

MAINE STATE LEGISLATURE

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LAWS
OF THE
STATE OF MAINE

AS PASSED BY THE
ONE HUNDRED AND TWENTY-FIRST LEGISLATURE

FIRST SPECIAL SESSION
August 21, 2003 to August 22, 2003

The General Effective Date For
First Special Session
Non-Emergency Laws Is
November 22, 2003

SECOND REGULAR SESSION
January 7, 2004 to January 30, 2004

The General Effective Date For
Second Regular Session
Non-Emergency Laws Is
April 30, 2004

SECOND SPECIAL SESSION
February 3, 2004 to April 30, 2004

The General Effective Date For
Second Special Session
Non-Emergency Laws Is
July 30, 2004

PUBLISHED BY THE REVISOR OF STATUTES
IN ACCORDANCE WITH MAINE REVISED STATUTES ANNOTATED,
TITLE 3, SECTION 163-A, SUBSECTION 4.

Penmor Lithographers
Lewiston, Maine
2004

2. Negotiate, draft, execute and deliver any documents necessary to settle any boundary line discrepancies;

3. Exercise, pursuant to the Maine Revised Statutes, Title 23, chapter 3, the power of eminent domain to quiet for all time any possible challenges to ownership of the state property;

4. Negotiate, draft, execute and deliver any easements or other rights that, in the commissioner's discretion, may contribute to the value of a proposed sale or lease of the State's interests; and

5. Release any interests in the state property that, in the commissioner's discretion, do not contribute to the value of the remaining state property; and be it further

Sec. 3. Property interests that may be conveyed. Resolved: That the state property authorized to be sold or leased is the following:

1. A parcel of land depicted on the City of Presque Isle, Tax Map 45, Lot 123-021, 1.4 acres, more or less, and described in a deed from the Aroostook Association for Retarded Children to the State of Maine, recorded in Book 1073, Page 76, Aroostook County Registry of Deeds; and be it further

Sec. 4. Property to be sold "as is." Resolved: That the commissioner may negotiate and execute leases and purchase and sale agreements upon terms the commissioner considers appropriate; however, the state property must be sold "as is," with no representations or warranties.

Title must be transferred by quitclaim deed without covenant and executed by the commissioner; and be it further

Sec. 5. First refusal. Resolved: That the state property must first be offered to the Central Aroostook Association for Retarded Citizens, Inc., referred to in this section as "CAARC," successor to the Aroostook Association for Retarded Children, for its appraised land value only. The CAARC has 60 days from notification of sale to enter into a purchase and sale agreement with the commissioner.

If the CAARC elects to purchase the state property, the state property must be used for nonprofit purposes by the CAARC. If the CAARC does not purchase the state property, the state property may be offered for sale to another social service agency and must be used for nonprofit purposes; and be it further

Sec. 6. Exemptions. Resolved: That any lease or conveyance pursuant to this resolve is exempt from any statutory or regulatory requirement that the property first be offered to the Maine State Housing

Authority or another state or local agency; and be it further

Sec. 7. Appraisal. Resolved: That the commissioner must have the current market value of the state property determined by an independent appraiser. The commissioner may list the property for sale or lease with private real estate brokers at their appraised value and negotiate sales or leases, solicit bids, sell directly to purchasers or enter directly into leases with tenants. The commissioner may reject any offers.

The commissioner shall establish the rent or purchase price and the terms of lease or sale.

If the commissioner elects to solicit bids, the commissioner shall publish notices of sale sufficient to advertise the state property. The commissioner may reject any bids; and be it further

Sec. 8. Repeal. Resolved: That this resolve is repealed 5 years from its effective date.

See title page for effective date.

CHAPTER 147

H.P. 55 - L.D. 47

Resolve, to Fund Scholarships to the Seeds of Peace Camp

Sec. 1. State Contingent Account; use of funds. Resolved: That notwithstanding the provisions of the Maine Revised Statutes, Title 5, section 1507, subsection 4 or any other provision of law, up to \$25,000 in the State Contingent Account specified to be used for emergencies may be used to support scholarships for the Seeds of Peace International Camp in the Town of Otisfield in fiscal year 2004-05 only.

See title page for effective date.
