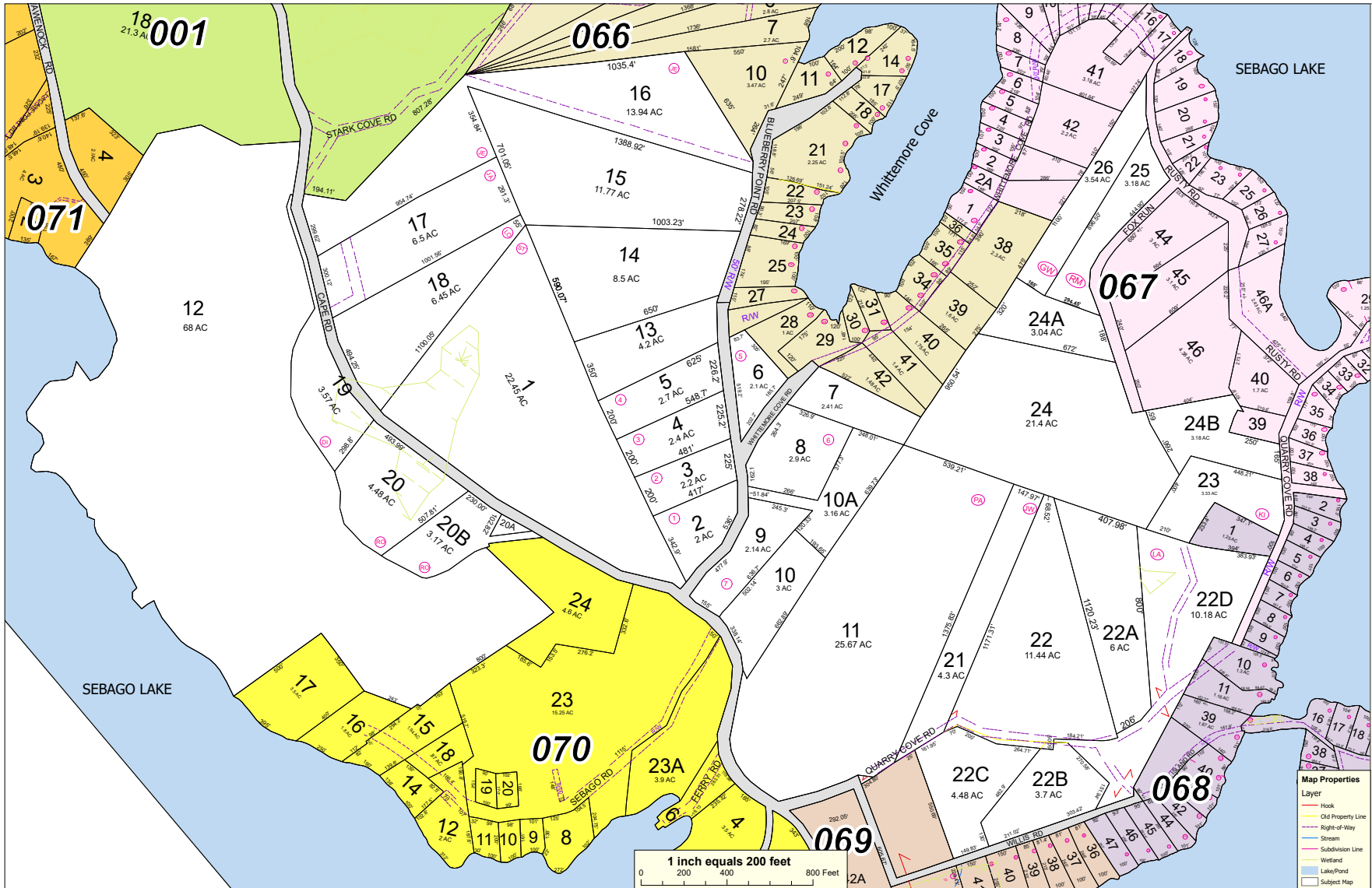


Larry C. Willis

(207) 989-5782







THIS MAP IS PREPARED FOR THE TOWN OF RAYMOND AND IS BASED ON THE TOWN'S OWN RECORDS AND DATA. THE TOWN OF RAYMOND DOES NOT WARRANT THE ACCURACY OF THIS MAP. THE TOWN OF RAYMOND IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS. THE TOWN OF RAYMOND IS NOT RESPONSIBLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING OUT OF OR FROM THE USE OF THIS MAP. THE TOWN OF RAYMOND IS NOT RESPONSIBLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING OUT OF OR FROM THE USE OF THIS MAP.

INFORMATION SOURCES SHOULD BE CONSULTED FOR THE MOST CURRENT INFORMATION. THE TOWN OF RAYMOND IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS. THE TOWN OF RAYMOND IS NOT RESPONSIBLE FOR ANY DAMAGES, INCLUDING CONSEQUENTIAL DAMAGES, ARISING OUT OF OR FROM THE USE OF THIS MAP.

**TOWN OF RAYMOND**  
Cumberland County, Maine  
2019 Property Map

Map 02



Property Location 0 QUARRY COVE RD  
Vision ID 101783 Account # W3642R

Map ID 002/ 022/ D00/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1 Card # 1 of 1

State Use 1300  
Print Date

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				3218 Raymond, ME  <b>VISION</b>								
						Description	Code	Assessed	Assessed									
WILLIS LARRY C						RES LAND	1300	69,300	69,300									
WILLIS BRENDA B																		
116 CHAMBERLAIN STREET		SUPPLEMENTAL DATA																
BREWER ME 04412		Alt Prcl ID W3642R TIF CODE USE PRO TG ENRO TG PLAN LD1 TYPE LS: GIS ID				SEND VAL TAP Field 8 Field 9 Field 10 Assoc Pid#												
						Total				69,300	69,300							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
WILLIS LARRY C		15986	0020	01-24-2001	U	V	0	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
								2019	1300	69,300	2018	1300	69,300					
								Total				69300	Total	69300	Total			
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description		Amount	Code	Description	Number	Amount	Comm Int									
Total				0.00														
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY								
Nbhd	Nbhd Name			B	Tracing			Batch			Appraised Bldg. Value (Card)					0		
0001											Appraised Xf (B) Value (Bldg)					0		
										Appraised Ob (B) Value (Bldg)					0			
										Appraised Land Value (Bldg)					69,300			
										Special Land Value					0			
										Total Appraised Parcel Value					69,300			
										Valuation Method					C			
										Total Appraised Parcel Value					69,300			
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id			Purpost/Result				
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value	
1	1300	Res Land Develo	LRR		130,680	SF	0.42	1.00000	5	1.10		ROW/WATER ACCESS			1.0000	0.46	60,100	
1	1300	Res Land Develo	LRR		7.180	AC	1,500	1.00000	0	0.90		TOPO			1.0000	1,282.5	9,200	
Total Card Land Units					130,680	SF	Parcel Total Land Area					10.1800	Total Land Value					69,300

Property Location 0 QUARRY COVE RD  
Vision ID 101783 Account # W3642R

Map ID 002/ 022/ D00/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1

Card # 1 of 1

State Use 1300  
Print Date

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description					
Style: Model Grade: Stories: Occupancy Exterior Wall 1 Exterior Wall 2 Roof Structure: Roof Cover Interior Wall 1 Interior Wall 2 Interior Flr 1 Interior Flr 2 Heat Fuel Heat Type: AC Type: Total Bedrooms Total Bthrms: Total Half Baths Total Xtra Fixtrs Total Rooms: Bath Style: Kitchen Style:	99 00	Vacant Land								
		Vacant								
		CONDO DATA								
		Parcel Id		C	Owne					
				B	S					
		Adjust Type	Code	Description	Factor%					
		Condo Flr								
		Condo Unit								
		COST / MARKET VALUATION								
		Building Value New								
		Year Built								
		Effective Year Built			0					
		Depreciation Code								
		Remodel Rating								
		Year Remodeled								
Depreciation %										
Functional Obsol										
External Obsol										
Trend Factor			1							
Condition										
Condition %										
Percent Good										
RCNLD										
Dep % Ovr										
Dep Ovr Comment										
Misc Imp Ovr										
Misc Imp Ovr Comment										
Cost to Cure Ovr										
Cost to Cure Ovr Comment										
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
Ttl Gross Liv / Lease Area		0	0	0		0				

No Sketch

Property Location 0 QUARRY COVE RD  
Vision ID 101783 Account # W3642R

Map ID 002/ 022/ D00/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1 Card # 1 of 1

State Use 1300  
Print Date

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				3218 Raymond, ME  <b>VISION</b>								
						Description	Code	Assessed	Assessed									
WILLIS LARRY C						RES LAND	1300	67,500	67,500									
WILLIS BRENDA B																		
116 CHAMBERLAIN STREET		SUPPLEMENTAL DATA																
BREWER ME 04412		Alt Prcl ID W3642R TIF CODE USE PRO TG ENRO TG PLAN LD1 TYPE LS: GIS ID				SEND VAL TAP Field 8 Field 9 Field 10 Assoc Pid#												
						Total				67,500	67,500							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
WILLIS LARRY C		15986	0020	01-24-2001	U	V	0	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed		
								2019	1300	69,300	2018	1300	69,300					
								Total		69300	Total		69300	Total				
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															
ASSESSING NEIGHBORHOOD																		
Nbhd	Nbhd Name		B		Tracing		Batch											
0001																		
NOTES																		
BUILDING PERMIT RECORD																		
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Id	ADJUSTED PARCEL AGR		Purpost/Result					
									04-09-2020	CL	ADJUSTED PARCEL AGR		Assessor Revie					
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment		Adj Unit P	Land Value		
1	1300	Res Land Develo	LRR		130,680	SF	0.42	1.00000	5	1.10		1.000	ROW/WATER ACCESS		1.0000	0.46	60,100	
1	1300	Res Land Develo	LRR		5.680	AC	1,500	1.00000	0	0.90		1.000	TOPO		1.0000	1,296	7,400	
Total Card Land Units					130,680	SF	Parcel Total Land Area					8.6800	Total Land Value					67,500

Property Location 0 QUARRY COVE RD  
Vision ID 101783 Account # W3642R

Map ID 002/ 022/ D00/ 000/  
Bldg # 1

Bldg Name  
Sec # 1 of 1

Card # 1 of 1

State Use 1300  
Print Date

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description					
Style: Model Grade: Stories: Occupancy Exterior Wall 1 Exterior Wall 2 Roof Structure: Roof Cover Interior Wall 1 Interior Wall 2 Interior Flr 1 Interior Flr 2 Heat Fuel Heat Type: AC Type: Total Bedrooms Total Bthrms: Total Half Baths Total Xtra Fixtrs Total Rooms: Bath Style: Kitchen Style:	99 00	Vacant Land Vacant								
	CONDO DATA									
	Parcel Id		C	Owne						
			B	S						
	Adjust Type	Code	Description	Factor%						
	Condo Flr									
	Condo Unit									
	COST / MARKET VALUATION									
	Building Value New									
	Year Built									
	Effective Year Built			0						
	Depreciation Code									
	Remodel Rating									
	Year Remodeled									
	Depreciation %									
Functional Obsol										
External Obsol										
Trend Factor			1							
Condition										
Condition %										
Percent Good										
RCNLD										
Dep % Ovr										
Dep Ovr Comment										
Misc Imp Ovr										
Misc Imp Ovr Comment										
Cost to Cure Ovr										
Cost to Cure Ovr Comment										
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
Ttl Gross Liv / Lease Area		0	0	0		0				

No Sketch

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# Quit Claim Deeds

---

## Maine Short Form Quit Claim Deed Without Covenant

THE INHABITANTS OF THE TOWN OF RAYMOND, a body politic located at Raymond, County of Cumberland and State of Maine, for consideration paid, releases to GWENDOLYN ACQUISITIONS LLC in said County and State, a certain parcel of land situated in the Town of Raymond, County of Cumberland and State of Maine, being all and the same premises described at Map 02, Lot 024B

The purpose of this conveyance is to release any interest which this grantor may have in and to the above premises by a lien filed for nonpayment of taxes on said parcel of land with reference being made to a lien filed against Map 02, Lot 024B, in the name of GWENDOLYN ACQUISITIONS LLC and recorded in said Registry of Deeds.

BK 28886	PG 320	BK 29838	PG 56	BK 30940	PG 152
BK 31729	PG 55	BK 32517	PG 110	BK 33358	PG 176
BK 34141	PG 14	BK 35065	PG 27	BK 35913	PG 198

IN WITNESS WHEREOF, the said INHABITANTS OF THE TOWN OF RAYMOND have caused this instrument to be sealed with its corporate seal and signed in its corporate name by ROLF OLSEN, TERESA SADAK, MARSHALL BULLOCK, SAMUEL GIFFORD, and LAWRENCE TAYLOR, thereto duly authorized, this 10th day of March 10, 2020.

THE INHABITANTS OF THE TOWN OF RAYMOND

By:

\_\_\_\_\_  
Witness to All

\_\_\_\_\_  
ROLF OLSEN, Selectman

\_\_\_\_\_  
TERESA SADAK, Selectman

\_\_\_\_\_  
MARSHALL BULLOCK, Selectman

\_\_\_\_\_  
SAMUEL GIFFORD, Selectman

\_\_\_\_\_  
LAWRENCE TAYLOR, Selectman

STATE OF MAINE  
CUMBERLAND, SS.

Personally, ROLF OLSEN, TERESA SADAK, MARSHALL BULLOCK, SAMUEL GIFFORD, AND LAWRENCE TAYLOR appeared the aforesaid Selectmen known to me, this 10 day of March 2020 and acknowledged before me the foregoing instrument to be their free act and deed in their said capacity.

\_\_\_\_\_  
Notary Public



401 Webb's Mills Road  
Raymond, Maine 04071  
207.655.4742  
655-3024 (Fax)

---

## Tax Acquired Property

Name: GWENDOLYN ACQUISITION LLC

Map: 2

Lot: 24B

Location: QUARRY COVE RD

Foreclosure Date: FEBRUARY 13, 2013

Amount paid: ALL

Additional Information: This was approved back in March but sent back because I had an incorrect number on the one of the books and page.

**Maine Short Form Quit Claim Deed Without Covenant**

THE INHABITANTS OF THE TOWN OF RAYMOND, a body politic located at Raymond, County of Cumberland and State of Maine, for consideration paid, releases to PLUMMER DANIEL R in said County and State, a certain parcel of land situated in the Town of Raymond, County of Cumberland, and State of Maine, being all and the same premises described at **Map 46, Lot 27B**

The purpose of this conveyance is to release any interest which this grantor may have in and to the above premises by a lien filed for nonpayment of taxes on said parcel of land with reference being made to a lien filed against **Map 46, Lot 27B**, in the name of PLUMMER DANIEL R and recorded in said Registry of Deeds.

BK 29838	PG 124	BK 30940	PG 70	BK 27989	PG 158
BK 28887	PG 34	BK 31729	PG 136	BK 32517	PG 145
BK 33358	PG 298	BK 34141	PG 74	BK 35064	PG 328
BK 35913	PG 112				

IN WITNESS WHEREOF, the said INHABITANTS OF THE TOWN OF RAYMOND have caused this instrument to be sealed with its corporate seal and signed in its corporate name by ROLF OLSEN, TERESA SADAK, LAWRENCE TAYLOR, MARSHALL BULLOCK, and SAMUEL GIFFORD, thereto duly authorized, this 20th day of May, 2020.

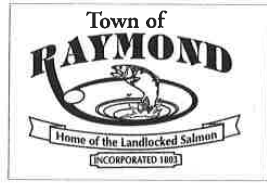
THE INHABITANTS OF THE TOWN OF RAYMOND

_____	By: _____
Witness to All	ROLF OLSEN, Selectman
	_____
	TERESA SADAK, Selectman
	_____
	MARSHALL BULLOCK, Selectman
	_____
	SAMUEL GIFFORD, Selectman
	_____
	LAWRENCE TAYLOR, Selectman

STATE OF MAINE  
CUMBERLAND, SS.

Personally, TERESA SADAK, ROLF OLSEN, MARSHALL BULLOCK, SAMUEL GIFFORD, AND LAWRENCE TAYLOR appeared the aforesaid Selectmen known to me, this 20 day of May, 2020 and acknowledged before me the foregoing instrument to be their free act and deed in their said capacity.

\_\_\_\_\_  
Notary Public



401 Webbs Mills Road  
Raymond, Maine 04071  
207.655.4742  
655-3024 (Fax)

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## Tax Acquired Property

Name: DANIEL PLUMMER

Map: 46

Lot: 27B

Location: MEADOW RD

Foreclosure Date: FEBRUARY 15, 2014

Amount paid: \$ 2039.49

Additional Information: Was making monthly payments until it was discovered that he had built on the property. He paid of what he owed at that time, but we withheld the Quit Claim Deed until he paid the supplement that was placed on that property. He has now paid off all that he owes.



**Maine Short Form Quit Claim Deed Without Covenant**

THE INHABITANTS OF THE TOWN OF RAYMOND, a body politic located at Raymond, County of Cumberland and State of Maine, for consideration paid, releases to DAVIS TIMOTHY W DAVIS RUBY GEAN in said County and State, a certain parcel of land situated in the Town of Raymond, County of Cumberland, and State of Maine, being all and the same premises described at **Map 30, Lot 019**

The purpose of this conveyance is to release any interest which this grantor may have in and to the above premises by a lien filed for nonpayment of taxes on said parcel of land with reference being made to a lien filed against **Map 30, Lot 019**, in the name of DAVIS TIMOTHY W DAVIS RUBY GEAN and recorded in said Registry of Deeds.

BK 35064 PG 334 BK 35913 PG 72

IN WITNESS WHEREOF, the said INHABITANTS OF THE TOWN OF RAYMOND have caused this instrument to be sealed with its corporate seal and signed in its corporate name by ROLF OLSEN, TERESA SADAK, LAWRENCE TAYLOR, MARSHALL BULLOCK, and SAMUEL GIFFORD, thereto duly authorized, this 20th day of May, 2020.

THE INHABITANTS OF THE TOWN OF RAYMOND

By:

\_\_\_\_\_  
Witness to All

\_\_\_\_\_  
ROLF OLSEN, Selectman

\_\_\_\_\_  
TERESA SADAK, Selectman

\_\_\_\_\_  
MARSHALL BULLOCK, Selectman

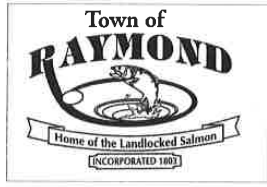
\_\_\_\_\_  
SAMUEL GIFFORD, Selectman

\_\_\_\_\_  
LAWRENCE TAYLOR, Selectman

STATE OF MAINE  
CUMBERLAND, SS.

Personally, TERESA SADAK, ROLF OLSEN, MARSHALL BULLOCK, SAMUEL GIFFORD, AND LAWRENCE TAYLOR appeared the aforesaid Selectmen known to me, this 20 day of May, 2020 and acknowledged before me the foregoing instrument to be their free act and deed in their said capacity.

\_\_\_\_\_  
Notary Public



401 Webbs Mills Road  
Raymond, Maine 04071  
207.655.4742  
655-3024 (Fax)

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## Tax Acquired Property

Name: TIMOTHY DAVIS, RUBY GEAN DAVIS

Map: 30

Lot: 19

Location: 82 HASKELL AVE

Foreclosure Date: FEBRUARY 11, 2019

Amount paid: \$ 5402.75

Additional Information: Sold property and paid all taxes.

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# Appointment of Warden for July 14, 2020 State Primary

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## ***Board of Selectmen***

*401 Webbs Mills Road  
Raymond, Maine 04071*

### **Appointment by Municipal Officers of Warden/Moderator**

Pursuant to M.R.S.A. 21-A §501 and 30-A §2524(2), the undersigned municipal officers of the Town of Raymond do hereby vote to appoint and confirm Suzanne M Carr as the Warden for the July 14, 2020, State Primary and Referendum Election.

Given under our hands on the 20<sup>th</sup> day of May 2020.

\_\_\_\_\_  
Rolf Olsen, Chairman

\_\_\_\_\_  
Marshall Bullock, Vice Chairman

\_\_\_\_\_  
Teresa Sadak, Parliamentarian

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Lawrence A Taylor

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# Annual Staff Appointments

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*Board of Selectmen  
401 Webbs Mills Road  
Raymond, Maine 04071*

## **Appointment by Municipal Officers of Municipal Staff**

Pursuant to M.R.S.A. 30-A §2601, the undersigned municipal officers of the Town of Raymond do hereby vote to appoint and confirm the following municipal staff for a 1-year term:

Committee	First Name	Last Name
ANIMAL CONTROL OFFICER	Jessica	Jackson
CODE ENFORCEMENT OFFICER	Scott	Dvorak
CONSTABLE	Nathan	White
EMERGENCY MANAGEMENT DIRECTOR	Bruce	Tupper
FIRE CHIEF	Bruce	Tupper
FOREST WARDEN	Bruce	Tupper
General Assistance Administrator	Jennie	Silverblade
Harbor Master	Don	Willard
HEALTH OFFICER	Cathy	Gosselin
ROAD COMMISSIONER	Nathan	White
Tax Collector	Suzanne	Carr
Town Clerk	Sue	Look
Treasurer	Cathy	Ricker
WEIGHTS & MEASURES INSPECTOR	Gregory	Joy

Given under our hands on the 20<sup>th</sup> day of May, 2020.

\_\_\_\_\_  
Rolf Olsen

\_\_\_\_\_  
Teresa Sadak

\_\_\_\_\_  
Lawrence A Taylor

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Marshall Bullock

# Annual Committee Appointments



Select Board  
401 Webbs Mills Road  
Raymond, Maine 04071

## Appointment by Municipal Officers of Committee Members

Pursuant to M.R.S.A. 30-A §2601, the undersigned municipal officers of the Town of Raymond do hereby vote to appoint and confirm the following committee members for the below noted terms:

Committee	Term	First Name	Last Name	Street
BEAUTIFICATION COMMITTEE	1	Shirley	Bloom	26 Sebago Rd
	1	Mitzi	Burby	64 Spiller Hill Rd
	1	Sharon	Dodson	PO Box 577
	1	Fran	Gagne	68 Whittemore Cove Rd
	1	Elissa	Gifford	PO Box 357
	1	Elaine	Keith	72 Quarry Cove Rd
	1	Christine	McClellan	PO Box 406
	1	Mary	McIntire	31 Egypt Road
	1	Jan	Miller	59 Hancock Rd
BOARD OF ASSESSMENT REVIEW	3	Joanne	Stinson	51 Haskell Ave
	3	Brenda	Tubbs	350 Webbs Mills Rd
CONSERVATION COMMISSION	1	John	Rand	20 Dryad Woods Rd
	1	Bill	Fraser	1 Justin Lynn Drive
	1	Russ	Hutchinson	363 N. Raymond Rd
	1	Kimberly	Post	112 Mountain Rd
	1	Ben	Severn	4 Emery Lane
PLANNING BOARD	3	Bruce	Sanford	222 Mountain Rd
	3	Robert	O'Neill	67 Spring Valley Road
	3	Greg	Foster	29 Ledge Hill Rd
TECHNOLOGY COMMITTEE	1	Laurie	Forbes	17 Webbs Mills Rd
		Kevin	Woodbrey	20 Egypt Rd
	1	Shaun	Dudley	12 Whitney Way
	1	Tom	Golebiewski	25 Shaker Woods Rd
	1	John	Hanley	221 Valley Rd
	1	Elisa	Trepanier	5 Salmon Run
VETERANS MEMORIAL PARK COMMITTEE	1	David	McIntire	31 Egypt Rd
	1	Eleanor	Thompson	10 Levy Lane
ZONING BOARD OF APPEALS	3	Joanne	Stinson	51 Haskell Ave
	3	Patricia	Beaton	234 Raymond Hill Rd

Given under our hands on the 20<sup>th</sup> day of May, 2020.

\_\_\_\_\_  
Rolf Olsen

\_\_\_\_\_  
Teresa Sadak

\_\_\_\_\_  
Lawrence A Taylor

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Marshall Bullock

# Fee Schedule

## TOWN OF RAYMOND 2020-2021 FEE SCHEDULE

Effective July 1, 2020 (except Tassel Top – Effective June 1 for Season)

### Animal Control Fees:

Description		Fee
Dogs at Large	1 <sup>st</sup> violation	\$50 plus all associated court fees
	2 <sup>nd</sup> violation	Not less than \$100 plus all associated court fees
	3 <sup>rd</sup> violation	Not less than \$100 plus all associated court fees
Canine Waste Infraction	1 <sup>st</sup> violation	\$50
	2 <sup>nd</sup> violation	\$75
	3 <sup>rd</sup> violation	Not less than \$100, but not more than \$500
Animal at Large		\$50
Animal on Beach, Park or Cemetery		\$50
Animal Left in Car Unattended		\$50
Barking Dog Violation	1 <sup>st</sup> violation	\$50
	2 <sup>nd</sup> violation	\$100
	3 <sup>rd</sup> violation	\$200 plus all associated court fees
Unlicensed Dog Violation		\$30 plus licensing fee
Board for Animals Picked up by ACO		\$25 per day
Impound fees	1 <sup>st</sup> impoundment	\$50
	2 <sup>nd</sup> impoundment	\$75
	3 <sup>rd</sup> and subsequent	\$100
Transportation Fee Outside of Town Limits		\$25 per trip

### Cemetery Prices:

Description	Fee
Resident – 1 plot (includes perpetual care)	\$400
Non-Resident – 1 plot (includes perpetual care)	\$1,000
Violating any provisions of the Cemetery Ordinance. Each day a violation occurs shall be deemed a separate offense.	Not less than \$100 and not more than \$2,500, plus attorney fees & costs

### Zoning Board of Appeals Fees:

Description		Fee
ZBA Application	Residential	\$75
	Commercial	\$235
ZBA Escrow Fees		\$1,500 plus additional fees for completion of professional reviews if necessary based on consultant hourly rate

**Code Enforcement:**

Description			Fee
Building Permits	New Construction or additions	Finished Area	\$.30 per square foot
		Unfinished Area	\$.25 per square foot
	Commercial/Industrial		\$.30 per square foot
	Minimum Permit Fee		\$25
	Alterations or Renovations	Up to \$500	\$25
		\$501 to \$1,000	\$25
		\$1,001 to \$5,000	\$40
		\$5,001 to \$10,000	\$55
		\$10,001 and up	\$55 plus \$8 per thousand or fraction thereof
Separate Permit Fees	Chimneys/Antennas		\$25
	Moving (within town)		\$25
	Moving (into town)		\$.25/\$.30 per square foot
	Demolitions		\$25
	Signs – Business or Commercial	Up to 6 square feet	\$25
		Over 6 square feet	\$25 plus \$.15 per square foot over 6 square feet
	Swimming Pools	In Ground	\$30
		Above Ground	\$25
	Docks – Permanent or Seasonal		\$.10 per square foot
Plumbing Fees	Pre-inspection Fee		Included with the State Fee
	Re-inspection Fee		\$25 per visit
	Subsurface Complete Systems – Non-engineered	Initial Fee	\$250
		- Plus Town Fee	\$25
		- Plus State Water Quality Surcharge	\$15
		- Plus State Variance	\$20
	Primitive Disposal System (includes alternative toilet)		\$100
	Engineered Systems		\$200 plus \$25 Town Fee
	System Components (installed separately)	Treatment Tank	\$150 plus \$25 Town Fee
		Alternative Toilet	\$50 plus \$25 Town Fee
		Disposal Area	\$150 plus \$25 Town Fee plus \$15 State Water Quality Surcharge
		Engineered Disposal Area	\$150 plus \$25 Town Fee
		Separated Laundry Disposal System	\$35 plus \$25 Town Fee
		Seasonal Conversion	\$50 plus \$25 Town Fee



Description			Fee
Internal Plumbing Fees	Per State schedule	Plumbing fixtures include back-flow devices	\$10 per fixture (\$40 minimum) plus \$25 Town Fee
Penalties	Any new outside or inside construction that results in added area of volume		A minimum of \$500 plus \$5 per square and cubic foot up to a maximum of \$2,500
	Any alterations or renovations having a completed value of \$2,000 or more if started without a permit		Double permit fee
	Re-inspections		\$25 per visit
Electrical Permits	Temporary Service	Residential	\$25
		Commercial	\$40
	Permanent Overhead Service	Residential	\$27
		Commercial	\$45
	Permanent Underground Service	Residential	\$40
		Commercial	\$65
	New Construction, Renovations, Additions (cost per square foot)	Residential	\$0.05
		Commercial	\$0.10
HVAC Permit	Based on Construction & Equipment Costs		\$20 for 1 <sup>st</sup> \$1,000 of cost, plus \$5 for each additional \$1,000 of cost

#### **Miscellaneous Code Enforcement Fees:**

Description		Fee
<b>Business License</b>		<del>\$25 (one time)</del> \$50 (5 year)
Campsite (personal)		\$25 annually
Campgrounds		\$75 annually
Change of Use	With Renovations	\$25
	Without Renovations	\$.30 per square foot or \$25 minimum
Driveway/Entrance		\$25
Tree Removal Shoreland Zone Permit Application		\$25
Road Opening		\$75 plus \$1.50 per square foot
Road Name Change		\$75
Recording, Indexing, and Preserving Plans		\$15
Re-inspection Fee		\$25 each visit
Additional Inspections per MUBEC		\$25 per visit

#### **Waste Fees:**

Description	Fee
Tag for extra curbside household trash	\$1 each
Bulky Waste	Pay at the gate

**Planning Board Fees:**

Description			Fees
Planning Board Pre-application Conference			\$75
Site Plan Review Application	Staff	Projects up to 10,000 square feet	\$75
	Minor	Projects less than 10,000 square feet	\$100
	Major	Projects 10,000 square feet or greater	\$250
Staff Site Plan Review Escrow	Staff	Projects up to 10,000 square feet	\$625
	Minor	Projects less than 20,000 square feet	\$725
	Major	Projects 20,000 square feet or greater	\$1,000
Preliminary Subdivision Review			\$625 plus \$200 per lot/unit greater than 4
Final Subdivision Review			\$475 plus \$100 per lot/unit greater than 4
Minor Subdivision Review			\$475
Planning Board Escrow Fees for Subdivision Review			\$1,000, plus additional fees for completion of professional reviews if necessary based on consultant hourly rate
Planning Board/ZBA Abutters Notices			\$8 each notice
Planning Board/ZBA Newspaper Legal Notices			\$150 per Ad (2 minimum)

**Fire Department:**

Description		Fee
Fire Report Request		\$25
Patient's Treatment Record		\$5 for 1 <sup>st</sup> page & \$.45 for each additional, not to exceed \$250
Wood Stove Permit & Chimney Inspection		\$25
Fire Permit		Free at Fire Department
Inspection of New Construction	Less than 10,000 square feet or 100,000 cubic feet	\$70
	More than 10,000 square feet or 100,000 cubic feet	\$90
Inspection of Existing Construction	Less than 10,000 square feet or 100,000 cubic feet	\$40
	More than 10,000 square feet or 100,000 cubic feet	\$60
Inspection of Additions/Alterations	Less than 10,000 square feet (regardless of existing size)	\$20
	More than 10,000 square feet or 100,000 cubic feet	Required to use the fee schedule for new construction more than 10,000 square feet

Description	Fee
Review of Subdivisions	\$60
Review of Each House in Subdivision after Completion	\$15
Inspection of Public Shows/Events	\$10
Annual/bi-annual Inspections of Campgrounds, Schools, Summer Camps, Liquor Licenses	Free
Bi-annual Inspection of Businesses, Churches, Town Buildings	Free
Re-inspection for Violations	\$10 per inspection

### **Office Charges:**

Description	Fee
Credit Card Charge Fee	Up to \$40
	Over \$40
DVD Copy	\$5.00
Freedom of Information Request Research	\$15/hr after first hour
Freedom of Information Copies	\$.15 per side
Photo Copies of Property Cards	\$.50 per side
Photo Copy of Reduced Town Map	\$1.50
Photo Copy of Deed	1 <sup>st</sup> Page
	Subsequent Pages
Photo Copies – General	\$.50 per side
Photo Copies – Plans copied on Plotter – 36" X 24"	Colored
	Black & White
Fax	Per Page Sent
	Per Page Received
Labels	Research
	Preparation
Map – Colored	8.5" X 11"
	8.5" X 11" Laminated
	11" X 17"
	24" X 36" Full Set of Town Maps
Notary Public	Per Notary Signature – Non-resident
	Per Notary Signature - Resident
	Per Notary Signature – Petition Efforts
	For Complex Court Documents or Real Estate Closing Documents
Tax Lien/Discharge Research	\$20.00/hour after the 1 <sup>st</sup> hour

**Printed List Fees:**

Description		Fee
Absentee Voter List	Paper	\$1 for 1 <sup>st</sup> page and \$.25 for each subsequent page
	CD	Free
Voter List	Paper	\$1 for 1 <sup>st</sup> page and \$.25 for each subsequent page
	Mailing Labels	\$1 for 1 <sup>st</sup> page and \$.75 for each subsequent page
Dog Licensing List	CD	\$22
	Paper	\$30
	Electronic	\$20
Taxpayer List	Paper	\$500
	Electronic	\$65
	On Website	Free

**Registry Recording Fees:**

Description	Fee
First Page	\$22
All Other Pages	\$2 per page

**Town Clerk's Office Fees:**

Description		Fee
Burial Permits	Vault/Casket	\$20
	Altered	\$6
Dog Licensing	Unaltered	\$11
	Kennels (10 dogs per license)	\$42
	Late Fee (after February 1 <sup>st</sup> )	\$25 plus licensing fee
Vital Records	Birth Certificate Copy	\$15 for 1 <sup>st</sup> and \$6 for each other on same day
	Death Certificate Copy	\$15 for 1 <sup>st</sup> and \$6 for each other on same day
	Marriage Certificate Copy	\$15 for 1 <sup>st</sup> and \$6 for each other on same day
	Marriage License	\$20 per person (\$40 total)
	Non-Certified Copy of Birth, Death or Marriage	\$5
	Research	\$10 per hour after 1 <sup>st</sup> hour
	Copying – 8.5" X 11" (prior to 1892)	\$.50

Description		Fee
	Copying – 11" X 17" (prior to 1892)	\$1
Bounced Checks		\$35
Permits/Businesses	Billiard, Pool, Bowling Alleys	\$50
	Cable TV Franchise	2.5% through Time Warner
	Business Listing	\$10
	Explosives – keeping/transporting	\$50
	Public Exhibitions	\$50 plus \$1 per person plus legal advertisement
	Special Amusement Permit	\$50 plus legal advertisement
Peddler's Permit – Lunch Wagon	Non-Resident Annually	\$500
	Resident Annually	\$250

### **Liquor Licenses:**

Description	Fee
Application	\$10
Advertising with Public Hearing Application	\$100
Temporary Liquor License Application (catering)	\$10

### **Tassel Top Park (effective as of June 1, 2020 for Season):**

Description		Fee
Day Pass Rates	Resident	Children (age 2-11)
		Adults (age 12-61)
		Senior Citizen (62+)
	Non-Resident	Children (age 2-11)
		Adults (age 12-61)
		Senior Citizen (62+)
Season Pass	Resident	\$75
	Non-Resident	\$100
Cabin Rental	Weekly	\$1,050

The above fees were approved on May 20, 2020, by the Board of Selectmen:

\_\_\_\_\_  
Rolf Olsen

\_\_\_\_\_  
Lawrence Taylor

\_\_\_\_\_  
Marshall Bullock

\_\_\_\_\_  
Samuel Gifford

\_\_\_\_\_  
Teresa Sadak