

MAINE STATE LEGISLATURE

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LAWS
OF THE
STATE OF MAINE

AS PASSED BY THE

ONE HUNDRED AND TWENTY-SECOND LEGISLATURE

SECOND SPECIAL SESSION

July 29, 2005

SECOND REGULAR SESSION

January 4, 2006 to May 24, 2006

THE GENERAL EFFECTIVE DATE FOR

SECOND SPECIAL SESSION

NON-EMERGENCY LAWS IS

OCTOBER 28, 2005

THE GENERAL EFFECTIVE DATE FOR

SECOND REGULAR SESSION

NON-EMERGENCY LAWS IS

AUGUST 23, 2006

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

Penmor Lithographers

Lewiston, Maine

2006

CHAPTER 209**S.P. 765 - L.D. 1984**

**Resolve, Authorizing the
Commissioner of Administrative and
Financial Services To Sell or Lease
for Veterans' Housing the Interests of
the State in Hedin Hall at the
Dorothea Dix Psychiatric Center**

Sec. 1. Definitions. Resolved: That, as used in this resolve, the following terms have the following meanings.

1. "Commissioner" means the Commissioner of Administrative and Financial Services.

2. "State property" means the real estate described in section 3 with the buildings and improvements, together with all appurtenant rights and easements, and all personal property located on that property, including vehicles, machinery, equipment and supplies; and be it further

Sec. 2. Authority to convey state property. Resolved: That the State, by and through the commissioner, may:

1. Enter into a lease or leases or convey by sale the interests of the State in the state property;

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 Hedin Hall located at the Dorothea Dix Psychiatric Center, formerly known as the Bangor Mental Health Institute, together with a suitable amount of land to support its use as veterans' housing and to meet any applicable municipal zoning ordinances. The amount of land and the boundary of the state property leased or sold pursuant to this resolve must be determined by the commissioner, in

the commissioner's sole discretion, to be in the best interests of the State.

The state property must be conveyed with the restriction that it be used for veterans' housing. If the state property ceases to be used for veterans' housing, it must revert to the State. If the state property reverts to the State, the commissioner, after consultation with the Superintendent of the Dorothea Dix Psychiatric Center, may seek qualified developers and proposals for sale or lease of the state property so long as the proposals are compatible with other uses on the Dorothea Dix Psychiatric Center campus; 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 or release deed except as provided in section 3 and executed by the commissioner; and be it further

Sec. 5. Exemptions. Resolved: That any lease or conveyance pursuant to this resolve is exempt from any statutory or regulatory requirement that the state property first be offered to the Maine State Housing Authority or another state or local agency; and be it further

Sec. 6. Appraisal. Resolved: That the commissioner shall have the current market value of the state property determined by an independent appraiser. The commissioner may list the state property for sale or lease with private real estate brokers at the state property's 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; and be it further

Sec. 7. Proceeds. Resolved: That any proceeds generated pursuant to this resolve must be distributed as follows:

1. Any proceeds from the sale of the state property must be deposited into the Department of Administrative and Financial Services, Bureau of General Services' capital repair and improvement account for capital improvements as designated by the commissioner; and

2. Any proceeds from the lease of state property pursuant to this resolve must be deposited in the General Fund; 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 210

H.P. 964 - L.D. 1387

Resolve, To Promote Training Centers for Entrepreneurship

Sec. 1. University of Maine System and Maine Community College System to review entrepreneurship curriculum and promote campuses as entrepreneur training centers. Resolved: That the University of Maine System and the Maine Community College System shall each undertake a review of their current offerings and programs with a goal of presenting their offerings in a way that highlights the University of Maine System and the Maine Community College System as training centers for entrepreneurship for nascent entrepreneurs and existing business owners and operators; and be it further

Sec. 2. Review of entrepreneurship education. Resolved: That the Commissioner of Education, the Chancellor of the University of Maine System and the President of the Maine Community College System shall meet regularly to review entrepreneurship education within elementary, secondary and postsecondary schools and report on the state of entrepreneurship education in the State to the joint standing committee of the Legislature having jurisdiction over education and cultural affairs no later than February 1, 2007.

See title page for effective date.

CHAPTER 211

S.P. 26 - L.D. 84

Resolve, To Facilitate Implementation of the Sports Done Right Program

Sec. 1. Adoption of core principles and practices of Sports Done Right program. Resolved: That middle schools, high schools and community sports programs throughout Maine are encouraged to work in collaboration with the Maine Center for Sport and Coaching at the University of Maine to promote healthy, positive and safe sports experiences for Maine youth, experiences that will enhance their emotional, ethical and social development. To this end, the Maine Center for Sport and

Coaching is encouraged to facilitate the adoption of the core principles and practices presented in the January 2005 report entitled "Sports Done Right: A Call to Action on Behalf of Maine's Student-Athletes," referred to in this resolve as "the Sports Done Right program." The core principles and practices address each of the following:

1. Philosophy, values and sportsmanship;
2. Sports and learning;
3. Parents and community;
4. The quality of coaching;
5. Opportunity to play;
6. Health and fitness; and
7. Leadership, policy and organization.

School boards, superintendents, principals and athletic directors are encouraged to assess their athletic programs, avail themselves of training and consider entering into a Sports Done Right school community compact as developed by the Maine Center for Sport and Coaching; and be it further

Sec. 2. Report. Resolved: That, no later than March 1, 2007, the Maine Center for Sport and Coaching shall report to the joint standing committee of the Legislature having jurisdiction over education matters on progress in implementing the Sports Done Right program; and be it further

Sec. 3. Appropriations and allocations. Resolved: That the following appropriations and allocations are made.

UNIVERSITY OF MAINE SYSTEM, BOARD OF TRUSTEES OF THE

Maine Center for Sport and Coaching

Initiative: Provides one-time funding to the Maine Center for Sport and Coaching to increase the center's capacity to offer training and other support to schools and communities participating in the Sports Done Right program developed by the center to promote positive sports experiences.

GENERAL FUND	2005-06	2006-07
All Other	\$0	\$25,000
GENERAL FUND TOTAL	\$0	\$25,000

See title page for effective date.