

**7:00PM Board of Selectmen Meeting
Topsham Municipal Building
Donald A. Russell Meeting Room
October 19, 2017**

Pledge of Allegiance –

Roll Call of Board Members –

Town Manager's Report –

Board and Committee Reports and Updates –

- Update TDI/ECD- John Shattuck, Economic and Community Development, Director

Public Comment –

Correspondence –

Adjustments to the Agenda –

Consent Calendar –

1. Approval of the minutes of the Regular Selectmen meeting 10-05-2017.

Public Hearing –

17-90- Consideration and appropriate action on the General Assistance Ordinance Appendix (A-D)

Unfinished Business –

Old Business –

New Business –

17-91- Consideration and any appropriate action to see if the Selectmen will approve extending the contract with SAPPI Company for the Solid Waste Facility to follow the 2012 Forestry Plan for the Foreside Recreation Facility as of November 1, 2017.

17-92- Consideration and any appropriate action on Electricity Purchase Agreement.

17-93- Consideration and any appropriate action on adopting a proposed Moratorium on Medical Marijuana Storefronts, and consideration of a Special Town Meeting.

Executive Session-

Any public member desiring to address the Board shall be recognized by the Chair, shall state name and address for the record, and shall limit remarks to the question under discussion. All remarks and questions addressed to the administration of Town shall be addressed to the Town Manager or the Board of Municipal Officers through the Chair and not to any municipal town employee. No person other than members of the Board and the person having the floor shall enter into any discussion either directly or through a member of the Board without the permission of the presiding officer.

Public members attending Board Meetings also shall observe the same rules of propriety, decorum, and good conduct applicable to the members of the Board. Any person making personal impertinent and slanderous remarks, or who becomes boisterous while addressing the Board or those attending the Board meeting shall be removed from the room if so directed by the presiding officer. Aggravated cases shall be prosecuted on appropriate complaint signed by the presiding officer. In case the presiding officer should fail to act, any member of the Board may move to require the Chair to act to enforce the rules, and the affirmative vote of the Board shall require the presiding officer to act. 05/29/2003

Board of Selectmen Meeting

For the date of: 10/19/2017

Type of Item:

- Board or Committee Presentation
- Consent Agenda Item
- Public Hearing
- Unfinished Business
- Old Business
- New Business
- Executive Session
- Workshop

Type of Submission:

- Regular Submission
- Additional Agenda Item
- Additional Information

Agenda Number 1

(If this is unfinished business, please remember to research and enter the original agenda number above. For regular agenda items, the secretary will assign a number.)

Brief Title of consent or Agenda Item: Approval of the minutes of the Regular Selectmen meeting 10-05-2017.

Brief Description of Consent or Agenda Item: see attached

Submitted by Rich Roedner, Town Manager **Date:** 10-05-2017

MINUTES

Topsham Board of Selectmen
October 5, 2017
Donald Russell Meeting Room
Topsham Town Hall

CALL TO ORDER

The meeting was called to order by Chairman Douglass at 7:00 pm

ROLL CALL

Members Present

David Douglass, Chairman
William Thompson, Vice Chairman
Marie Brilliant

Ruth Lyons
Roland Tufts

Richard Roedner, Town Manager

Manager's Report

October is shaping up to be a busy month in Topsham.

Sunday, October 8, from noon until 4 pm will be the Fire Department's Annual Open House.

Tuesday, October 10, Absentee Ballots will be available in the Clerk's Office.

October 19 through the 23 will be the Comprehensive Plan Committee's kick off event, Find, Meet, Plan your Topsham. A series of events over this five day period will take place at the Old Fire Station on Green St., giving residents and business owners multiple chances and venues to provide thoughts and concerns about the future of Topsham. There will also be some old fashioned community events – suppers, public movies, artisan market, etc. So, plan to stop by.

On Friday, October 20, as one of the events associated with the Comp Plan's kick-off weekend, will be a biking evaluation done by the Bicycle Coalition of Maine. This will include both discussion time, as well as riding time to help evaluate Topsham's friendliness toward bicyclists. Members of our staff and committees, as well as members of the public are welcome. Bikes are required (BCM will have some) as well as the appropriate safety equipment. Contact John Shattuck if you are interested in attending.

Saturday, October 21 from 10 until 2 will be the next Household Hazardous Waste Collection day. Pre-registration is required, so check out the Solid Waste Department's web page for information on contacting them to register. The drop off will be held in Brunswick.

Saturday, October 28, will be the next old medication collection. From 10-2, you can stop by the Topsham Police Department to drop off unused and unwanted medications. As a reminder, we have a permanent drop off container at the PD, so you can stop by anytime during the year.

On Tuesday, October 31, starting at 4:15 will be our annual Halloween Parade at the Topsham Fair Mall.

Lastly, we have an opportunity to test some traffic calming techniques to reduce speeds on Elm St., which is also Business Rt. 24. MeDOT is aware of our concerns, and has offered to provide restriping of the roadway, at no cost to the Town. DOT is proposing, with the Board's consent, to add a 2' painted buffer line to the existing white edge lines, to reduce the lane widths, which typically, lead to lower speeds. An added benefit to this change could be to make Elm St. a friendlier place for bikers and pedestrians.

BOARDS and COMMITTEES

None

PUBLIC COMMENT

Mr. Thompson noted that traffic turning left from Rt. 196 onto Bypass Drive between 5:00 and 6:00 pm often has insufficient time, resulting in vehicles stacking into travel lane. Mr. Roedner responded that he would refer this to DPW to contact DOT.

ADDITIONS to the AGENDA

Mr. Roedner requested an Executive Session item, 17-89, to discuss personnel matters. **Motion was made by Mr. Douglass, seconded by Mr. Thompson, to add Executive Session item 17-89 to the agenda, to be heard prior to item 17-84.**

All were in favor.

CONSENT CALENDAR

Motion made by Mr. Douglass to approve 1, 3 and 4 under the Consent Calendar, seconded by Mr. Tufts. Ms. Lyons noted that the extra hours for the Registrar's Office is likely not needed on a small election such as this, and that this should be reviewed for future elections.

Vote on the Motion was unanimous.

Motion made by Mr. Douglass to approve Consent Calendar item 2, March 29, 2017 minutes of the Board of Selectmen. Mr. Douglass reminded everyone that this was a special meeting to discuss the terms of the Highland Green Phase II TIF Agreement.

Vote on the Motion was 3-0-2, with Ms. Brilliant and Ms. Lyons abstaining.

PUBLIC HEARING

None

UNFINISHED BUSINESS

None

OLD BUSINESS

None

NEW BUSINESS

17-85 Consideration and any appropriate action on an appointment to the Finance Committee

Mr. Douglass reported that the Board has interviewed David Reed for a position on the Finance Committee, and that Mr. Reed appeared to very well qualified and interested. He added that for the first time in his memory, the Finance Committee had a full complement of members.

Motion made by Mr. Douglass to appoint Mr. Reed to the Finance Committee for a 3-year term, seconded by Mr. Tufts.

Vote on the motion was unanimous.

17-86 Consideration and any appropriate action to award to Wright Pierce the contractual service (engineering design) as part of the DEP 319 grant for the Topsham Fair Mall Watershed River Road Culvert Replacement

Mr. Melanson, Planning Director, reported that we had released a Request for Qualifications, and Wright Pierce was the only firm to reply. The project under the RFQ is to design a replacement culvert for an existing substandard culvert under River Road. He noted that this project is a component of our Watershed Management project for the Topsham Fair Mall watershed, and will result in better flows, as well as providing access upstream to breeding fish species.

Mr. Melanson reviewed the budget for the project, noting that the local match will be \$5,000 cash for each of two years, along with about \$19,413 in local labor, resulting in \$102,000 in federal funds and \$58,000 in funds from DEP (from financial penalties assessed on a third party). He added that we lucked into this project.

Mr. Roedner noted that luck was not the correct description, as Topsham had undertaken steps over several years to be in a position for just such a set of circumstances.

Motion was made by Mr. Douglass to award the engineering services contract to Wright Pierce, seconded by Ms. Lyons.

Vote on Motion was unanimous.

17-87 Consideration and any appropriate action on the Comprehensive Plan Update Committee's request to close through access on Green St. and install temporary demonstration pedestrian and bicycle amenities for the upcoming 5-day planning event.

Mr. Melanson, Planning Director, updated the Board on the schedule for the 5-day Comprehensive Planning Event, which starts on October 19. He noted that as the plans have developed, the Police Chief suggested that it might be wise to close Green St. to through traffic during periods when it is anticipated a large number of people will be present. Based on the Chief's comments, the times where concern would be highest would be Thursday, Friday and Monday evenings, and all day Saturday and Sunday.

Concerns were raised about the "all day closures" and early evening closures. After considerable discussion, it was suggested that the Friday evening, 6-9 pm (during the movie) and Saturday 1-6 and Sunday 1-5 would be more appropriate times for closures, if needed.

Motion made by Mr. Douglass to authorize temporary closures of a portion of Elm St., essentially to correspond to the area adjacent to the parking, Friday evening from 6-9 pm, Saturday from 1 until 6 and Sunday from 1 until 5 pm. The motion was seconded by Mr. Tufts.

Vote on the motion was unanimous.

17-88 Consideration and appropriate action on discussion of Town Hall Computer Security measures

Mr. Roedner reported in more depth about the recent ransomware attack that the Town suffered, and how the attack was stopped in process, and how the infected areas were isolated, and how the system was restored. Two desktop units are being replaced (one due to the virus, and another that crashed during the event).

The ransomware appears to have accessed our system via a desktop computer that was not fully updated with our system protection software.

It was noted that the Town had just entered into a service agreement with its computer service firm for server monitoring and data protection. As part of this agreement is conducting a security assessment of our system, and have made several initial recommendations, which we are already implementing.

Mr. Tufts inquired about a top to bottom security evaluation, that would include on-going testing of the system, and identification of any weaknesses. Mr. Roedner replied that this is a service that can be provided by our vendor, and we have requested costs associated with this effort. It

was also noted that we can install a tracking feature so that each unit that is part of the network can be monitored as to usage, sites visited, etc.

Mr. Roedner also noted that we are in the process of changing how outside offices access our network, to reduce future risks.

It was agreed that ION would be invited to a meeting with the Board at our November 16 meeting to have a more thorough discussion of our network's security features.

Motion made by Mr. Douglass to take no action on this item, seconded by Mr. Tufts.

Vote on the motion was unanimous.

At 8:37 pm, a motion was offered by Mr. Douglass to enter into Executive Session to discuss two personnel items, 17-89 and 17-84, pursuant to 1 MRSA §405(6)(A). Motion was seconded by Ms. Lyons.

Vote on Motion to enter Executive Session was unanimous. All members plus the Town Manager were present.

At 9:25 pm, the Board returned from Executive Session, into regular session. All members were present, Mr. Roedner was no longer present.

17-89 Consideration and any appropriate action to enter Executive Session to discuss a personnel matter pursuant to 1 MRSA §405(6)(A)

Mr. Douglass reported that no action was being taken by the Board on this matter.

17-84 Consideration and any appropriate action to enter Executive Session to discuss a personnel matter pursuant to 1 MRSA §405(6)(A)

Mr. Douglass reported that Mr. Roedner was not present for this item, and that no action was taken on this matter, but that a follow up meeting was scheduled during the Board meeting of November 2, 2017.

ADJOURN

A motion by Mr. Douglass to adjourn was made at 9:27, seconded by Ms. Lyons, all were in favor.

Respectfully submitted,

Richard Roedner, Town Manager

Board of Selectmen Meeting

For the date of: 10/19/ 2017

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- Workshop

Type of Submission:

- Regular Submission
- Additional Agenda Item
- Additional Information

Agenda Number: 17-90

(If this is Unfinished Business, please remember to research and enter the original agenda number above. For Regular Agenda items, the Secretary will assign a number.)

Brief Title of consent or Agenda Item: Consideration and any appropriate action on the General Assistance Ordinance Appendix (A - D).

Brief Description of Consent or Agenda Item. To adopt MMA's new Oct 1, 2017 - September 30, 2018 General Assistance Ordinance Appendix A - D. Represents a slight change in each appendix.

Overall Maximums -increase

Food-decrease

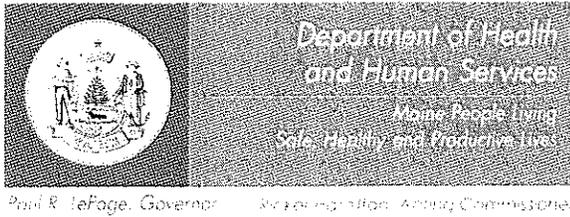
Housing-increase

Utilities- increase

*Public Hearing

*Signatures needed

Submitted by: Linda Dumont, Town Clerk -General Assistance Director Date: 8/29/2017



Department of Health and Human Services
Commissioner's Office
221 State Street
11 State House Station
Augusta, Maine 04333-0011
Tel.: (207) 287-3707; Fax: (207) 287-3005
TTY Users: Dial 711 (Maine Relay)

TO: Municipal Officials/Welfare Directors/General Assistance Administrators
FROM: Ian Miller, General Assistance Program Manager
RE: 2017 – 2018 General Assistance Ordinance Maximums
DATE: 8-21-2017

Enclosed please find the following items:

- MMA's new (October 1, 2017 -September 30, 2018) "**General Assistance Ordinance Appendix**" (A - D).
- "**GA Maximums Summary Sheet**" which consolidates GA maximums into one document. Municipalities do have to insert individual locality maximums from Appendix A and C in the summary sheet where indicated in order to complete the information. The "summary" does not have to be adopted, as it is not an Appendix but a tool for municipal officials administering GA.
- "**GA Maximums Adoption Form**" which was developed so that municipalities may easily send DHHS proof of GA maximums adoption. Once the selectpersons or council adopts the new maximums, the enclosed form should be signed and submitted to DHHS. (*see "Filing of GA Ordinance and/or Appendices" below for further information*).

Appendix A - D

The enclosed Appendices A - D have been revised for your municipality's General Assistance Ordinance. These new Appendices, **once adopted**, should replace the existing Appendices A - D. Even if you have already adopted MMA's model General Assistance Ordinance, **the municipal officers must approve/adopt the new Appendices yearly.**

The Adoption Process

The **municipal officers (i.e., selectpersons/council)** adopt the local **General Assistance Ordinance and yearly Appendices**, even in town meeting communities. The law requires that the municipal officers adopt the ordinance and/or Appendices ***after notice and hearing***. Seven days posted notice is recommended, unless local law (or practice) provides otherwise.

At the hearing, the municipal officers should:

- 1) Allow all interested members of the public an opportunity to comment on the proposed ordinance;
- 2) End public discussion, close the hearing; and
- 3) Move and vote to adopt the ordinance either in its posted form or as amended in light of public discussion.

Filing of GA Ordinance and/or Appendices

Please remember that General Assistance law requires each municipality to send DHHS a copy of its ordinance once adopted. *(For a copy of the GA model ordinance, please call MMA's Publication Department, or visit their web site www.memun.org).* In addition, any changes or amendments, such as new Appendices, must also be submitted to DHHS. DHHS will accept the enclosed "adoption sheet" as proof that a municipality has adopted the current GA maximums.

2017-2018 GA MAXIMUMS SUMMARY SHEET

Note: The overall maximums found in *Appendices A, B, C, D, E, and F* are effective from **October 1, 2017 to September 30, 2018.**

APPENDIX A - OVERALL MAXIMUMS

<u>County</u>	<u>Persons in Household</u>					
	1	2	3	4	5	6
	781	863	999	1318	1600	1675

NOTE: For each additional person add \$75 per month.

(The applicable figures from Appendix A, *once adopted*, should be inserted here.)

APPENDIX B - FOOD MAXIMUMS

<u>Number in Household</u>	<u>Weekly Maximum</u>	<u>Monthly Maximum</u>
1	44.65	192
2	81.86	352
3	117.21	504
4	148.84	640
5	176.74	760
6	212.33	913
7	234.65	1,009
8	268.14	1,153

NOTE: For each additional person add \$144 per month.

APPENDIX C - HOUSING MAXIMUMS

<u>Number of Bedrooms</u>	<u>Unheated</u>		<u>Heated</u>	
	<u>Weekly</u>	<u>Monthly</u>	<u>Weekly</u>	<u>Monthly</u>
0	145	623	168	721
1	157	675	185	796
2	185	795	214	922
3	243	1045	286	1228
4	296	1274	348	1497

(The applicable figures from Appendix C, *once adopted*, should be inserted here.)

FOR MUNICIPAL USE ONLY

APPENDIX D - UTILITIES

ELECTRIC

NOTE: For an electrically heated dwelling also see "Heating Fuel" maximums below. But remember, an applicant is *not automatically* entitled to the "maximums" established—applicants must demonstrate need.

1) **Electricity Maximums for Households Without Electric Hot Water:** The maximum amounts allowed for utilities, for lights, cooking and other electric uses *excluding* electric hot water and heat:

<u>Number in Household</u>	<u>Weekly</u>	<u>Monthly</u>
1	\$14.00	\$60.00
2	\$15.70	\$67.50
3	\$17.45	\$75.00
4	\$19.90	\$86.00
5	\$23.10	\$99.00
6	\$25.00	\$107.00

NOTE: For each additional person add \$7.50 per month.

2) **Electricity Maximums for Households With Electrically Heated Hot Water:** The maximum amounts allowed for utilities, hot water, for lights, cooking and other electric uses *excluding* heat:

<u>Number in Household</u>	<u>Weekly</u>	<u>Monthly</u>
1	\$20.65	\$89.00
2	\$23.75	\$102.00
3	\$27.70	\$119.00
4	\$32.25	\$139.00
5	\$38.75	\$167.00
6	\$41.00	\$176.00

NOTE: For each additional person add \$10.00 per month.

NOTE: For electrically heated households, the maximum amount allowed for electrical utilities per month shall be the sum of the appropriate maximum amount under this subsection and the appropriate maximum for heating fuel as provided below.

APPENDIX E - HEATING FUEL

<u>Month</u>	<u>Gallons</u>	<u>Month</u>	<u>Gallons</u>
September	50	January	225
October	100	February	225
November	200	March	125
December	200	April	125
		May	50

FOR MUNICIPAL USE ONLY

NOTE: When the dwelling unit is heated electrically, the maximum amount allowed for heating purposes will be calculated by multiplying the number of gallons of fuel allowed for that month by the current price per gallon. When fuels such as wood, coal and/or natural gas are used for heating purposes, they will be budgeted at actual rates, if they are reasonable. No eligible applicant shall be considered to need more than 7 tons of coal per year, 8 cords of wood per year, 126,000 cubic feet of natural gas per year, or 1000 gallons of propane.

APPENDIX F - PERSONAL CARE & HOUSEHOLD SUPPLIES

<u>Number in Household</u>	<u>Weekly Amount</u>	<u>Monthly Amount</u>
1-2	\$10.50	\$45.00
3-4	\$11.60	\$50.00
5-6	\$12.80	\$55.00
7-8	\$14.00	\$60.00

NOTE: For each additional person add \$1.25 per week or \$5.00 per month.

SUPPLEMENT FOR HOUSEHOLDS WITH CHILDREN UNDER 5

When an applicant can verify expenditures for the following items, a special supplement will be budgeted as necessary for households with children under 5 years of age for items such as cloth or disposable diapers, laundry powder, oil, shampoo, and ointment up to the following amounts:

<u>Number of Children</u>	<u>Weekly Amount</u>	<u>Monthly Amount</u>
1	\$12.80	\$55.00
2	\$17.40	\$75.00
3	\$23.30	\$100.00
4	\$27.90	\$120.00

FOR MUNICIPAL USE ONLY

**GENERAL ASSISTANCE ORDINANCE
APPENDICES A-D
2017-2018**

The Municipality of TOPSHAM adopts the MMA Model Ordinance GA Appendices (A-D) for the period of Oct. 1, 2017—September 30, 2018. These appendices are filed with the Department of Health and Human Services (DHHS) in compliance with Title 22 M.R.S.A. §4305(4).

Signed the 19th (day) of October (month) 2018 (year) by the municipal officers:

Dave Douglass Jr.

(Print Name)

(Signature)

William Thompson

(Print Name)

(Signature)

Ruth Lyons

(Print Name)

(Signature)

Marie Brillant

(Print Name)

(Signature)

Roland Tufts

(Print Name)

(Signature)

(Print Name)

(Signature)

Board of Selectmen Meeting

For the date of: 10/19/2017

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Type of Submission:

- Regular Submission
- Additional Agenda Item
- Additional Information

Agenda Number: 17-91

(If this is Unfinished Business, please remember to research and enter the original agenda number above. For Regular Agenda items, the Secretary will assign a number.)

Brief Title of consent or Agenda Item: Consideration and any appropriate action to see if the Selectmen will approve extending the contract with SAPPI Company for the Solid Waste Facility to follow the 2012 Forestry Plan for the Foreside Recreation Facility as of November 1, 2017

Brief Description of Consent or Agenda Item:

Submitted by: Pam LeDuc, Parks/Recreation Director

Date: 10-11-2017

Memo

To: Topsham Board of Selectmen

From: Pam LeDuc, Parks and Recreation Director

cc: Rich Roedner, Town Manager
Rod Melanson, Town Planner

Date: 10/11/17

Re: Foreside Recreational Area Forestry Plan



At the next BOS Meeting of October 19th, I will be asking you to consider extending our contract with SAPPI for an additional 6 months. In this time period we will move our harvesting to the Foreside Recreation Area. A copy of the current contract allows us to extend the agreement and adjust the area with mutual agreement.

Currently SAPPI has completed the harvest at the Solid Waste Facility, and is requesting to begin harvesting the identified trees in the plan starting in November. Prior to the harvest, we will meet with all property owners who are adjacent to the field, so we can address their concerns, and create a plan that will have limited impact to the neighborhoods.

I can provide a copy of the Forestry Plan that was completed in 2011, if you are interested in the details.



North America

LANDOWNER
MEMORANDUM OF AGREEMENT
FOR PURCHASE OF STANDING
TIMBER & OTHER GROWING PRODUCTS

Wood Procurement
S.D. Warren Company
165 North Avenue Suite 1
Skowhegan, ME 04976
Tel +1 207 858 4201
Fax +1 207 858 4220

February 15, 2017

Town of Topsham
Topsham Parks and Recreation Dept. 100 Main Street Topsham, Maine 04086
Vendor#: 2047263
Phone # 207-725-1726

Seller agrees to sell to S.D. Warren Services Company, d/b/a Sappi North America (hereinafter referred to as "Sappi"), with offices at 165 North Avenue, Suite 1, Skowhegan, Maine 04976, such standing timber which Sappi cuts and removes from certain real property as described below. Sappi agrees to pay the prices set forth below for all forest products cut and removed in accordance herewith.

Parcel located in **Topsham, Sagadahoc County, State of Maine**. Description: **Notification # 507686**
Yard 56794.

Upon acceptance of this agreement by you, operations hereunder may commence 2/15/17, and shall be completed on or before 12/1/17. By mutual agreement of the parties, the Agreement may be extended for an additional period of 6 months.

Special Considerations:
Forest Products to be sold

Landowner			
Description	Variable	U/M	Price
PULPWOOD,HW,MIXED HW,T/L		TON	\$ 7.00
PULPWOOD,SW,PINE,WHITE,T/L		TON	\$ 2.00
LOGS,SW,PINE,WHITE,OTHER		MBF	\$ 170.00
LOGS,SW,PINE,WHITE,PALLET WD		MBF	\$ 30.00
LOGS,SW,HEMLOCK,OTHER	10"-12"	MBF	\$ 40.00
LOGS,SW,HEMLOCK,OTHER	13"-17"	MBF	\$ 55.00
LOGS,SW,HEMLOCK,OTHER	18"+	MBF	\$ 75.00
LOGS,HW,BIRCH,WHITE,PRIME		MBF	\$ 350.00
LOGS,HW,BIRCH,WHITE,SELECT		MBF	\$ 255.00
LOGS,HW,BIRCH,WHITE,#1		MBF	\$ 150.00
LOGS,HW,BIRCH,WHITE,PALLET WD		MBF	\$ 40.00
LOGS,HW,ASH,WHITE,PRIME		MBF	\$ 305.00
LOGS,HW,ASH,WHITE,SELECT		MBF	\$ 215.00
LOGS,HW,ASH,WHITE,#1		MBF	\$ 130.00
LOGS,HW,ASH,WHITE,PALLET WD		MBF	\$ 40.00
LOGS,HW,MAPLE,SOFT,PRIME		MBF	\$ 305.00
LOGS,HW,MAPLE,SOFT,SELECT		MBF	\$ 175.00
LOGS,HW,MAPLE,SOFT,#1		MBF	\$ 85.00
LOGS,HW,MAPLE,SOFT,PALLET WD		MBF	\$ 40.00

LOGS,HW,OAK,RED,PRIME	MBF	\$ 425.00
LOGS,HW,OAK,RED,SELECT	MBF	\$ 335.00
LOGS,HW,OAK,RED,#1	MBF	\$ 245.00
LOGS,HW,OAK,RED,PALLET WD	MBF	\$ 50.00

Seller warrants and represents to be the sole owner of the property, and that said property is free and clear of all charges, encumbrances, and claims of third parties. Seller accepts full responsibility to identify, locate, confirm, or to otherwise inform Buyer of the legal property boundaries of the real property. Seller agrees to indemnify and hold Buyer harmless from all claims, losses, liabilities, and damages suffered by Buyer if Seller's warranties and representations concerning the real property are not true and accurate.

Payment

Sappi shall pay Seller following Buyer's receipt of mill scale for covered forest products. Payment shall be Net 7 from settlement by Sappi of a week's worth of mill scale receipts during the subsequent week. All forest products will be scaled in accordance with applicable wood measurement law, and mill scale will be accepted by Buyer and Seller as final. Seller agrees to accept Buyer's scale for forest products delivered to its mills.

Compliance with Laws

All harvesting of forest products will be undertaken by Buyer in compliance with applicable laws and in accordance with standard commercial practices. Buyer may contract with a third party or parties to perform all or part of the logging operations contemplated under this agreement. Buyer shall use reasonable effort to see that the operations of such third party are conducted in compliance with applicable laws and in accordance with standard commercial practices. It is mutually understood that all operations in fulfillment of this contract will apply the principles of the Sustainable Forestry Initiative®, including the use of Best Management Practices to protect soil & water resources and will comply with all applicable laws including land use and environmental law.

Independent Contractor

Buyer is an independent contractor, and agrees to pay all obligations incurred by it for labor, insurance, or other expenses in connection with the logging of forest products from the premises.

Indemnity

Seller shall be held free and clear of all responsibility from injury, death, and/or property damage to the Buyer, Buyer's employees, or Buyer's equipment used in the performance of responsibilities as identified within this agreement.

Default

In the case of default by either party of the terms of this agreement, the non-defaulting party may give written notice terminating this agreement, effective thirty (30) days after the date of such notice, unless the defaulting party shall cure its default within the thirty (30) day period. The failure to cure such default will automatically terminate this agreement without further notice. Performance of this Agreement by Buyer, shall be excused when prevented by fire, labor dispute, machinery failure, or other forced majeure conditions over which Buyer shall have no reasonable control. Buyer's liability to Seller for breach of this Agreement shall not exceed twice the price of the timber actually harvested from real property by, or for the Buyer.

Governing Law; No Other Agreements

This agreement shall be governed by the laws of the State of Maine, including the Uniform Commercial Code. There are no other agreements or understandings between the parties, and this agreement represents the full and final expression of the parties' intent with respect to the sale and purchase of forest products located on the premises.

THIS AGREEMENT shall be binding upon the heirs, executors, administrators, successors, and assigns of the parties.

In order that there may be no misunderstanding in this matter, please execute this letter in duplicate on the line indicated for your acceptance, retain the copy and return the original promptly to Sappi Fine Paper North America, Wood Fiber & Fuel Procurement, 165 North Avenue, Suite 1, Skowhegan, ME 04976.

NOTE: AGREEMENT MUST BE SIGNED AND RETURNED IN ORDER TO BE VALID

ACCEPTED

Sappi Fine Paper North America

By _____ Date _____ By Paul Larrivee Date 2/15/17
Seller Forester

By _____ Date _____
Regional Manager of Wood Fiber & Fuel Procurement

Sappi Fine Paper North America

Sustainable Forestry Initiative® Standard Policy

Sappi Fine Paper North America has achieved third party certification to the Sustainable Forestry Initiative® (SFI) (2010-2014 Edition) Standard for its wood procurement programs in Maine and Minnesota, and is committed to continuous improvement in the efforts to broaden the practice of sustainable forestry by implementing and achieving the Standard.

Sappi Fine Paper North America employs scientifically, environmentally, socially and economically sustainable forestry practices to meet the needs of the present without compromising the ability of future generations to meet their needs. This is accomplished by practicing and promoting a land stewardship ethic that integrates reforestation, growing, and harvesting of trees for useful products with the conservation of soil, air and water quality, biological diversity, wildlife and aquatic habitat, recreation and aesthetics.

Sappi Fine Paper North America's SFI Policy is to implement and achieve the Principles of Sustainable Forest Management including: practicing sustainable forestry, employing responsible practices, regenerating the forest and maintaining productive capacity, protecting and maintaining long-term forest and soil productivity, protecting water resources, protecting special sites and biological diversity, complying with legal requirements, and continually improving forest practices.

To help implement and achieve the Sustainable Forestry Initiative Standard Principles, Objectives, Performance Measures and Indicators, Sappi Fine Paper North America has developed and adopted appropriate programs and plans to guide its wood and fiber procurement activities. These programs and plans are contained in the SFI Implementation Programs Promoting Sustainable Forestry Practices and the SFI Indicators and Evidence Matrix.

Sappi Fine Paper North America is committed to comply with applicable federal, state and local laws and regulations, including social laws. The company is also committed to annually review the effectiveness of its SFI Policy, Programs, Systems and Processes to continually improve performance.

Dear Forest Landowner:

As one of the landowners that directly supplies us with wood fiber from your own timberland, we are asking for your help to broaden the practice of sustainable forestry.

Sappi Fine Paper North America has achieved third party certification to the Sustainable Forestry Initiative® (SFI) Standard (2010-2014 Edition) and is committed continuous improvement in our efforts to broaden the practice of sustainable forestry. For additional information about these standards please go to www.aboutsfi.com. A copy of our SFPNA Sustainable Forestry Program brochures outlining our commitments to the SFI and compliance with legal requirements is attached.

We encourage you to adopt principles of sustainable forestry on your land and in your operations, similar to those contained in the Sustainable Forestry Initiative Standard. Also attached is a copy of the SFI Information Packet containing brochures promoting regeneration of the forest, the use of Best Management Practices (BMPs) to protect water and visual quality, wildlife and biodiversity.

We provide a number of services to purchase stumpage contract landowners to promote sustainable forestry practices. First, logging contractors are required to implement Best Management Practices, and other applicable laws and regulations, as part of the contract. Secondly, we will be using a qualified logging professional on your property that has completed approved SFI Training to conduct harvesting operations. In addition, Sappi stumpage procurement foresters monitor the logging operation for conformance to state BMPs. The stumpage procurement foresters collect data on stumpage tracts to assess implementation using a BMP/Regeneration Form.

If you have any questions about the harvesting operation, have any suggestions for how you would like the harvesting conducted, or would like to speak to one of our foresters, please feel free to contact us.

Thank you for working with us to broaden the practice of sustainable forestry.
Sincerely,

Ryan P. McAvoy
Region Manager, Wood Procurement
Sappi Fine Paper North America

Board of Selectmen Meeting

For the date of: 10/19/2017

Type of Item:

- Board or Committee Presentation
- Consent Agenda Item
- Public Hearing
- Unfinished Business
- New Business
- Executive Session
- Workshop

Type of Submission:

- Regular Submission
- Additional Agenda Item
- Additional Information

Agenda Number: 17-92

(If this is Unfinished Business, please remember to research and enter the original agenda number above. For Regular Agenda items, the Secretary will assign a number.)

Brief Title of consent or Agenda Item: Consideration and any appropriate action on Electricity Purchase Agreement

Brief Description of Consent or Agenda Item:

Submitted by: Rich Roedner, Town Manager

Date: 10-11-2017

MEMORANDUM

To: Board of Selectmen
From: Richard Roedner, Town Manager
Date: October 11, 2017
Re: Power Purchase

We are approaching the end of our existing contract with Maine Power Options for our electrical power supply. I have been working with MPO over the past several months, monitoring electric rates.

In July, we started tracking rates, and due to usage issues, we were looking at splitting our low volume users from our high users, both at increased in rate from the current year (\$.062/kwh). The impact to us at the time would have been over \$8,000 in higher power costs, based on our past usage.

As the summer has moved along, rates have dropped, and the split service concept was also dropped, allowing us to be on a single rate, which has been dropping consistently from \$.067 down to \$.0667 as of 10/11. This is for a fixed rate four-year contract. The rates are slightly higher for shorter terms, and would then likely be renewed at even higher projected rates when renewed. This would represent an increased cost to us of about \$4,447 (based on past usage), from our current rate of \$.062 /kwh. This contract price includes capacity and supply costs (transmission costs are through CMP). I will have updated figures for our meeting, as the rates change daily/weekly as any commodity does.

My recommendation to the Board is that we enter into a four-year contract with Maine Power Options for the purchase of electricity.

Rich Roedner

From: Jonathan R. Youde <jry@mainepoweroptions.org>
Sent: Wednesday, October 11, 2017 11:50 AM
To: Rich Roedner; Jessica R. Rowe
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Rich,

Thanks for the update, we refreshed pricing for you today and I have listed it below.

Pricing is up a smidge but we can check and follow it as we get closer to October 19th and send over an agreement on that day.

The increase for you is smaller with long term choice, but since 2012 you have received pretty low rates with pricing under \$0.062/kwh. Looking ahead though a four year term at \$0.0667/kwh will create an increase over current expense of about \$4,447.

The long term rate though secures pricing past a period of high capacity costs and provides budget stability.

Topsham (ME), Town of

Internal offer 1-2BPM85E

31 accounts

Fixed Pricing, utility billed

Nov17 – Nov18: \$0.0697

Nov17 – Nov19: \$0.0696

Nov17 – Nov20: \$0.0680

Nov17 – Nov21: \$0.0667

Let me know if you need more information and we will plan on refreshing pricing and send you a contract for Oct 19th assuming pricing is close to current values

Best regards

Jon

Jonathan R.Youde
Program Officer
Maine PowerOptions
Ph: 207-621-0744 x211
Fax 1-866-618-1679
jry@mainepoweroptions.org

From: Rich Roedner [mailto:rrloedner@topshammaine.com]
Sent: Wednesday, October 11, 2017 11:29 AM
To: Jessica R. Rowe; Jonathan R. Youde
Cc: Rich Roedner
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Good morning Jessica and Jonathan

I am planning on bringing the MPO contract to my Board next Thursday, Oct. 19. Can I get an updated rate prior to that date so I can give them information that is as current as possible? I would then plan on getting paperwork signed and to you on Friday, Oct. 20.

With the 10/3 rate of \$0666, can you tell me how that compares to our existing rate? Just for a point of comparison that I can pass along to the Board.

Thanks for monitoring this for us, your support is really appreciated.

Rich

Rich Roedner
Town Manager
Topsham, ME

207-725-5821

rroedner@topshammaine.com

Please be advised that pursuant to Title 1 M.R.S.A. Section 402(3), a public record includes any written, printed or graphic matter or any mechanical or electronic data in the possession or custody of an agency or public official that has been received or prepared for use in connection with the transaction of public or governmental business and contains information relating to the transaction of said business; therefore, the public is advised that any correspondence, whether by traditional method or e-mail with Town offices or Town officials, with certain limited exceptions, is public record and is available for review by any interested party.

From: Jessica R. Rowe [<mailto:jrr@mainepoweroptions.org>]
Sent: Tuesday, October 03, 2017 12:12 PM
To: Jonathan R. Youde <jry@mainepoweroptions.org>; Rich Roedner <rroedner@topshammaine.com>
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Good afternoon Rich,

I hope all is well with you the Town of Topsham. We have obtained updated pricing for you and wanted to provide you with that update.

With above average temperatures for the first week of October we are seeing low pricing with the potential demand for heating being cut. With the weeks dwindling before contract end this is a great time to renew and secure rates.

Today's fixed rate of \$0.0666 would create an increase of roughly \$4,353. This is the lowest rate we've seen for all 31 accounts since we started sending you pricing at the end of July. This is a fully fixed contract and secures all of your supply costs for the term of the contract while keeping costs consistent and low which is always good for budgetary purposes.

This is a fully fixed contract that includes capacity, secures all of your supply costs for the term of the contract and keeps costs consistent and low for the town. The longer term options are best because capacity is lower and provides the best risk management for future increases driven by either higher capacity costs or more normal winter conditions.

Topsham (ME), Town of
31 accounts
Fixed Pricing, utility billed

Nov17 – Nov18: \$0.0696
Nov17 – Nov19: \$0.0695
Nov17 – Nov20: \$0.0679
Nov17 – Nov21: \$0.0666

We can set up a time to discuss pricing and terms if you would like to do so. We are available by phone most days and are happy to answer any questions you may have.

Best Regards,
Jessica

Jessica R. Rowe, Program Assistant
Maine PowerOptions
127 Community Drive, PO Box 2268
Augusta, ME 04338-2268
Phone (207) 621-0744 ext. 202
Fax 1-866-618-1679
jrr@mainepoweroptions.org

From: Jessica R. Rowe
Sent: Wednesday, September 27, 2017 12:59 PM
To: Jonathan R. Youde <jry@mainepoweroptions.org>; 'Rich Roedner' <rroedner@topshammaine.com>
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Rich,

We have obtained refreshed pricing for you and the Town of Topsham and wanted to provide you with that information.

Pricing has improved since last week with the 4 year term now at \$0.0668 compared to \$0.0673 last week. This would still create a slight increase in annual expense by roughly \$4,542 but would secure all of your supply costs for the term of your contract while keeping costs consistent and low for the town.

Topsham (ME), Town of

31 Accounts
Fixed Pricing, utility billed
Nov17 – Nov18: \$0.0699
Nov17 – Nov19: \$0.0697
Nov17 – Nov20: \$0.0682
Nov17 – Nov21: \$0.0668

We are currently seeing favorable rates and could be a good opportunity to secure rates for the long term as we face higher regulatory costs. If you would like to arrange a time to discuss pricing and terms or have any other questions please let us know and we can arrange a time to do so.

I look forward to discussing your potential next steps.

Best Regards,
Jessica

Jessica R. Rowe, Program Assistant
Maine PowerOptions

127 Community Drive, PO Box 2268
Augusta, ME 04338-2268
Phone (207) 621-0744 ext. 202
Fax 1-866-618-1679
jrr@mainepoweroptions.org

From: Jessica R. Rowe
Sent: Wednesday, September 20, 2017 12:38 PM
To: Jonathan R. Youde <jry@mainepoweroptions.org>; 'Rich Roedner' <rroedner@topshammaine.com>
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Good afternoon Rich,

We have continued to monitor pricing for you and wanted to provide you with the latest update for the Town of Topsham.

Pricing is lower than last week though would still create a small increase in annual expense. Based on your current annual usage of 946,306 kwh we estimate your annual expense is roughly \$58,670. With today's 4 year fixed rate of \$0.0673 your annual expense would increase by about \$5,015.

Topsham (ME), Town of

31 Accounts

Fixed Pricing, utility billed

Nov17 – Nov18: \$0.0703

Nov17 – Nov19: \$0.0700

Nov17 – Nov20: \$0.0685

Nov17 – Nov21: \$0.0673

If you would like to set up a time to discuss pricing and terms or have any other questions just let us know and we can arrange a time to do so.

I look forward to discussing your potential next steps.

Regards,
Jessica

Jessica R. Rowe, Program Assistant
Maine PowerOptions
127 Community Drive, PO Box 2268
Augusta, ME 04338-2268
Phone (207) 621-0744 ext. 202
Fax 1-866-618-1679
jrr@mainepoweroptions.org

From: Jonathan R. Youde
Sent: Wednesday, September 13, 2017 8:50 AM
To: 'Rich Roedner' <rroedner@topshammaine.com>
Cc: Jessica R. Rowe <jrr@mainepoweroptions.org>
Subject: RE: Maine PowerOptions members with expiring electricity contracts

Rich,

Board of Selectmen Meeting

For the date of: 10/19/17

Type of Item:

_____ Board or Committee Presentation
_____ Consent Agenda Item
_____ Public Hearing
_____ Unfinished Business
 X New Business
_____ Executive Session
_____ Workshop

Type of Submission:

 X Regular Submission
_____ Additional Agenda Item
_____ Additional Information

Agenda Number: 17-93

(If this is Unfinished Business, please remember to research and enter the original agenda number above. For Regular Agenda items, the Secretary will assign a number.)

Brief Title of consent or Agenda Item: Consideration any appropriate action on adopting a proposed Moratorium on Medical Marijuana Storefronts, and consideration of a Special Town Meeting.

Brief Description of Consent or Agenda Item: See attached memo and draft Moratorium Ordinance.

Submitted by: Richard Roedner, Town Manager **Date:** October 12, 2017

MEMORANDUM

To: Board of Selectmen
From: Richard Roedner, Town Manager
Date: October 11, 2017
Re: Consideration and Any Appropriate Action on a Proposed Moratorium on Medicinal Marijuana Storefront Clinics, and the Scheduling of a Special Town Meeting to Consider Adoption

A week or so ago, we had the grand opening of a “Glass Shop” in the Topsham Fair Mall. This retail use, which required no permits other than building-type permits, has, as an accessory use, a marijuana clinic with a nurse in residence. Clinics are allowed by State Statute, with up to five clients. Since the approval of the recreational marijuana legislation, we have seen a proliferation of retail-style clinics across the State, which have perhaps four permanent clients. The fifth slot, is held open for people who show up, sign up as a client (or obtain a card if needed), obtain their product, and then leave as a client. The resulting ‘vacancy’ is then open for the next person to come through the door.

The sense is that these establishments are trying to get ahead of the retail facilities that will be opening over the next year or so.

Following the grand opening at the Mall, we have been contacted by three other ‘clinics’ about opening up in Topsham. This has raised a concern that since the Town expressed a level of concern over retail operations (hence the moratorium and the thought of perhaps having local regulations), that we would be at risk of having this alternate type of retail facility open with no regulations.

Brunswick has recently adopted a moratorium on storefront clinics, and I have asked our attorney for advice on avenues that may be open to us. Remember, that in general, local governments cannot regulate clinics based on the statute, however, according to our Attorney, DHHS has been allowing local regulation at the zoning level. This will allow us to regulate the store front business model – locations, hours, etc.

I have included a draft Moratorium on Medical Marijuana Storefronts, modelled on a version recently approved by Brunswick. I have edited it to meet our needs, and I expect some further language edits from our attorney this next week (clarifications to language, not new provisions). As soon as I receive the revised version, I will email it to you, and that will be the version we consider on Thursday evening.

If the Board agrees that this issue constitutes an ‘emergency’ under the law, then we should look at a Special Town Meeting to present the Moratorium for adoption. I have tried to set it up that the effective date is October 19, as opposed to the adoption date, which is perfectly legitimate under State Statutes.

TOWN OF Topsham, Maine

**EMERGENCY MORATORIUM ORDINANCE
ON MEDICAL MARIJUANA STOREFRONTS**

WHEREAS, the Town enacted an Emergency Moratorium on Retail Marijuana Stores, Facilities and Social Clubs on May 17, 2016; and

WHEREAS, medical marijuana storefronts are a new type of use which is not specifically regulated under the Maine Medical Use of Marijuana Act, and which causes the same questions and concerns set forth in the Emergency Moratorium on Retail Marijuana Stores, Facilities and Social Clubs (such questions and concerns being included herein by reference); and

WHEREAS, the Town has seen a medical marijuana store front open via a loophole in our existing Zoning Codes; and

WHEREAS, the Town needs time to review regulation being considered by the State and to review its own Code of Ordinances to determine the implications of future proposed medical marijuana storefronts in order to develop reasonable ordinances governing the location and operations of such establishments;

WHEREAS, the Board of Selectmen, with the professional advice and assistance of the Town Manager, Planning Department and Police Department, as well as legal and medical professionals and stakeholders shall study the Town's current Code of Ordinances to determine the land use and other regulatory implications of medical marijuana storefronts and to consider what locations, if any, and approval and performance standards, if any, might be appropriate for such uses; and

WHEREAS, it is anticipated that such a study, review, and development of recommended Ordinance changes will take at least one hundred and eighty (180) days from the date the Town enacts this Moratorium Ordinance on Medical Marijuana Storefronts;

NOW, THEREFORE, be it ordained by the Town of Topsham, as approved by Town Meeting, that the following Moratorium Ordinance on Medical Marijuana Storefronts (the "Moratorium Ordinance") be, and hereby is, enacted, and, in furtherance thereof, the Town of Topsham, as approved by Town Meeting, does hereby declare a moratorium on the location, operation or licensing of any medical marijuana storefronts within the Town, with an effective date of October 19, 2017.

For the purposes of this Moratorium Ordinance, a medical marijuana storefront is defined as an establishment which resembles a retail storefront in terms of signage, hours of operation and accessibility to patrons, and which is operated by one or more registered Primary Caregivers as defined by 22 M.R.S.A. § 2422(8-A) for the sale of marijuana and marijuana products to Qualifying Patients as defined by 22 M.R.S.A. § 2422(9).

BE IT FURTHER ORDAINED, that notwithstanding the provisions of 1 M.R.S.A. § 302, or any other statute to the contrary, this Moratorium Ordinance, when adopted by Town Meeting, shall prohibit the permitting, construction or operating of any Medical Marijuana Storefront that was not in operation by October 19, 2107. Any applications made after October 19, 2107 shall be stayed for the life of the moratorium. The moratorium shall run concurrently with the Emergency Moratorium

on Retail Marijuana Stores, Facilities and Social Clubs and shall expire one hundred and eighty (180) days after the effective date as adopted by Town Meeting, unless extended or repealed by the Board of Selectmen, for the express purpose of drafting an amendment or amendments to the Town's current Code of Ordinances to protect the public from health and safety risks including, but not limited to, compatibility of medical marijuana storefronts with existing and permitted uses in residential, commercial and industrial zoning districts, the potential adverse health and safety effects of medical marijuana storefronts on the community if not properly regulated, and the adequacy of the Town's infrastructure to accommodate the presence of medical marijuana storefronts in the Town.

BE IT FURTHER ORDAINED, that this Moratorium Ordinance shall apply to medical marijuana storefronts that may be proposed to be located within the Town after October 19, 2017, the date at which the Board of Selectmen first considered and reviewed this Ordinance; and

BE IT FURTHER ORDAINED, that no person or organization shall develop or operate a medical marijuana storefront within the Town on or after the enactment date of this Moratorium Ordinance without complying with whatever ordinance amendment or amendments the Town Council may enact as a result of this Moratorium Ordinance; and

BE IT FURTHER ORDAINED, that during the time this Moratorium Ordinance is in effect, no officer, official, employee, office, administrative board or agency of the Town shall accept, process, approve, deny, or in any other way act upon any application for a license, building permit or any other type of land use approval or permit and/or any other permits or licenses related to a medical marijuana storefront unless the application under review was filed with the Town prior to the enactment date of this Ordinance; and

BE IT FURTHER ORDAINED, that those provisions of the Town's current Code of Ordinances that are inconsistent or conflicting with the provisions of this Ordinance, are hereby repealed to the extent that they are applicable for the duration of the moratorium hereby ordained, and as it may be extended as permitted by law, but not otherwise; and

BE IT FURTHER ORDAINED, that if medical marijuana storefronts are established in violation of this Moratorium Ordinance, each day of any continuing violation shall constitute a separate violation of this Moratorium Ordinance, and the Town shall be entitled to all rights available to it in law and equity, including, but not limited to, fines and penalties, injunctive relief, and its reasonable attorney's fees and costs in prosecuting any such violations; and

BE IT FURTHER ORDAINED, that should any section or provision of this Moratorium Ordinance be declared by any court of competent jurisdiction to be invalid, such a declaration shall not invalidate any other section or provision.

Emergency Declaration¹

The Topsham Town Meeting declares the existence of an emergency because the existing Code of Ordinances is insufficient to prevent serious public harm that could be caused by the unregulated development of medical marijuana storefronts, thereby necessitating a moratorium to provide an opportunity for the Town to review the potential impacts and harm that may be caused by such storefronts, and to amend its Code of Ordinances to mitigate the potential impact and harm on the Town and its residents.

This Moratorium, in compliance with applicable State Statutes, shall be enacted as both an emergency and a regular ordinance. It shall be effective as of October 19, 2107 immediately upon adoption by Town Meeting, and shall remain in effect for one hundred eighty (180) days from the effective date unless it is terminated or extended in accordance with this Ordinance.

Proposed: October 19, 2107

Approved: _____ (EMERGENCY)

¹ Section 212. - Emergency ordinances.

- (a) To meet a public emergency affecting life, health, property or the public peace, the council may enact one or more emergency ordinances, but such ordinances may not levy taxes, grant, renew or extend a franchise, or authorize the borrowing of money.
- (b) An emergency ordinance shall be plainly designated an emergency ordinance and, after the enacting clause, it shall contain a declaration stating the existence of an emergency, which shall be described in clear and specific terms.
- (c) An emergency ordinance may be enacted with or without amendment or rejected at the meeting at which it is introduced, but the affirmative vote of at least 6 councilors shall be required for enactment. After its enactment the text of the ordinance shall be published and printed in a newspaper having a general circulation in the community, where it is reasonable to do so in the opinion of the council, and posted in at least 2 public places. Otherwise, the notice must contain a reasonable summary of the enacted ordinance. It shall become effective upon enactment, but it shall automatically stand repealed as of the 50th day following the date on which it was enacted unless it had been enacted as a regular ordinance according to sections 210 and 211 of this article at the time it was adopted as an emergency ordinance.
- (d) An emergency ordinance may be repealed by the enactment of a repealing ordinance in the same manner specified in this section for the enactment of emergency ordinances. An emergency ordinance may become a regular ordinance by its reenactment according to sections 210 and 211 of this article.