

Topsham Community Center Committee
Minutes May 19, 2025, Time: 5:15 PM

1. Call to order. Time: **5:18PM**

Members: Leslie Byrne, Steve Kessler, Lynn Sirois, Alison Cary-Blais, Kim Pride, Heather Rogers

Staff: Mark Waltz

Members absent: Kathy Hunter

Staff absent: Pam LeDuc

Guests present: Sandra Denman, Lives in Topsham (originally from Bath), Received postcard

2. Invitation to guest present to introduce/ make comment to committee: Sandra, curious to hear about the goal of the community center and where we are at in the process. Quick intro to the activities of the community.

3. Any changes to this agenda?

Updated from Mark W - Town met with Fairgrounds (Board of Directors) – Reviewed benefits of this location for including potential connection to rail trail. Vote result was: 2 (yes)-2(no)-3(would like to hear more information). Per the board: Continue to include Fairgrounds property as an option and they will review as further decisions are made.

4. Follow up discussion from Harriman presentation (5/7/2025)

- Competition vs Recreational pool discussion- Reviewed pools by the numbers (Steve)
Wiscasset – Cost swim team \$350, Standard Youth \$352 (\$652 total) – about 40 on team
Bath YMCA \$800 total (\$300 Youth, \$500 Compleitive Swim Team) – about 200 on team
2 nights/ week youth, 3 nights/ week/ middle school 5 nights/ week – High School
Only 2 coaches for 200 kids. Runs from October to March
Does not include concessions. Or the annual fundraisers (which generate at least \$20K)
Freeport – Span of \$99 (whole house) - \$42 youth – And does not appear to include use of the pool
Bowdoin \$400/ hour to rent pool for competition and most competitions are at least 2 hours. \$100/hour to use the pool for practice. (MA – practices at Bowdoin 5 nights/ week)

Feedback – *A huge benefit is the Community Environment at Bath YMCA- even those that use the pool as just a community member – gives the opportunity to get to know each other (Sandra noted that is one of the most common reasons that people move to Bath is the community and benefits of the Y)*

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5. Funding Discussion:

- Potential Estimate for Fundraising Consultant – Lynn

Lead from funding meeting (Bull Moose) – Already committed to working with 6 Rivers facility. Lynn also sent an email to Mark Lee for potential fundraising consultant – Waiting on response. Will continue to reach out to get a rough estimate to include with our research

- Town Options to Consider (Bonds, how they work) – Mark W.

Three ways town can get money for build.

Taxes – Due to size of build, not realistic for this project. More than we can do in the year

Bond-side note: activities in WA could impact the benefit of taxes on Bonds. If the town decided to go as a bond, town staff and finance would write a bond request, put it out into the market to determine rate (generally 20-30 years)

Loan – Work with local credit union or financial institution to get a loan for the project.

Depending on rates/ term/amount would decide if better to go with loan/ bond.

- Schedule another funding meeting? Not currently, as we still have more details to discuss.

Will review again at next meeting

- *Previous attendants and others interested*

6. Confirm timeline for next update to present to Select Board:

2nd meeting in June – to provide an update on where the community stands at this point

Aim for final report update to be completed in September.

7. Confirm table for Town Meeting – May 28 ,2025 -Lynn to follow up with Pam about what is needed.

7. Review minutes from May **7th, 2025**, Meeting – **Approved with small changes**

8. Follow Up Action Steps

- Communicate to Mark Lee what the committee wants to review at the next meeting
 - Date for Select Board
 - Next TCCC Meeting
 - Competitive size pool with the therapeutic (how to incorporate both into design)
 - Request to continue to move forward with options for both C and D designs (difficult to make decisions until we know more about cost estimates)
 - Rough numbers of both specific sites

9. Confirmation of next meeting date/ time: **June 9th at 5:15pm (upstairs)**

10. Meeting adjourned. **Time: 6:42pm**

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