

*Testimony of Anya Trundy, Deputy Commissioner
Department of Administrative and Financial Services*

Testifying in Favor

LD 2138, Resolve, Authorizing the Department of Administrative and Financial Services to Convey the Interests of the State in Certain Real Property in Bangor

Presented by Sen. Joseph Baldacci

To the Joint Standing Committee on State and Local Government

Representative Salisbury and members of the Joint Standing Committee on State and Local Government, I am Anya Trundy, Deputy Commissioner for the Department of Administrative and Financial Services. I am providing testimony in support of LD 2138, which would permit the State to convey the Elizabeth Levinson Center in Bangor to United Cerebral Palsy of Northeastern Maine.

Since 2009, the Elizabeth Levinson Center has been a base of operations for the UCP. This non-profit organization is dedicated to advancing the independence, productivity and full citizenship of people with disabilities, supporting individuals and families in Maine with respect, dedication and a community-oriented vision.

The facility itself, a single-story brick structure on an 8.67 acre plot of land, is owned by the State and leased to UCP. The need for improvements to the building has grown steadily over the years, and now there are major repairs and maintenance which must take place. The Levinson Center is not used for State purposes, and the list of other capital improvements which require immediate attention is long. UCP, alternatively, is both willing and able to undertake these investments in the property, which will be a great benefit to their operations; however, the terms of the lease with the State prove to be a barrier to them pursuing these improvements.

LD 2138 removes this barrier by transferring ownership of the building to UCP with a long-term ground lease. This ground lease, which would extend for 50 to 75 years, would allow the State to retain ownership of the property on which the building is located, while granting UCP the ability to secure loans and engage in the needed improvements to the building.

UCP and the State have maintained a positive and constructive relationship for years, and this bill will give them the space to continue to grow and improve their organization and its functions.

I urge you to support LD 2138. I am happy to answer questions and will be available at the work session.