



Town Council - Meeting Agenda

February 3, 2025 @ 6:30pm
Council Chambers - 1 Portland Avenue

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PLEDGE OF ALLEGIANCE:

ROLL CALL:

ACKNOWLEDGEMENTS:

GOOD & WELFARE:

PRESENTATION:

ACCEPTANCE OF MINUTES:

Accept the minutes of the 1.20.2026 Regular Town Council Meeting.

Chair: Shawn O'Neill

PUBLIC HEARING – BUSINESS LICENSE & APPROVALS:

Osama Yakout, 5 Kinney Avenue #303, 306-2-3-11, 1 Year-Round Short-Term Rental.

Kristin Martin, Milliken Heights LP, 38 Portland Avenue, 205-1-41, 55 Year-Round Rentals.

Eileen Carbonneau, 33 Gables Way, 107-2-17-19, 1 Year-Round Rental.

Brad Gouzie, 199 West Grand Avenue, 324-2-5, 1 Year-Round Short-Term Rental.

Chair: Shawn O’Neill

TOWN MANAGER REPORT

NEW BUSINESS:

AGENDA ITEM #8939

Discussion with Action: Set the Public Hearing date of February 17, 2026 to consider a request from the Village at Pond View Woods Homeowners Association to accept title and to accept and establish as town ways those developed portions of Bouchard Court, Paige Avenue and Casey Lane as depicted on the subdivision plan entitled “Final Plan, Orchard Ridge Estates, Portland Avenue, Old Orchard Beach, Maine,” by BH2M, dated November 2014, recorded in the York County Registry of Deeds in Plan Book 375, Page 44, together with all of the rights appurtenant thereto and all guardrails, hydrants, curbing, catch basins and associated drainage piping situated in or under said roadway right of way, but specifically excluding any sidewalks, stormwater runoff systems, electrical, sewer, gas and other utility infrastructure, bollards, lampposts, lights and lighting facilities for all of which the Grantor reserves and retains an easement for the installation, use and maintenance thereof. Notwithstanding the grant of catch basins and associated drainage piping, the Grantor herein shall be responsible for the maintenance of any vegetated soil filters and stormwater facilities located outside the said right of way. As described in the Warranty Deed from The Village at Pond View

Woods Homeowners Association to the Town of Old Orchard Beach, Maine, dated,_____.

Chair: Shawn O’Neill

AGENDA ITEM #8940

Discussion with Action: Set the public hearing date for February 17, 2026 for the Town Council to consider amendments to the Code of Ordinances, Chapter 34, Section 34-26 and Chapter 78, Sections 78-1, 78-212 (a), 78-213 (b), 78-717 (1), 78-721, 78-747 (1), 78-750, 78-802, 78-805, 78-832, 78-835, 78-992, 78-994, 78-2128. The purpose of these amendments is to increase housing opportunities for J1 and H2B visa holders.

Chair: Shawn O'Neill

AGENDA ITEM #8941

Discussion with Action: Renew the liquor license for JBTS INC, Joseph's By The Sea, 310-3-3, 55 West Grand Avenue, Class A Restaurant/Lounge, On-Premise, Beer, Wine & Spirits

Chair: Shawn O'Neill

AGENDA ITEM #8942

Discussion with Action: Approve the quote from Pratt and Sons Inc. for the Sandpiper Drainage Project in the amount of \$86,630.00 from account #50002-50831 Stormwater Maintenance and Improvement with a balance of \$475,904.07.

Chair: Shawn O'Neill

AGENDA ITEM #8943

Discussion with Action: Appoint David Baird as Election Warden, term to expire 10/01/2026.

Chair: Shawn O'Neill

AGENDA ITEM #8944

Discussion with Action: Appoint Ryan Faley as Zoning Board of Appeals member, term to expire 12/31/2028.

Chair: Shawn O'Neill

ADJOURNMENT

Chair: Shawn O'Neill