



127th MAINE LEGISLATURE

FIRST REGULAR SESSION-2015

Legislative Document

No. 1390

S.P. 516

In Senate, May 6, 2015

An Act To Amend the Boundaries of the Capitol Area

(EMERGENCY)

Reference to the Committee on State and Local Government suggested and ordered printed.

A handwritten signature in cursive script that reads "Heather J.R. Priest".

HEATHER J.R. PRIEST
Secretary of the Senate

Presented by Senator WILLETTE of Aroostook. (GOVERNOR'S BILL)
Cosponsored by Representative TURNER of Burlington and
Senator: KATZ of Kennebec, Representatives: BRYANT of Windham, DOORE of Augusta,
FOWLE of Vassalboro, McLEAN of Gorham, POULIOT of Augusta.

1 **Emergency preamble. Whereas,** acts and resolves of the Legislature do not
2 become effective until 90 days after adjournment unless enacted as emergencies; and

3 **Whereas,** the Maine Revised Statutes, Title 5, chapter 14-A established the policy,
4 composition and duties of the Capitol Planning Commission for the purpose of
5 developing effective planning to accommodate the needs of a growing State Government;
6 and

7 **Whereas,** the Maine Revised Statutes, Title 1, section 814, subsection 2 delineates
8 the boundaries of the Capitol Area within the City of Augusta over which the Capitol
9 Planning Commission has planning jurisdiction; and

10 **Whereas,** since 1920 the Department of Transportation has owned and occupied a
11 9-acre parcel of land on the northerly side of Capitol Street known as the motor transport
12 property for use as a highway maintenance facility; and

13 **Whereas,** due to the functional obsolescence of the motor transport property, the
14 Department of Transportation recently relocated its highway maintenance operations to a
15 modern facility elsewhere in Augusta and now desires to sell the motor transport
16 property; and

17 **Whereas,** the motor transport property is located within the Capitol Area boundaries
18 and is subject to the agency rules established by the Capitol Planning Commission that
19 govern the use and development of Capitol Area property; and

20 **Whereas,** sale of the motor transport property has been impeded by the conditions
21 and restrictions imposed by Capitol Planning Commission rules, which originally
22 envisioned the site for use as a state office building or parking garage; and

23 **Whereas,** the need for a new state office building or state parking garage has been
24 eliminated due to the extensive renovation of both of the existing facilities in recent
25 years; and

26 **Whereas,** the motor transport property is now vacant, deteriorating and creating
27 potentially detrimental health, safety and environmental conditions; and

28 **Whereas,** removal of the motor transport property from Capitol Planning
29 Commission restrictions as soon as possible is necessary to enhance the property's
30 marketability, expedite its sale and eliminate its current industrial use in favor of the
31 development of a commercial, mixed-use site that will augment the City of Augusta's tax
32 base and contribute to the overall aesthetic of the Capitol Area's West Campus; and

33 **Whereas,** in the judgment of the Legislature, these facts create an emergency within
34 the meaning of the Constitution of Maine and require the following legislation as
35 immediately necessary for the preservation of the public peace, health and safety; now,
36 therefore,

37 **Be it enacted by the People of the State of Maine as follows:**

1 Transportation's former motor transport facility. This bill will expedite the sale of the
2 motor transport property by removing some of the restrictions imposed by the Capitol
3 Planning Commission and making the property more attractive to potential business
4 developers.