



# THE CITY OF AUGUSTA

WILLIAM R. BRIDGEO  
CITY MANAGER

TO: Mayor and City Council  
FROM: City Manager Bill Bridgeo  
RE: Administrative Report  
DATE: July 20, 2015

## Meetings:

There will be an Informational Meeting of the City Council on Thursday, July 23, 2015 beginning at 7:00 p.m. in Council Chambers. An agenda for this meeting is in your council packets. Following the Informational Meeting, Council will convene a special business meeting for the purpose of entering into executive session to discuss pending litigation.

## Other Items:

At 5:00 pm, Councilors and department heads are invited to Bicentennial Nature Park for a tour of the park and a barbeque supper. Everyone is encouraged to car-pool from City Center and Loretta Lathe will be happy to help coordinate that. Please advise her of any dietary restrictions.

I am very happy to announce that I am choosing to appoint Earl Kingsbury as the Director of the Augusta Civic Center. Our City Charter provides that this appointment is subject to a vote of confirmation by the City Council and I have scheduled that for the regular business meeting of August 6<sup>th</sup>. Although Earl has served ably as the number #2 person at the Civic Center in recent years, I did feel it was important to conduct a national canvassing for applicants for this position and as a result we received over thirty applications. Based on a detailed review of those applications, I feel that Earl has the best combination of experience, proven leadership and management expertise for the job. He is also highly respected and appreciated by the Civic Center's workforce, our client base, and in the community. Outgoing Director Dana Colwill (who hired Earl as Major Event Coordinator in 2008 and promoted him to Assistant Director in 2013) enthusiastically endorses his appointment – as do a number of other past and present Civic Center key employees. My own extensive experience with Earl supports the same conclusion. The Augusta Civic Center is a very special community asset and I am delighted that Earl Kingsbury has stepped forward to assume the responsibility of its leadership. The salary level for this position is Range 25 (\$ 73,694.40 - \$92,019.20 annually). A new director starts at the lower end of the scale.

Although we have a number of items on the agenda for Thursday evening's Informational Meeting, hopefully some will not require a lot of time to discuss. One item that may look imposing is the review of seven proposed Tax Increment Financing plans or amendments. It is important to note that none of these TIF items involve any benefit to the private sector. Only one is a new TIF and that involves the new Homewood Suites hotel under construction (with an

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estimated tax value of \$7.5 million). Sheltering that approximately \$140,000 in annual property tax revenue will be an important tool for the City, whether it helps underwrite future improvements along the Western Avenue corridor, the Downtown, or Fire Department facilities or apparatus. (A spreadsheet outlining our current City TIF's is included with this packet. It identifies the total property taxes paid in a year for all of the properties as well as how much of that stays with the City versus how much is returned to the property owners. As it shows, over 78% of all the sheltered TIF tax revenue in Augusta is retained by the City for public benefit purposes.)

Another item of particular note on the Informational agenda is the proposed zone change requested by Performance Food Group. According to the company's management, this zone change will allow for relocating a parking area to the north of their current property which in turn will allow for a 50,000 square foot expansion of their building – a necessary investment to their physical plant to remain viable in their current location. The Planning Board has unanimously recommended this zone change.

Typically, we do not televise the second monthly informational meeting but given the significant public interest in a number of the agenda items, we will be televising this one.

Ralph and I are still in the process of collecting the information you need regarding the proposed Maine Natural Gas rate request before the Public Utilities Commission. I hope to have that for you as soon as tomorrow.

Finally (and I almost forgot ☺), we opened bids for the new Fire Department Quint vehicle last week. As Chief Audette's summary (enclosed) indicates we had four very competitive bids with the low bidder – Smeal – under our bond-funded budget amount (although just barely). The contract has been awarded and it will take 12 months to manufacture the vehicle meaning we'll take delivery in August of 2016.

C: Department and Bureau Directors  
Augusta Legislative Delegation