



Town of Old Orchard Beach
Office of the Town Manager

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www.oobmaine.com/town-council

Regular Town Council Meeting Minutes

October 21, 2025

I, Tim Fleury, Secretary to the Town Council of Old Orchard Beach, Maine, do hereby certify that the foregoing document consisting of 19 pages is a copy of the original minutes from the regular meeting of the Old Orchard Beach Town Council held on 10/21/2025.

Prepared By:	Tim Fleury
Approved By:	Old Orchard Beach Town Council
Approval Date:	11/18/2025

Respectfully
Submitted,

Tim Fleury
Town Council
Secretary



Town Council - Meeting Agenda

October 21st, 2025 @ 6:30pm
Council Chambers - 1 Portland Avenue

www.oobmaine.com/town-council

**Members of the public wishing to view the meeting from home may tune into Local Access TV (Channel 3 or 1301 - check with your provider) or by clicking the Meeting Videos link on oobmaine.com.)*

PLEDGE OF ALLEGIANCE:

ROLL CALL: No Councilor Reid

ACKNOWLEDGEMENTS:

GOOD & WELFARE:

Jay Kelley – 12 Oakmont Drive – Mr. Kelley read a letter from Councilor Reid endorsing Mr. Kelley for the open seat on the Town Council.

Mark Koenig – 38 Fern Ave – conversation committee – thanked Council and Town Manager for including agenda item #8883 – as it connects the trails in Town with a safe sidewalk to access the trail system – would like to be included in discussion on sidewalk development

PRESENTATION:

ACCEPTANCE OF MINUTES:

Accept the minutes from the 10/7/2025 Regular Town Council meeting.

Chair: Shawn O'Neill

Motion to accept: Councilor Tousignant

Second: Councilor Rague

Vote: 4-0

PUBLIC HEARING:

Public Hearing: Referendum Question #1: Shall Order #2025-3 entitled, "Order to Authorize the Town of Old Orchard Beach to issue General Obligation Bonds in the Principal Amount Not to Exceed \$1,200,000 to Acquire a New Sutphen Fire Truck" be adopted?

Chair: Shawn O'Neill

The vehicle to be replaced is a 2007 Seagrave Engine that was purchased as a demo. It served 10 years as a frontline engine. With the purchase of the 2016 Sutphen it was placed as the reserve engine and has served for 12 years. With the anticipated build time of 3-4 years for the new engine, the Seagrave will be 25-26 years old. NFPA considers the life of a fire truck to be 25 years, although not a mandate it is considered an industry standard.

In the last 10-15 years much progress has been made in upgrading functional capabilities and improving the safety features of fire apparatus. Because the changes, upgrades and fine tuning to NFPA 1901 have been truly significant, especially in the area of safety, fire departments should seriously consider the value (or risk) to firefighters of keeping fire apparatus more than 15 years old in first line service.

Chairman O'Neill opened the hearing @: 6:39 pm

Councilor Tousignant – what year would the truck be when delivered – Fire

Chief Gilboy – based on results of ballot, chassis will be a 2027 and the build will go from there – Vice Chair Blow – will it be the in-service date or the build date? Fire Chief Gilboy – in-service date – Vice Chair Blow – will the old truck be traded in? – Fire Chief Gilboy – currently researching trade in versus selling to company – does not work well going to auction.

Chairman O'Neill closed the hearing @: 6:42 pm

PUBLIC HEARING – ORDINANCE AMENDMENTS:

Public Hearing: Shall the Town repeal and replace the General Assistance Ordinance.

Chair: Shawn O’Neill

This item for ordinance amendments is for the annual increase to the overall maximums, food maximums, and housing maximums for General Assistance, and is recommended by Maine Municipal Association and the State of Maine Department of Health and Human Services (DHHS).

Chairman O’Neill opened the hearing @: 6:42 pm

Chairman O’Neill closed the hearing @: 6:43 pm

PUBLIC HEARING – BUSINESS LICENSE & APPROVALS:

Melanie Guerrette, (315-17-9), 46 Ocean Avenue, one (1) seasonal short-term rental.

Woodrouffe and Lisa Bartley, (107-2-29), 105 Ross Road, one (1) year-round short-term rental.

Anne Paterson, (323-9-5), 31 Temple Avenue, one (1) seasonal short-term rental.

Peter Beyeler, (210-2-6-35), 18 Smithwheel Road #35, one (1) year-round rental.

James Wicks, (207-2-13-314), 161 Saco Avenue #314, one (1) year-round rental.

Chair: Shawn O'Neill

Chairman O'Neill opened the hearing @: 6:43 pm

Motion to accept: Councilor Tousignant

Second: Councilor Rague

Vote: 4-0

Chairman O'Neill closed the hearing @: 6:44 pm

PUBLIC HEARING – SPECIAL AMUSEMENT PERMITS & APPROVALS:

Portland Avenue Associates, Grand Beach Inn, Beach Vibes Bistro, (202-3-5), 198 East Grand Avenue, acoustic, inside and outside, 1:00pm to 9:00pm, Sunday through Saturday (no change).

Patio Pub, Hooligan's Landing, (306-6-1), 2 Old Orchard Street, DJ, solo performance, inside, 12:00pm to 12:30am, Sunday through Saturday (last year until 1:00am).

Patio Pub, Pier Patio Pub, (306-6-1) 2 Old Orchard Street, DJ, solo performance, band, comedy, inside and outside, 11:00am to 1:00am, Sunday through Saturday, (no change).

TPR, Inc., Bull and Brew Winghouse, (306-5-2), 6 East Grand Avenue, DJ, solo performance, duet, band, inside, 12:00pm to 12:45am, Sunday through Saturday, (last year until 1:00am).

TPR, Inc., The Big Kahuna (formerly Tequilla Frogs), (306-5-3), 8 East Grand Avenue, DJ, solo performance, duet, inside and outside, 12:00pm to 12:30am, Sunday through Saturday, (no change).

Chair: Shawn O'Neill

Chairman O'Neill opened the hearing @: 6:45 pm

Motion to accept: Vice Chair Blow

Second: Councilor Rague

Vote: 4-0

Chairman O'Neill closed the hearing @: 6:45 pm

TOWN MANAGER REPORT

Vice Chairman Blow gave an update on the I-195 traffic study in addition to Town Manager Asanza's report.

NEW BUSINESS:

AGENDA ITEM #8883

Discussion with Action: To enter into an Agreement between Section D & E LLC and the Town of Old Orchard Beach to construct pedestrian sidewalks on the public right of way on Wild Dunes Way between the Dune Grass Golf Course Maintenance Facility Building to Ross Road and on Ross Road from Wild Dunes Way to Pond View Road, and Magnolia Drive to Cascade Road and heading east on Cascade Road approximately 750 feet, with an estimated total cost of \$700,000, and to appropriate an amount not to exceed \$350,000.00 as the Town's contribution towards the construction of the sidewalks, from account number 50002-50507 CIP Sidewalk Expense with a balance of \$884,267.77.

Chair: Shawn O'Neill

This is an opportunity to install sidewalks on Wild Dunes Way from the golf course maintenance facility (by Dirigo Extension) to Ross Road and continuing on Ross Road to Pond View Road. It also includes new sidewalks off of Magnolia Drive onto Cascade Road extending to Powder Horn campground (about 700'). This sidewalk project represents a strategic investment in accessibility and public safety and aligns with the Town's long-term goal of sidewalks on Ross Road. Once the sidewalks have been installed by the developer which must meet ME DOT requirements and Town ordinances, the Town will reimburse Section D&E, LLC for the Town's share in the amount of \$350,000.

Guy Fontaine – will this include streetlights? – Chairman O'Neill – no current plan to add additional streetlights but is a good opportunity to add to pedestrian safety in Town at a savings to taxpayers.

Motion to approve: Vice Chair Blow
Second: Councilor Rague
Vote: 4-0

AGENDA ITEM #8884

Discussion with Action: Approve the transfer of the forfeitable items of the Defendant in Rem#1 and Rem#2 (Namely \$10,068.00 and \$870.00), or any portion thereof, pursuant to 15 M.R.S.A. Section 5824(3) and Section 5826(6); should it be awarded by the Courts, Docket No. Councilor Rague-21-618.

Chair: Shawn O'Neill

15 M.R.S.A. §5824(3) requires that, before any forfeitable item may be transferred to a State Agency, County or Municipality, the municipal legislative body must publicly vote to accept the item(s) if subsequently ordered forfeited by the Court.

As with all forfeitures, an approval of a transfer by the municipal legislative body does not guarantee either that the Defendant(s) In Rem will in fact be forfeited or, if forfeited, that the Court will order the item(s) transferred to the approving Department, Agency, County or Municipality.

Final forfeiture is not guaranteed and both the municipal legislative body and the law enforcement agency involved are cautioned that they should not encumber funds or property until a Final Order granting them lawful title to the property is delivered to them.

Motion to approve: Councilor Tousignant

Second: Vice Chair Blow

Vote: 4-0

AGENDA ITEM #8885

Discussion with Action: Renew the liquor license for Portland Avenue Associates, Grand Beach Inn, Beach Vibes Bistro, (202-3-5), 198 East Grand Avenue, m-s-v in a hotel.

Chair: Shawn O'Neill

Motion to renew: Vice Chair Blow
Second: Councilor Tousignant
Vote: 4-0

AGENDA ITEM #8886

Discussion with Action: Renew the liquor license for Patio Pub, Hooligan's Landing, (306-6-1), 2 Old Orchard Street, m-s-v in a restaurant.

Chair: Shawn O'Neill

Motion to renew: Vice Chair Blow

Second: Councilor Rague

Vote: 4-0

AGENDA ITEM #8887

Discussion with Action: Renew the liquor license for Patio Pub, Pier Patio Pub, (306-6-1) 2 Old Orchard Street, m-s-v in a restaurant.

Chair: Shawn O'Neill

Motion to renew: Councilor Tousignant

Second: Councilor Rague

Vote: 4-0

AGENDA ITEM #8888

Discussion with Action: Renew the liquor license for TPR, Inc., Bull and Brew Winghouse, (306-5-2), 6 East Grand Avenue, m-s-v in a restaurant.

Chair: Shawn O'Neill

Motion to renew: Councilor Tousignant

Second: Councilor Rague

Vote: 4-0

AGENDA ITEM #8889

Discussion with Action: Renew the liquor license for TPR, Inc., The Big Kahuna (formerly Tequilla Frogs), (306-5-3), 8 East Grand Avenue, m-s-v in a restaurant.

Chair: Shawn O'Neill

Motion to renew: Vice Chair Blow
Second: Councilor Rague
Vote: 4-0

AGENDA ITEM #8890

Discussion with Action: Approve the Special Event Permit application for the Chamber of Commerce to hold their Celebration-by-the-Sea winter event co-sponsored by the Town of Old Orchard Beach. Set-up and takedown from 2:00 pm to 6:00 pm and the event from 3:00 pm- 5:30 pm in Memorial Park on Saturday, December 6th, 2025, to include a tree lighting in Memorial Park. Request to close First Street from the Memorial Park parking lot to Staples Street.

Chair: Shawn O'Neill

Motion to approve: Councilor Rague

Second: Councilor Tousignant

Vote: 4-0

EXECUTIVE SESSION:

The Town Council will be holding an Executive Session for the discussion or consideration of the employment, appointment, assignment, duties, promotion, demotion, compensation, evaluation, disciplining, resignation or dismissal of an individual or group of public officials, appointees or employees of the body or agency under Title 1 M.R.S.A. Section 405 (6) (A), and the Council anticipates that the discussion will be held in executive session.

Chair: Shawn O'Neill

EXECUTIVE SESSION:

The Town Council will be holding an Executive Session for the discussion or consideration of the condition, acquisition or the use of real or personal property permanently attached to real property or interests therein or disposition of publicly held property or economic development only if premature disclosures of the information would prejudice the competitive or bargaining position of the body or agency under Title 1 M.R.S.A. Section 405 (6) (C) and the Council anticipates that the discussion will be held in executive session.

Chair: Shawn O'Neill

Motion to enter into executive session @ 8:15 pm: Councilor Rague

Second: Vice Chair Blow

Vote: 4-0

Motion to leave executive session @ 8:30pm: Councilor Rague

Second: Vice Chair Blow

Vote: 4-0

ADJOURNMENT

Chair: Shawn O'Neill

Motion to adjourn @ 8:30 pm: Councilor Rague

Second: Vice Chair Blow

Vote: 4-0