

The Auburn Public Library  
Board of Trustees  
April 18, 2018  
Androscoggin Community Room  
7:30 a.m.

Trustees: Doris Bonneau, Sonia Buck, Nicole Rancourt, Bill Low, Alfreda Fournier, Susan Weiss, Patricia Gauthier, Kirk Egge.

City Staff: Doug Greene, Urban Development Coordinator; Denise Clavette, Asst. City Manager

Staff: Mamie Anthoine Ney (Director)

Lewiston Public Library: Ted Walworth

Public: Robert Spencer

Sonia Buck called the meeting to order at 7:35 a.m. Introductions were made.

Kirk Egge motioned to accept the March 21, 2018, meeting minutes. The motion was seconded by Nicole Rancourt. The motion passed.

Doug Greene began with a presentation about library parking alternatives since the expected workforce housing project, "48 Hampshire Street," will remove the Troy Street overflow parking option for the Library and Winter relief parking. The project has received its Maine State Housing Authority funding and construction is expected to begin in late Fall.

First of all, Library Ave. is scheduled for reconstruction in the coming fiscal year. This allow for approximately the addition of 10 spaces. The next part of the discussion focused on the 4 alternatives proposed: 1 – restripe the current lot (+2 spaces); 2 – purchase land adjacent to railroad tracks and reconfigure parking lot (+6 spaces); 3 – purchase land, demolish electrical building, and reconstruct parking lot (+17 spaces); 4 – purchase railway property, reconstruct current parking lot (with parking for electrician), remove back lawn, and replace with parking (+28 spaces for a total of 44 spaces). Funding for the parking construction would come from CBDG and TIF funds. These alternatives were outlined in a 1/28/2018 memo from Doug to Michael Chamings, Economic Development Director. (A copy has been attached to these minutes.) In a memo to the Board dated as of this meeting's date, Doug outlined the reconstruction of Library Ave. and suggested that the fourth option be the one chosen going forward. Doug would also like to present these alternatives to a neighborhood meeting before any plans are finalized.

In the ensuing discussion the following points were made:

- Concern for the need to direct some customer and/or staff parking to the other side of Court Street. Pedestrian safety is the main concern. What about people who have to carry books/materials or bring strollers – especially in Winter. Can the City negotiate a deal with Camden Bank which owns the available parking areas?
- The Library has some of the only public green space within the area. What will the effect of minimizing green space be? What does the City's downtown revitalization plan say regarding green spaces? Walkability is an important concept.
- Are there other alternatives such as making Library Ave. one way? Would the former Eith's Bakery land at Hampshire and Spring Streets be a viable alternative? What are people's priority – parking or green space? Is there a way to balance these?
- Construction of the project will go forward no matter what is decided about parking.

The discussion ended with the agreement that there definitely would be a neighborhood meeting. There was a consensus among board members that there would be a special meeting to discuss this issue further.

Mamie Ney on behalf of the Governance Committee presented the proposed Trustee Responsibilities and Duties. Bill Low moved for its acceptance with a second from Doris. The document was approved and will be added to Standard Operating Procedures. (Copy attached.)

Mamie Ney reported that she had heard back from Craig Tribuno regarding the proposed café lease terms. Craig agreed to the increase in the security deposit. He countered with a first year's rent of \$1000 inclusive of trash and electricity and a year two charge of \$1,150 with the same inclusions. Nicole Rancourt moved and Susan Weiss seconded the acceptance of these terms. The motion passed unanimously. Mamie also reported that Craig's nephew will be the day-to-day manager.

Susan Weiss reported that the online auction is coming along well and that everyone is stepping up. Susan reminded board members that auction items should be to Susan Geismar by May 15<sup>th</sup>.

Susan Geismar reported that the annual newsletter has been reformatted. The newsletter should be out just prior to the start of the auction.

Bill Low announced the opening of Bates' exhibit of Davlov Ipcar's work in early June.

The meeting was adjourned by consensus at 9:15 a.m.

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Approved May 17, 2018