

Resolution of the Dover-Foxcroft Select Board
to Present a Referendum Question on Removing the Mayo Mill Dam
to the Voters on the June 2024 Ballot

WHEREAS, the Town of Dover-Foxcroft acquired ownership of the Mayo Mill Dam and associated properties in July 1974, as set forth in a deed of conveyance from Beggs and Cobb to the Town, recorded in Book 419, Page 373 of the Piscataquis County Registry of Deeds (the impoundment structure now known as the “Mayo Mill Dam” and, collectively with buildings and land interests, the “Mayo Mill Dam Property”); and

WHEREAS, the Mayo Mill Dam Property historically supported industrial manufacturing activities ranging from textiles to forest products facilities, supporting the economic vitality and contributing to the social fabric of the Town of Dover-Foxcroft and surrounding region; and

WHEREAS, the Mayo Mill Dam is a hydroelectric facility regulated by the Federal Energy Regulatory Commission (“FERC”), which historically was utilized as a power source to support the aforescribed industrial manufacturing facilities; and

WHEREAS, industrial manufacturing activities ceased on the Mayo Mill Dam Property in Spring 2007, and since that time the Town has continuously worked to facilitate and encourage redevelopment of the Mayo Mill Dam Property and surrounding areas to improve the local economy and well-being of the citizens of Dover-Foxcroft; and

WHEREAS, those efforts have resulted in significant positive redevelopment of buildings associated with the Mayo Mill Dam Property, such as the Mayo Mill Revitalization and Renewal Project that created a multi-use facility for housing, office, and retail establishments; and

WHEREAS, as part of the Town’s historic and ongoing redevelopment efforts, it has diligently worked to identify opportunities to re-power and re-use of the Mayo Mill Dam over the course of 15 years; and

WHEREAS, multiple studies and efforts have occurred over the last 10 years to assess the feasibility of re-powering the Mayo Mill Dam for generation of electricity, which include a multi-year study and review by the developer of the Mayo Mill Revitalization and Renewal Project and the current operator of the Brown’s Mill Dam downstream from the Mayo Mill Dam; and

WHEREAS, the aforescribed studies and due diligence have not resulted in a recapitalization of the Mayo Mill Dam to re-commission this facility as a hydroelectric generation source, with factors such as limited potential for generation capacity (12 feet of head) and needed high capital costs to repair the structural integrity and improve power generation facilities of the dam consistent with FERC regulatory and interconnection requirements being significant barriers to make re-powering economically feasible; and

WHEREAS, dams under FERC jurisdiction, which include the Mayo Mill Dam, are subject to federal requirements to ensure their safety to avoid catastrophic events such as a dam failure; and

WHEREAS, the Mayo Mill Dam is subject to FERC inspection every 5 years and since 2013 FERC representatives have inspected the Mayo Mill Dam and identified significant deficiencies in its structural integrity to satisfy Federal safety requirements, and therefore directed the Town to remedy those deficiencies consistent with FERC requirements; and

WHEREAS as a result of the inability to identify a development to restart the hydroelectric facilities, and as a result of recognizing the need to comply with FERC requirements, the Town believed it was beneficial to consider the redevelopment of the dam in terms of either an energy related project or a non-energy related project; and

WHEREAS, the Select Board through a public Request for Proposals solicited proposals from interested persons and entities on the future of the Mayo Mill Dam (“RFP Solicitation”); and

WHEREAS, the Select Board received one proposal from the Atlantic Salmon Federation/The Nature Conservancy, and no others from the private sector including the aforescribed private developers and hydroelectric dam operators; and

WHEREAS, after review, and having received no other responses to the public RFP Solicitation, the Town embarked on a technical, legal, and economic review of potential future options of the Mayo Mill Dam; and

WHEREAS, to implement this deliberative process, the Select Board formed the Mayo Mill Dam Steering Committee (“Committee”) for the purpose of performing due diligence on the Mayo Mill Dam and, ultimately, to make a recommendation to the Select Board on what course of action to pursue regarding the future of the Mayo Mill Dam; and

WHEREAS, this technical, legal, and economic review involved numerous meetings over the course of approximately 13 months, which ultimately resulted in numerous detailed and executive summary reports of the Committee studying the range of options for the Mayo Mill Dam (from removal to safety repairs to re-powering for electric generation), which are on-file and available at the Town Office and Town’s website for review by any member of the public, and which were the subject of Town-Hall style meetings on June 27, 2023, and on January 25, 2024; and

WHEREAS, more specifically, the Committee worked between January 2023 and February 2024, holding 13 public meetings, field trips, site visits, an abutters meeting, and several conference calls with the Town staff. As noted above, the Committee hosted 2 public forums, one in June 2023 and the other in January 2024, to provide informational presentations and solicit further public comments and discussion in addition to all prior meetings and on-line platforms available for submission of public comments; and

WHEREAS, in September 2023 FERC representatives renewed their directive to the Town to provide FERC with a corrective plan for the Mayo Mill Dam; and

WHEREAS, recognizing the future of the Mayo Mill Dam presented an important question for the Town of Dover-Foxcroft and its citizens and property owners, the Select Board requested that FERC allow additional time for the Town to continue its due diligence to ensure a thorough

deliberative process would occur to make an informed decision on the future of the Mayo Mill Dam; and

WHEREAS, in November 2023 after reviewing pros and cons of the various options, and taking into consideration and weighing all the economic, social, and environmental factors, the Committee voted unanimously to recommend full dam removal and published their recommendation report in January 2024 and delivered their recommendation to the Select Board in February 2024; and

WHEREAS, the Select Board at its meeting on February 26, 2024, reviewed the recommendation of the Committee, heard additional comments from members of the public, and ultimately voted to accept the recommendation of the Committee recognizing the varying economic, social, and environmental factors at stake across the range of options, but ultimately concluding that removal of the Mayo Mill Dam presented the most responsible option in the best interests of the community based on technical, legal, and economic considerations; and

WHEREAS, as an illustration of specifics and reasons why the Select Board endorsed removal of the Mayo Mill Dam, the table below sets forth significant factors that persuaded the Select Board removal was the best future course of action for the Town:

Action	Constructions Costs	Funding Source
Remove Dam	\$6,000,000 - \$6,500,000	Grants, Not from Local Taxes
Fix Dam in Compliance with FERC Regulations (Safety and Fish Passage)	\$7,500,000 - \$8,000,000	Local Taxes

WHEREAS, recognizing the importance of the Mayo Mill Dam’s future, the Select Board announced, consistent with prior communications, that the question of whether to advance efforts to remove the Mayo Mill Dam would be presented to the voters of the Town at the June 2024 Annual Meeting, noting the importance of having information available to voters to review and consider as part of that decision (e.g., the Committee’s reports and various public discussions and deliberations); and

WHEREAS, as a result of the Committee’s work and its recommendation, in a commitment and proposal to the next phase of implementation the Atlantic Salmon Federation and The Nature Conservancy have expressed their willingness to work with the Town over the years (2024-2031) to provide all funding and project management support to implement the removal of the Mayo Mill Dam and powerhouse, and advance the planning for landscape design, river access, and downtown riverfront improvements, such proposal to serve as the foundation of a future legal agreement(s) between the Town of Dover-Foxcroft and Atlantic Salmon Federation/The Nature Conservancy following official Town approval by the voters; and

WHEREAS, for each of the reasons above the Select Board desires through this Resolution to confirm its recommendation to pursue removal of the Mayo Mill Dam and riverfront improvements by presenting the question to the voters at the Annual Meeting in June 2024.

NOW THEREFORE, IT HEREBY IS:

RESOLVED, That the Select Board of Dover-Foxcroft, having reviewed and considered all the technical, legal, economic, social (e.g., historic), and environmental factors associated with the future options of the Mayo Mill Dam, hereby affirms its determination that removal of the Mayo Mill Dam is the best future course of action for the Town to pursue and advance; and

BE IT FURTHER RESOLVED, That should the voters approve removal of the Mayo Mill Dam, that such removal only occur on terms and in a manner in the best interest of the Town of Dover-Foxcroft, including without limitation identifying and securing non-local taxpayer funding sources and ensuring a clear future vision and plan exists for riverfront improvements to continue and accelerate the Town’s efforts to redevelop and revitalize this core area of Town along the Piscataquis River, Downtown area, and surrounding area; and


BE IT FURTHER RESOLVED, That the question of whether to advance efforts to remove the Mayo Mill Dam be presented to the voters of the Town of Dover-Foxcroft at the Annual Meeting in June 2024; and

BE IT FURTHER RESOLVED, That the Town Manager and his designee(s) are hereby authorized to implement this Resolution as well as any necessary and appropriate actions related to and consistent with this Resolution.

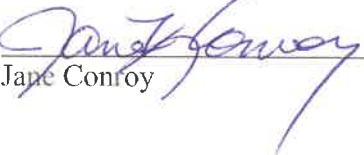
Adopted this 25th day of March, 2024


SELECT BOARD OF THE TOWN OF DOVER-FOXCROFT


Thomas Lizotte, Chair


Michael Sutton

Stephen Grammont


Jane Conroy

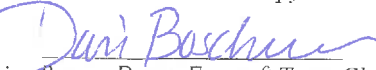

Cindy Freeman Cyr, Vice Chair


Joel Vail


Emery Cox

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A true and attest copy


for Lisa Ronco, Dover-Foxcroft Town Clerk
Date: 3/25/2024