

**WARRANT
SPECIAL TOWN MEETING
HARPSWELL, MAINE
MAY 20, 2004**

Cumberland, s.s.

State of Maine

To any Constable or Resident of the Town of Harpswell:

You are hereby required in the name of the State of Maine to notify and warn the inhabitants of the Town of Harpswell qualified to vote in Town affairs to assemble at Harpswell Islands School, Route 24, Harpswell, Maine on Thursday the twentieth day of May, 2004 at 7 o'clock in the evening of said day to act on Articles 1 through 22.

Art. 1 – To choose a Moderator to preside at said meeting.

Art. 2 - Shall an ordinance entitled “2004 Amendments to the Basic Land Use Ordinance, the Site Plan Review Ordinance and the Subdivision Ordinance Regarding the Method Notifying Abutters” be enacted?

Art. 3 – Shall an ordinance entitled “2004 Amendments to the Basic Land Use Ordinance Regarding the Size of an Accessory Structure Allowed within Sideline and Rear Setbacks” be enacted?

Art. 4 – Shall an ordinance entitled “2004 Amendments to the Shoreland Zoning Ordinance Regarding the Placement of Accessory Structures within Sideline and Rear Setbacks” be enacted?

Art. 5 – Shall an ordinance entitled “2004 Amendments to the Shoreland Zoning Ordinance Regarding the Width of Commercial Fishing Wharfs” be enacted?

Art. 6 – Shall an ordinance entitled “2004 Amendments to the Shoreland Zoning Ordinance Regarding Lot Coverage in the Shoreland Business Zone” be enacted?

Art. 7 – Shall an ordinance entitled “2004 Amendments to the Basic Land Use Ordinance Regarding Appeals from Decisions of the Local Plumbing Inspector” be enacted?

Art. 8 – Shall an ordinance entitled “2004 Amendments to the Sign Ordinance Regarding Enforcement of Maine DOT Rules” be enacted?

Art. 9 – Shall an ordinance entitled “2004 Amendments to the Shoreland Zoning Ordinance Regarding Home Occupations” be enacted?

- Art. 10 – Shall an ordinance entitled ‘2004 Amendments to the Site Plan Review Ordinance Regarding Code Enforcement Officer Approval of Minor Site Plan Amendments’ be enacted?**
- Art. 11 – Shall an ordinance entitled ‘2004 Amendments to the Basic Land Use Ordinance Regarding the Replacement of Non-conforming Structures on the Same Footprint’ be enacted?**
- Art. 12 – Shall an ordinance entitled ‘2004 Amendments to the Shoreland Zoning Ordinance Regarding the Use of fertilizers for Residential and Recreational Use’ be enacted?**
- Art. 13 – Shall an ordinance entitled ‘2004 Amendments to the Basic Land Use Ordinance and Shoreland Zoning Ordinance Regarding the Height of Structures’ be enacted?**
- Art. 14 – Shall an ordinance entitled ‘2004 Amendments to the Official Shoreland Zoning Map of the Town of Harpswell to Change the Zoning District Designation of Property Currently Owned by Frank W. Kibbe Jr. and identified as Assessors’ Map 48, Lot 52, Located Along Harpswell Islands Road on Great Island from Commercial Fisheries I and II to Shoreland Business’ be enacted?;**
- Art. 15 – Shall an ordinance entitled ‘2004 Amendments to the Official Shoreland Zoning Map of the Town of Harpswell be enacted, thereby repealing and completely replacing the current Official Shoreland Zoning Map’ be enacted?**
- Art. 16 – Shall an ordinance entitled ‘Insect Growth Regulator Application Control Ordinance’ be enacted?**
- Art. 17 – To see if the Town will vote to lease a portion of Town land of approximately 30 ft. wide by 200 feet long abutting the southern boundary of the Harpswell Neck Fire and Rescue Association property to that Association and to authorize the Selectmen to negotiate and agree to such lease on behalf of the Town.**
- Art. 18 – To see if the Town will vote to authorize the Selectmen to enter into a multi-year contract with Harry C. Crooker & Sons, Inc. for winter road services including snow removal.**
- Art. 19 – To see if the Town will vote to authorize the Selectmen to enter into a multi-year contract with Waste Management, Inc. for the removal of waste from the Recycling and Transfer Stations.**

Art. 20 – To see if the Town will vote to authorize the issuance of general obligation bonds or notes in an amount not exceeding \$600,000, hereby authorized, with the dates, maturities, denominations, interest rates and other details of such bonds or notes to be determined by the Board of Selectmen for capital improvements to certain Town roads.

Total estimated debt service of this bond issue is \$ 760,334, of which principal is \$600,000 and estimated interest cost at 3.8175% over 12 years is \$160,334.

FINANCIAL STATEMENT – TOWN OF HARPSWELL

The issuance of bonds by the Town of Harpswell (the “Town”) is one of the ways in which the Town borrows money for certain purposes. The following is a summary of the bonded indebtedness of the Town of Harpswell as of the date of this Town Meeting:

* Bonds Now Outstanding and Unpaid	\$2,025,000
* Interest to be Repaid on Outstanding Bonds	\$ 298,053
* Total to be Repaid on Bonds Issued	\$2,323,053
* Additional Bonds Authorized But Not Yet Issued	\$ 450,000
* Estimated Interest to be repaid on Bonds Authorized But Not Yet Issued	\$ 48,333
* Total to be Repaid on Bonds Authorized But Not Yet Issued	\$ 498,333
* Total Additional Bonds (now proposed) to be Issued if Approved by Voters	\$ 600,000
* Estimated Potential New Interest	\$ 160,334
* Total Additional Bonds To Be Issued and Estimated Interest if Approved by Voters	\$ 760,334

When money is borrowed by issuing bonds, the Town must repay not only the principal amount of the bonds but also interest on the bonds. The amount of interest to be paid will vary depending upon the rate of interest and the years to maturity at the time of issue. The validity of the bonds and of the voters’ ratification of the bonds may not be affected by any errors in the estimates made of the costs involved, including varying interest rates, the estimated cost of interest on the bond amount to be issued, and the total cost of principal and interest to be paid at maturity.

Marguerite M. Kelly
Town Treasurer

Art. 21 – To see if the Town will vote to name the former Department of Defense Fuel Depot as the George J. Mitchell Field in honor of former U.S. Senator Mitchell in appreciation for his obtaining this property for the Town.

Art. 22 – To see if the Town will vote to authorize the Selectmen to adopt a group use policy for the former Department of Defense Fuel Depot, such policy to protect the character of the neighborhood and prohibit essentially for-profit functions and events charging an admission fee.

The Selectmen hereby give notice that the Registrar of Voters will be available at the Town Office during regular business hours for the entire week preceding said meeting to receive applications of persons claiming the right to vote at said meeting and to make corrections to the list of voters. Registrations will be accepted at the meeting.

Given under our hand this thirteenth day of May, A.D. 2004.

James W. Knight

Lee E. Theberge

Gordon L. Weil
Harpswell Board of Selectmen