

MAINE STATE LEGISLATURE

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STATE OF MAINE
127TH LEGISLATURE
FIRST REGULAR SESSION



Summaries of bills, adopted amendments and laws enacted or finally passed

**JOINT STANDING COMMITTEE ON STATE AND
LOCAL GOVERNMENT**

August 2015

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STATE OF MAINE

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LEGISLATIVE DIGEST OF BILL SUMMARIES AND ENACTED LAWS

This *Legislative Digest of Bill Summaries and Enacted Laws* contains summaries of all LDs and adopted amendments and all laws enacted or finally passed during the First Regular Session of the 127th Maine Legislature.

The *Digest* is arranged alphabetically by committee and within each committee by Legislative Document (LD) number. The committee report(s), prime sponsor and lead co-sponsor(s), if designated, are listed below each LD title. All adopted amendments are summarized and listed by paper number. A subject index is included with each committee. An appendix provides a summary of relevant session statistics.

Final action on each LD is noted to the right of the LD title. The following describes the various final actions.

CARRIED OVER carried over to a subsequent session of the Legislature
CON RES XXX..... chapter # of constitutional resolution passed by both houses
CONF CMTE UNABLE TO AGREE..... Committee of Conference unable to agree; legislation died
DIED BETWEEN HOUSES..... House & Senate disagreed; legislation died
DIED IN CONCURRENCE..... defeated in each house, but on different motions; legislation died
DIED ON ADJOURNMENT..... action incomplete when session ended; legislation died
EMERGENCY..... enacted law takes effect sooner than 90 days after session adjournment
FAILED, EMERGENCY ENACTMENT or FINAL PASSAGE emergency failed to receive required 2/3 vote
FAILED, ENACTMENT or FINAL PASSAGE..... failed to receive final majority vote
FAILED, MANDATE ENACTMENT legislation proposing local mandate failed required 2/3 vote
HELD BY GOVERNOR..... Governor has not signed; final disposition to be determined at subsequent session
LEAVE TO WITHDRAW..... sponsor's request to withdraw legislation granted
NOT PROPERLY BEFORE THE BODY ruled out of order by the presiding officer; legislation died
INDEF PP..... indefinitely postponed; legislation died
ONTP, ACCEPTED, MAJORITY, MINORITY or REPORT X... ought-not-to-pass report accepted; legislation died
P&S XXX..... chapter # of enacted private & special law
PUBLIC XXX..... chapter # of enacted public law
RESOLVE XXX..... chapter # of finally passed resolve
VETO SUSTAINED..... Legislature failed to override Governor's veto

The effective date for non-emergency legislation enacted in the First Regular Session of the 127th Legislature is October 15, 2015. The effective date for legislation enacted as an emergency measure may be found in the enacted law summary for that legislation.

Joint Standing Committee on State and Local Government

Committee Amendment "A" (H-67)

This amendment specifies that pure Maine maple syrup, instead of maple syrup as proposed in the bill, is the official state sweetener.

Enacted Law Summary

Public Law 2015, chapter 70 designates pure Maine maple syrup as the official state sweetener.

LD 114

Resolve, Authorizing the Bureau of General Services To Offer Certain Property to Kennebec County for 6 Months Prior to Listing the Property with Private Real Estate Brokers

RESOLVE 20

<u>Sponsor(s)</u>	<u>Committee Report</u>	<u>Amendments Adopted</u>
KATZ POULIOT	OTP-AM OTP-AM	S-52

This resolve gives the Commissioner of Administrative and Financial Services authority to sell the property identified as the Augusta District Court to Kennebec County to be used to house the Registry of Deeds and other county offices.

Committee Amendment "A" (S-52)

This amendment is the majority report of the committee and makes the following changes.

1. It removes language that states that the Commissioner of Administrative and Financial Services must sell the property identified as the Augusta District Court to Kennebec County, and instead specifies that for six months following the effective date of the resolve the commissioner may negotiate and execute a purchase and sale agreement with Kennebec County for the sale of the property.
2. It provides that if Kennebec County determines prior to the end of the six-month period that it does not want to purchase the state property, the county must notify the commissioner in writing.
3. It prohibits the commissioner during the six-month period from negotiating or executing a purchase and sale agreement with any other party for the sale of the property unless Kennebec County notifies the commissioner in writing that the county does not want to purchase the property.
4. It provides that if after the six-month period a purchase and sale agreement has not been executed or after written notice that the county does not want to purchase the property, the commissioner may list the property for sale or lease with private real estate brokers and negotiate any sales or leases, solicit bids, sell directly to purchasers or enter directly into leases with tenants.
5. It adds a section requiring an independent appraisal of the property.
6. It adds a section specifying the disposition of proceeds from the sale of the property.

Committee Amendment "B" (S-53)

This amendment is the minority report of the committee and makes the following changes.

1. It removes language that states that the Commissioner of Administrative and Financial Services must sell the property identified as the Augusta District Court to Kennebec County, and instead specifies that for six months following the effective date of the resolve the commissioner may negotiate and execute a purchase and sale

Joint Standing Committee on State and Local Government

agreement with Kennebec County for the sale of the property.

2. It provides that if Kennebec County determines prior to the end of the six-month period that it does not want to purchase the state property, the county must notify the commissioner in writing.

3. It prohibits the commissioner during the six-month period from negotiating or executing a purchase and sale agreement with any other party for the sale of the property unless Kennebec County notifies the commissioner in writing that the county does not want to purchase the property.

4. It provides that any statutory and regulatory requirements that the property be offered to the Maine State Housing Authority or another state or local agency or offered through competitive bidding apply if the property is still available after it is offered to Kennebec County before it may be listed for sale or lease with private real estate brokers.

5. It provides that if after the six-month period a purchase and sale agreement has not been executed, and if the property has been offered to and refused by the Maine State Housing Authority or another state or local agency or unsuccessfully offered through competitive bidding, the commissioner may list the property for sale or lease with private real estate brokers and negotiate any sales or leases, solicit bids, sell directly to purchasers or enter directly into leases with tenants.

6. It adds a section requiring an independent appraisal of the property.

7. It adds a section specifying the disposition of proceeds from the sale of the property.

Enacted Law Summary

Resolve 2015, chapter 20 does the following.

1. It gives the Commissioner of Administrative and Financial Services authority to negotiate and execute a purchase and sale agreement with Kennebec County for the sale of the Augusta District Court to be used to house the Registry of Deeds and other county offices for six months following the effective date of the resolve.

2. It provides that if Kennebec County determines prior to the end of the six-month period that it does not want to purchase the state property, the county must notify the commissioner in writing.

3. It prohibits the commissioner during the six-month period from negotiating or executing a purchase and sale agreement with any other party for the sale of the property unless Kennebec County notifies the commissioner in writing that the county does not want to purchase the property.

4. It provides that if after the six-month period a purchase and sale agreement has not been executed or after written notice that the county does not want to purchase the property, the commissioner may list the property for sale or lease with private real estate brokers and negotiate any sales or leases, solicit bids, sell directly to purchasers or enter directly into leases with tenants.

5. It requires an independent appraisal of the property.

6. It specifies proceeds from the sale of the property be deposited in the Department of Administrative and Financial Services, Bureau of General Services' capital repair and improvement account for capital improvements.