

Kevin Beal

From: James D Chaousis II <jchaousis@ci.rockland.me.us>
Sent: Friday, May 01, 2015 4:56 PM
To: 'Pete Cella'
Subject: RE: Proposed land sale

Thank you.

James D Chaousis II, City Manager
City of Rockland
270 Pleasant Street
Rockland, ME 04841
Phone (207)593-0636
www.ci.rockland.me.us
jchaousis@ci.rockland.me.us

From: Pete Cella [<mailto:pete@coyotellc.com>]
Sent: Friday, May 01, 2015 7:52 AM
To: jchaousis@ci.rockland.me.us
Subject: Re: Proposed land sale

After my previous email, I became concerned that I did not get the proper point across. I am NOT opposed to the plant or the pipeline coming into the area or the positive impact on the tax base. I am just opposed to the location so close to route 1, the tourist corridor entering the city, and that specific location. I believe there are other parcels in Rockland such as in the industrial park or closer to route 90 that could be better suited for this opportunity. Please feel free to call to discuss at 207-701-1408. Thank you

Pete Cella.

On May 1, 2015 7:37 AM, "Pete Cella" <pete@coyotellc.com> wrote:

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I am seriously concerned about the vote in favour of allowing a natural gas-fired combined cycle energy plant to be built in the city of Rockland so close to town. I currently own land on Dodgers mountain that overlooks that very area of town and have recently weathered an effort to make my land not able to be subdivided which is devalued it greatly. Now I am facing having to look off and see a big smoke stack and large industrial facility right in my view. A combined cycle power plant does not belong that close to a tourist destination.

I find it difficult to imagine that the city council would not allow a Super Walmart to be built in the city and could not get a drugstore built to replace an aging church and laundromat, but that they are quickly willing to consider an industrial smokestack and combined cycle energy plant right in the middle of things. it just baffles my mind and I am strongly opposed.

While I understand the numerous benefits such as a large help in the tax base and by bringing a natural gas supply to the region, I think this decision is being made too hastily and that there may be better locations for this.

Remember that there will also be massive infrastructure requirements for this facility. To produce and transmit large quantities of electricity there must be new power transmission lines built which would likely go to the park Street Substation and for FMC or other places to receive the steam power all the streets would need to be dug up and steam lines buried not to mention all of the work and disruption to actually bring a gas pipeline into the city .

I do understand the need to lower tax rates and increase the tax base however I don't believe a hasty decision on this option is the best course of action. Please reconsider and vote no.

Respectfully,
Pete Cella

Kevin Beal

From: James D Chaousis II <jchaousis@ci.rockland.me.us>
Sent: Friday, May 01, 2015 4:55 PM
To: 'ripplesinn'
Subject: RE: I am opposed to the Energy project for a variety of reasons.

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From: ripplesinn [<mailto:ripplesinn@yahoo.com>]
Sent: Friday, May 01, 2015 7:57 AM
To: Valli Geiger; williamclayton79@gmail.com; louise MacLellan-Ruf I; jchaousis@ci.rockland.me.us; frankisganitis@gmail.com; larrypritchett.council@gmail.com
Subject: I am opposed to the Energy project for a variety of reasons.

Hi guys.

Thanks for you time and efforts on our behalf, as always.

However I do feel that this will ultimately be a huge waste of time and energy. The fact that it's a power company with all the inherent risks and liabilities, potentially located at the entrance to our town and within a few short blocks of the harbor and SCHOOLS and neighborhoods.... it's just NOT a good fit.

Yes, we are all aware that Rockland is desperate for taxable industry to maintain our schools and infrastructure... but desperate people do not generally make good and wise or well thought out decisions. Furthermore, on reading the Free Press article, **it appears that this company would get years of tax relief as well!** What the hey????

Sorry, but I just can't condone the council wasting their time and efforts in this way. Get the property assessed and marketed properly. Only in fairy tales are there geese who lay golden eggs...

Sandi Dillon
ripples inn at the harbor
16 pleasant st
rockland, me

Kevin Beal

From: James D Chaousis II <jchaousis@ci.rockland.me.us>
Sent: Friday, May 01, 2015 4:52 PM
To: shs61tal@midcoast.com
Subject: RE: Proposal by Energy Management

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270 Pleasant Street
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Phone (207)593-0636
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From: shs61tal@midcoast.com [<mailto:shs61tal@midcoast.com>]
Sent: Friday, May 01, 2015 8:15 AM
To: jchaousis@ci.rockland.me.us
Subject: Proposal by Energy Management

Dear Mr. Chaousis,

I feel strongly that the proposal made by Energy Management, Inc. needs to be fully explored. I am glad that there is a meeting scheduled today to discuss this matter. Also it is my feeling that the individuals who attended the meeting on Wednesday did not represent the wishes of the majority regarding this matter. My personal feeling is that projects like these are needed and I am concerned that a small minority was able to prevent all the voters of this town from fully considering this proposal. I also wish to thank city government for scheduling today's meeting.

Again, thank you,

Mr. Stacey H. Shields, 61 Talbot Avenue.

Kevin Beal

From: Kevin Beal <kbeal@ci.rockland.me.us>
Sent: Friday, May 01, 2015 2:23 PM
To: ecoleman@clear-energy.us
Cc: 'Jim Chaousis'; 'Audra Bell'
Subject: Rockland Energy Option Agreement
Attachments: Rockland Energy Option Agreement - Rev'd 05-01-15.pdf

Evan:

As requested, I attach a pdf of the current proposed option agreement.

Kevin Beal
City Attorney
Rockland City Hall
270 Pleasant Street
Rockland, ME 04841
kbeal@ci.rockland.me.us
(207) 594-0305

Kevin Beal

From: Patti Miller <patricia550@msn.com>
Sent: Friday, May 01, 2015 9:03 AM
To: Jchaousis@ci.rockland.me.us
Subject: power plant

I wanted to let you know that I am very opposed to having a power plant in Rockland But was unable to attend special meeting today.

Kevin Beal

From: Tiffany Monroe <tiffany.monroe@yahoo.com>
Sent: Friday, May 01, 2015 9:01 AM
To: frankisganitis@gmail.com; larrypritchett.council@gmail.com; williamclayton79@gmail.com; ldmaclellan5@hotmail.com; valli.citycouncil@gmail.com; jchaousis@ci.rockland.me.us
Subject: Proposed Natural Gas Plant

Good Morning:

I am ashamed to say that I am not usually actively involved in City government issues. I am a working mom and too often I sit back and complain about the way things are run in this City as well as my tax bill instead of voicing my opinions. My lack of time isn't an excuse. I am writing to you all because I feel that it is time the City of Rockland opens its doors and allows (or at least considers) new businesses to come here. The tax burden for me, and most other residents, has become completely out of control. I strongly believe a major reason for this is Rockland's aversion to change. I have seen many business opportunities lost to other towns, but I hope this is not another one. Of course, I do not know all of the facts with regard to environmental impact, etc, but I would like the chance to see this at a referendum vote.

Thank you and good luck.

Tiffany Monroe
16 Seavey Lane
Rockland, ME 04841
542-8896

Kevin Beal

From: Dan Pease <dan@rockharbor.me>
Sent: Friday, May 01, 2015 8:51 AM
To: frankisganitis@gmail.com; larrypritchett.council@gmail.com; williamclayton79@gmail.com; ldmaclellan5@hotmail.com; valli.citycouncil@gmail.com; jchaousis@ci.rockland.me.us
Subject: Natural Gas Project in Rockland

Good Morning,

As a downtown business owner, I feel that this Natural Gas plant project could be very beneficial for Rockland businesses and residents. I don't know enough about the project to say that it is the right fit for Rockland, or what the environmental or economical impacts will be, but I think it is at least worth the conversation. Please take the time to look at all angles before making a decision on this issue. Thank you for your time.

Dan Pease
Owner / Head Brewer
Rock Harbor Pub & Brewery

Kevin Beal

From: Sarah Tolman <Sarah.Tolman@thefirst.com>
Sent: Friday, May 01, 2015 8:42 AM
To: jchaousis@ci.rockland.me.us
Subject: FW: latest decision

Hi Jim,

I saw you notice that you are looking for feedback from local residents in regards to the recent vote. I thought I would forward along an email my husband sent over to Will Clayton yesterday. It sums up our thoughts on the issue, as well as many of our friends who represent younger working families in the City.

I hope all is well.

Thanks,
Sarah

Sarah Tolman | Senior Vice President
The First, N.A., a division of The First Bancorp
114 Commercial Street
P.O. Box 1137
Rockport, ME 04856
800-564-3195 ext 2514 | cell 691-3509
sarah.tolman@thefirst.com
www.thefirst.com

-----Original Message-----

From: Michael Tolman [<mailto:MTolman@rsu13.org>]
Sent: Friday, May 01, 2015 7:32 AM
To: Sarah Tolman
Subject: FW: latest decision

From: mike tolman <mtolman@rsu13.org<<mailto:mtolman@rsu13.org>>>
Date: Thursday, April 30, 2015 at 8:07 AM
To: "williamclayton79@gmail.com<<mailto:williamclayton79@gmail.com>>"
<williamclayton79@gmail.com<<mailto:williamclayton79@gmail.com>>>
Subject: latest decision

Good morning Will,

I know I don't have all the facts but from the outside looking in, but this is my feeling on the subject.

Im not one to usually question decisions that the council makes, but last night I have to wonder what the council was thinking? Our town is in desperate need of tax relief, and to just dismiss a potential opportunity for such relief is irresponsible. I like to think that this deal was carefully considered by the council and gained approval by the council on the merits of it being good for the city. If this is the case, then members of the council should have stood behind their

decision and explained why such a decision was made, not simply back down because a few voiced their disapproval. At the very least there should have been informed discussions on the topic.

Take a look at houses for sale in this area, then look at the tax amount for those houses, its absolutely ridiculous. This doesn't even begin to look at what the city is offering for its tax dollars as apposed to neighboring towns as it pertains to young families.

We cannot continue to run this city like its a retirement community, a robust fishing village from the 70s, or even strictly a tourist attraction.

Although those aspects of this community are vital, people are living and working in this area now and want to see this place prosper so perhaps the next generation will want to live here as well.

Thanks for your time.

Mike Tolman

This email message may contain information that is privileged, confidential, or exempt from disclosure under applicable law. All recipients are notified that if this message comes to your attention by mistake, any dissemination, use, or copying of the information is prohibited. If you receive this message in error, please notify the sender at once. Thank you.

Kevin Beal

From: Peg Junge <peg.junge@gmail.com>
Sent: Friday, May 01, 2015 8:40 AM
To: jchaousis@ci.rockland.me.us
Subject: Subject of natural gas plant

Hello,

I support the city council in continuing to research the impacts and issues around the proposed natural gas plant in Rockland. It appears that a few vocal citizens are scaring city councilors into backtracking on a process the councilors obviously thought had merit. I encourage you all to proceed with deliberation and wisdom and involve all of Rockland in the months ahead. Personally, I view natural gas as a good thing for Rockland and less polluting than wood and oil, which are the norm in town.

Best wishes for a good meeting this morning.

Peg Junge
21 Center Street

Kevin Beal

From: shs61tal@midcoast.com
Sent: Friday, May 01, 2015 8:15 AM
To: jchaousis@ci.rockland.me.us
Subject: Proposal by Energy Management

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Again, thank you,

Mr. Stacey H. Shields, 61 Talbot Avenue.

Kevin Beal

From: Heidi V. Neal <heidi@loyalbiscuit.com>
Sent: Friday, May 01, 2015 8:05 AM
To: frankisganitis@gmail.com; Larry R. Pritchett; William Clayton; Idmaclellan5@hotmail.com; valli.citycouncil@gmail.com; jchaousis@ci.rockland.me.us
Cc: Joel Neal
Subject: Support for further discussions

Good morning,

Due to work requirements, neither I nor my husband, Joel Neal, Jr will be able to attend the session this morning. Both of us, as Rockland residents, support further discussion on the power plant initiative.

Sincerely,

Heidi & Joel Neal

--

Heidi Vanorse Neal, Owner

Loyal Biscuit Co.

442 Main St ~ Rockland, ME 04841 ~ 207-594-5269

Reny's Plaza ~ Belfast, ME 04915 ~ 207-930-8100

39 Mechanic St ~ Knox Mill ~ Camden, ME 04843 ~ 207-236-3354

NOW OPEN!! *109 Main St ~ Waterville, ME 04901 ~ 207.660.9200*

www.loyalbiscuit.com

www.facebook.com/loyalbiscuit

2015 S.B.A. Maine Small Business of the Year

2015 Retailer of the Year, 2 - 10 Units - Global Pet Expo & Pet Business Monthly

2015 Small Business of the Year - PBRCC

2014 Retailer of the Year - PetAge Magazine

2014/2015 Retailer of the Year - Outstanding Community Outreach - Pet Product News Int'l



Kevin Beal

From: Shlomit Auciello <timolhs@gmail.com>
Sent: Friday, May 01, 2015 8:02 AM
To: jchaousis@ci.rockland.me.us
Subject: Power and power plants

I am a citizen and taxpayer in Rockland, currently away at school. I am appalled at the manner in which the council and your office have handled the potential sale of our City Hall to a private company for the primary benefit of another private company.

A matter of this significance deserves the full deliberation of the democratic process in full view of the citizenry. All of our elected officials should be present and have had time to inform themselves, not only about the matter on the table but on all the details and intentions of the potential purchaser and tube concerns of the voters. A public meeting should be held at least 10 days prior to any council vote. This meeting should be held on a weekend so that the greatest number of citizens may participate.

The cost of public education, the library and other essential services must be met, but not at the expense of our health of that of our fellow citizens in places where the production of cheap fuels is endangering health and safety.

With respect,

Shlomit Auciello
542-0651

--
"I like to drive with the windows open. I mean, before you know it, you're going to spend plenty of time sealed up in a box anyway, right?" -Tom Magliozzi

Kevin Beal

From: ripplesinn <ripplesinn@yahoo.com>
Sent: Friday, May 01, 2015 7:57 AM
To: Valli Geiger; williamclayton79@gmail.com; louise MacLellan-Ruf I;
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Yes, we are all aware that Rockland is desperate for taxable industry to maintain our schools and infrastructure... but desperate people do not generally make good and wise or well thought out decisions. Furthermore, on reading the Free Press article, **it appears that this company would get years of tax relief as well!** What the hey????

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Sandi Dillen
ripples inn at the harbor
16 pleasant st
rockland, me

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While I understand the numerous benefits such as a large help in the tax base and by bringing a natural gas supply to the region, I think this decision is being made too hastily and that there may be better locations for this.

Remember that there will also be massive infrastructure requirements for this facility. To produce and transmit large quantities of electricity there must be new power transmission lines built which would likely go to the park Street Substation and for FMC or other places to receive the steam power all the streets would need to be dug up and steam lines buried not to mention all of the work and disruption to actually bring a gas pipeline into the city .

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From: James D Chaousis II <jchaousis@ci.rockland.me.us>
Sent: Friday, May 01, 2015 7:55 AM
To: Frank Isganitis; Larry Pritchett; Louise MacLellan-Ruf; Valli Geiger; William Clayton
Subject: FW: Proposed land sale

FYI

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Kevin Beal

From: James D Chaousis II <jchaousis@ci.rockland.me.us>
Sent: Friday, May 01, 2015 7:24 AM
To: 'Judith Lawson'
Subject: RE: May Day City Council Meeting

Thank you. I will pass this information to the Council.

James D Chaousis II, City Manager
City of Rockland
270 Pleasant Street
Rockland, ME 04841
Phone (207)593-0636
www.ci.rockland.me.us
jchaousis@ci.rockland.me.us

From: Judith Lawson [<mailto:jwzcls@gmail.com>]
Sent: Friday, May 01, 2015 7:24 AM
To: jchaousis@ci.rockland.me.us
Subject: May Day City Council Meeting

From what I've read the proposed gas plant appears to fly in the face of common sense. We are in a global climate emergency that requires rapid uncoupling from fossil fuels. Maine has invested considerable R&D in renewable energy. At the very least the citizens of Rockland must be given every opportunity to examine and study the proposed land purchase by a fossil fuel energy plant. Slow down and plan for a long, careful period of study with maximum citizen involvement.

Kevin Beal

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Sent: Friday, May 01, 2015 7:24 AM
To: Frank Isganitis; Larry Pritchett; Louise MacLellan-Ruf; Valli Geiger; William Clayton
Subject: FW: May Day City Council Meeting

FYI

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Kevin Beal

From: Michael Hall <mhall@hallfuneralhomes.com>
Sent: Friday, May 01, 2015 7:23 AM
To: jchaousis@ci.rockland.me.us
Subject: RE: Economic Development

Good luck!

On May 1, 2015 7:19 AM, "James D Chaousis II" <jchaousis@ci.rockland.me.us> wrote:

Thank you.

James D Chaousis II, City Manager

City of Rockland

270 Pleasant Street

Rockland, ME 04841

Phone [\(207\)593-0636](tel:(207)593-0636)

www.ci.rockland.me.us

jchaousis@ci.rockland.me.us

From: Michael Hall [<mailto:mhall@hallfuneralhomes.com>]
Sent: Thursday, April 30, 2015 11:43 PM
To: frankisganitis@gmail.com; larrypritchett.council@gmail.com; William Clayton; ldmaclellan5@hotmail.com; valli.citycouncil@gmail.com; jchaousis@ci.rockland.me.us
Subject: Economic Development

Dear Rockland City Council Members,

An important aspect of the Penobscot Bay Regional Chambers mission is to support economic development in our region. This is also part of our current strategic plan. The power plant is an economic development matter. The Chamber is not stating whether it is "for or against" a natural gas plant in Rockland. The Chamber

is simply stating that, "We can, and should support economic development, either profit or non-profit, as long as it benefits the region by providing new or better jobs, a broader tax base and overall growth to our region. The Chamber would be in favor of supporting the Rockland City Council as they continue their due diligence, and as they explore future opportunities for economic development in Rockland.

Sincerely,

Michael Hall, President

Penobscot Bay Regional Chamber of Commerce