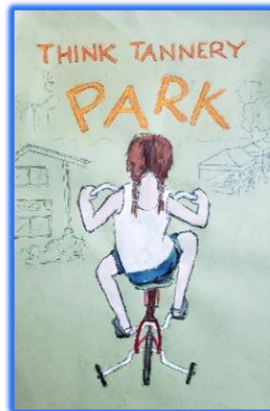


“Tannery Park Community Proposal”

***submitted by
The Friends of Tannery Park***

Friends of Tannery Park
Tom Resek- Chair
67 Rawson Ave
Camden, ME 04843
207-245-1272



Parks are a tangible reflection of the quality of life in a community. They provide identity for citizens and are a major factor in the perception of quality of life in a given community. Parks and recreation services are often cited as one of the most important factors in surveys of how livable communities are.

TANNERY PARK COMMUNITY PROPOSAL

A COLLABRATIVE SOLUTION

***NEIGHBORHOOD PARK
MULTI-AGE RECREATION
CAMDEN FARMERS' MARKET,
HABITAT FOR HUMANITY HOUSING***

“Tannery Park Community Proposal”

***submitted by
The Friends of Tannery Park***

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Who are the Friends of Tannery Park?

The Friends of Tannery Park is a community-based group of committed and energetic citizens of Camden, who have been working since August of 2014 to create an official Town of Camden Park on the site of the former Apollo Tannery. The Friends of Tannery Park has currently 240 members who have been working the last six years through a community process, to achieve the final goal of establishing a multi-use community park.

We believe Tannery Park can become a source of genuine community pride. We are dedicated to the achievement of an improved Tannery Property that benefits a broad segment of the Camden community. We believe in a pragmatic, phased approach to the site that increases the prospect of successful completion and avoids contentious neighborhood or community opposition.

Friends of Tannery Park

Tom Resek- Chair

67 Rawson Ave

Camden, ME 04843

207-245-1272

*Tannery Park Community Proposal”
submitted by
The Friends of Tannery Park*

Overview

The Friends of Tannery Park is submitting this community-based proposal. This proposal is inspired by the findings of Camden’s Tannery Work Group that met for over two years with three community-wide meetings. The Tannery Work Group reached a consensus on a framework that could guide the Town to achieving the final goal of a multi-use Town Park.

This proposal is designed to provide additional community assets to the residents of Camden on a reasonable scale while serving a wide multi-age, cross-section of the Camden Community. If this proposal is adopted, Camden will benefit by the preservation of Tannery Park with its current popular uses and allow for the addition of new recreational facilities in walking distance of village neighborhoods. It will guarantee a permanent home for The Camden Farmers’ Market and it will also provide additional affordable housing thru Midcoast Habitat for Humanities.

Major Elements of the proposal:

1. **The Friends of Tannery Park is proposing that the Town of Camden will retain ownership of the former Apollo Tannery Site, now known as “Tannery Park” to be designated as an official Town Park.** The Park will provide a multi-use community space that can offer many recreational, social, and educational, uses to the citizens of Camden (list to follow below). Future additions to the Park will be built in a phased sequence over time as fundraising goals are achieved for each new feature. Donations will be sought thru individuals, businesses, and grants. In addition, the Town received a \$200,00 EPA environmental remediation grant that can be applied to costs for some of the groundwork.
2. **The Friends of Tannery Park is proposing The Camden Farmers’ Market as a collaborative partner in this proposal. They will separately negotiate a multi-year lease with the Town of Camden for their Saturday and Wednesday markets.** Their presence at Tannery Park for the last three years has proved to be a great success for the Farmers and the community as a whole. The Saturday Camden Farmers’ Market has become a huge community gathering spot. (See the attached Letter of Support from “The Camden Farmers’ Market”)
3. **The Friends of Tannery Park is proposing Midcoast Habitat for Humanity as a collaborative partner in this proposal, to be sold an appropriate amount of space for two to three affordable homes.** The space designated would be adjoining the existing homes along the Washington St frontage. Midcoast Habitat for Humanity will administer the building, marketing, and sale of the homes following their time-proven formula for providing affordable homes that fit into existing neighborhoods. (Midcoast Habitat for Humanity will be submitting their proposal for their homes separately.)

Tannery Park's Value to The Camden Community- Present and Future

Current Benefits of Tannery Park

1. Camden Farmers' Market- most popular Saturday and Wednesday Event in Camden
2. Megunticook Riverwalk- Most used Coastal Mountains Land Trust easement path
3. Dog Walking- 2nd most popular dog-walking site in Camden- (tabulated by doggie bag usage)
4. Bicycle -Learning to Ride -(young kids with parents)
5. Bike Skills Park (unsanctioned) -older kids use existing dirt pile to create bike skills features-
6. Outdoor Science Classroom for local schools- especially during COVID-
7. Pop-up Market Place- established during COVID
8. Picnic Grounds- Popular outdoor meeting and lunch spot during COVID
9. Family Sporting Activities -baseball, football, frisbee
10. Wildflower and Milkweed Butterfly Meadow- Beautiful wildflowers serving as a home to a large variety of birds and beneficial insects as a backdrop to the Riverwalk.
11. Community Gathering Spot
Tannery Park has become the social center of the Camden village

Future Possibilities for Tannery Park

(based on future fundraising support and grants) :

Preschool Natural Playground



1. Bicycle Skills Trail- pump track



2. Environmental Study Meadow

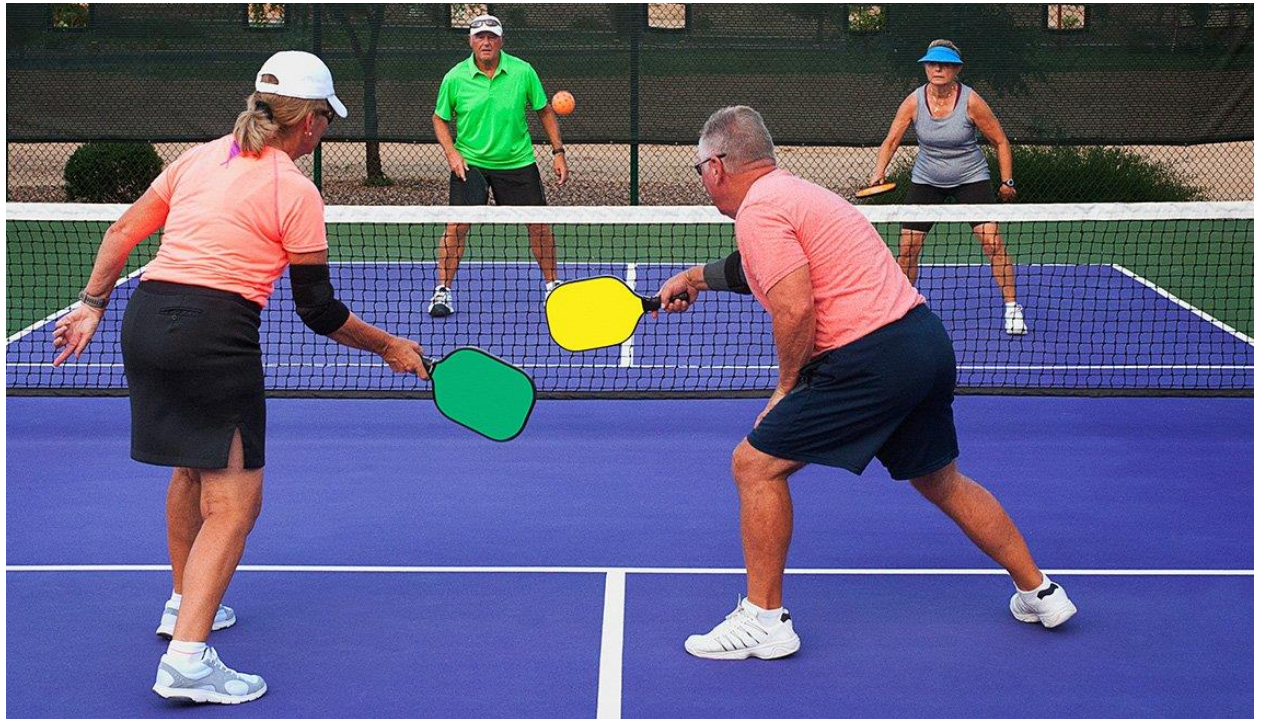


3. Park Pavillion -open air- for events, skating, and Farmers' Market



4. Pickleball Courts--Fastest growing sport in USA -

<https://www.youtube.com/watch?v=kqLRRNOpe8U>



5. Skatepark – if an alternative location is not available in Camden



6. Basketball Court



7. Ice Skating Rink



Conceptual Plans

Phase 1 – Existing site features of “Tannery Park”(no additional fundraising needed)

Farmers’ Market, Picnic Grove, Environmental Study Meadow



Phase 2

Using EPA Grant for Remediation-Foundation Leveling, Adding Habitat for Humanity Homes



(Continued on Next Page)

Phase 3 -Various possible combinations of features- decided by community interest (based on community wants and fundraising)

Version 1 -Playground, Bike Skills Park, Basketball

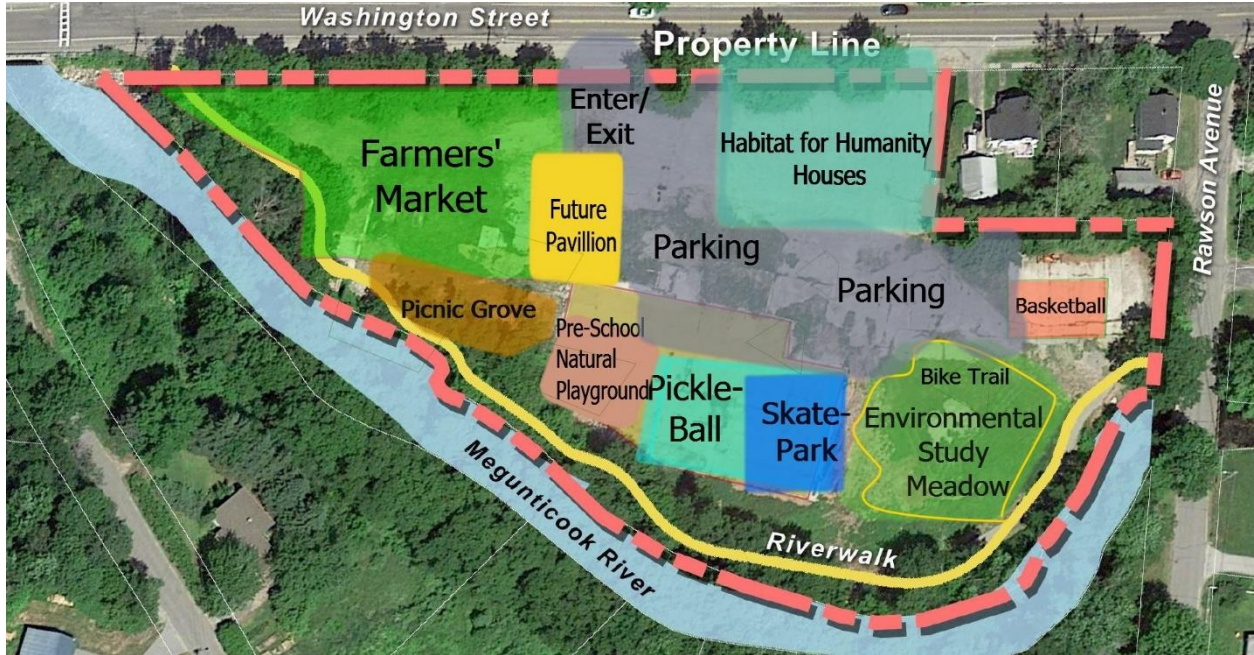


Version 2 - Playground, Pickleball, Pavilion, Bike Trail around Meadow



(Continued on Next Page)

Version 3 -Skatepark, Pickleball, Pavilion, Bike Trail around Meadow



Sources of Funding for Park Improvements

1. Epa grant

The Town received a \$200,000 grant from the EPA for additional remediation. These funds will contribute to transforming areas of the site such as the old foundation and the broken asphalt into a clean canvas for implementing future features of the Park.

2. Fundraising

Community Fundraising builds a stronger community!

Many fundraising strategies are available for community fundraising for Park improvements. They include:

- a. Fundraising Events- concerts, garage sales, raffles, auctions
- b. Online Fundraising-“Go Fund Me” app- for specific features
- c. Appeals to individuals and local foundations to adopt specific Park features.
- d. Seeking involvement of local service organizations, such as Rotary, and Lions club for funds and community labor.

3. Grants

Numerous grants are available to fund Park and Recreation facilities for towns such as Camden.(See the Appendix for a list of current possibilities)

Letters of Support (22 attached below)

Letter of Support from The Camden Farmers' Market

To the Town of Camden,

The Camden Farmers' Market is in full support of the "Tannery Park Community Proposal" put forth by the Friends of Tannery Park. The CFM has enjoyed hosting it's seasonal Saturday and Wednesday markets at Tannery Park for the past three years. We feel strongly that the park based proposal would positively impact both the surrounding neighborhood of Millville and the CFM by increasing the public usage on the site, improving the appearance of the landscape and providing a permanent solution to an otherwise contentious issue.

Furthermore, the CFM would commit to a multi year paid lease with the town, for a sum to be negotiated at a later date. We would also commit to fundraising for improvements to the part of the site that the CFM has use of.

Thank you from all of us at the Camden Farmers' Market.

Michael Bahner

President

The Camden Farmers' Market

Letters of Support

Craig W. Mudge

2 Penobscot Avenue
Camden, Maine 04843
cwmudge@me.com

October 13, 2020

Camden Select Board

In Reference:

**Friends of Tannery Park
Tannery Park Community Proposal**

Dear Select Board,

I would like to express my enthusiastic support for the concepts contained within the Tannery Park Community Proposal.

This proposal contains numerous elements that can improve the town of Camden's attractiveness for young families, via the provision of attractive park facilities that are designed primarily for the use of residents instead of tourists.

The multi-purpose proposal offers the ability to gather increased neighborhood approval as well as funding support through sponsorships.

The multi-purpose proposal lends itself to development in reasonable "bite-sized" phases, making funding more palatable.

The participation of the highly-respected **Habitat for Humanity** organization and our popular **Camden Farmer's Market** will generate additional community support as well as volunteer participation.

In summary, this proposal has the potential to turn an underused community eyesore into an element of community pride. I encourage the Select Board to help make it happen.

Respectfully submitted,

Craig Mudge

RAYMOND ANDRESEN
14 COVE ROAD
CAMDEN, ME 04843

October 14, 2020

Dear Friends of Tannery Park,

I really like your multi-use proposal for the old Tannery Site on Washington Avenue.

As chairman of the Parks and Recreation Committee and member of the Tannery Work Group, I have always felt that this property is the best (and maybe only) place in Camden for a children's playground — which the Town sorely lacks. The site is centrally located, is within walking distance of many residences, and offers ample parking.

Your concept takes the playground idea several steps further, however, incorporating space for the Farmers Market and Habitat for Humanity homes with the possibility of adding other wonderful assets for our community — a picnic area, outdoor basketball court, pickleball courts, skatepark, biking skills path, and outdoor pavilion.

It looks like a WIN-WIN for the Town of Camden.

Sincerely,

Ray Andresen

To Whom It May Concern:

I support the response of the “Friends of Tannery Park” to the City of Camden RFP for redevelopment of the town-owned Tannery Park property on Washington Street. This response reflects broad input from the residents in the surrounding area

It supports future use of this property that is consistent with the character of the neighborhood and that best serves not only the interest of the local neighborhood but also the entire City of Camden. It supports a diversity of activities that ensures maximum benefit to the community at minimal cost to the tax payers.

I encourage you to endorse this proposal and move forward to begin this development in an expeditious manner.

Sincerely,



James G Bennett
109 Washington Street
Camden, Maine 04843
+1.207.542.2612

Lyn Donovan <lyndonovan@gmail.com>
To: tresek@gmail.com

Mon, Oct 12, 2020 at 5:02 PM

Hi..I'd like to add my name to the list of people who are supporting the Friends of the Tannery proposal for a park full of activities on the Tannery property.

I do have a few reservations, wishing I had known when and how to submit opinions and suggestions earlier...but I am very clear that I want to see that space stay a place for a range of activities for all ages, and hopefully a place of some quiet beauty spots as well.

I would hate to see any kind of building/business/development there that would take away that possibility.

Thanks,
Lyn Donovan
125 Mt Battie St
Camden 04843

--

Lyn Donovan
lyndonovan@gmail.com
POB 845 Camden ME 04843
207-691-0678

To The friends of Tannery Park,

Back In 2010 I was with the Camden Conservation Commission. The creation of the Riverwalk became one of our primary goals. There were meetings to gather public input, grants applied for, workdays scheduled. Eventually with the help of many community hands, we now have a beautiful wheelchair /walker accessible path enjoyed by many. The remaining land at the Tannery is going through similar growing pains. Various committees have come and gone. I thought the work of the last group, The Tannery Work Group, had come close to achieving neighborhood and town consensus. The Farmers Market is huge success, and I think that the addition of affordable housing to the site is very positive . I totally support the Friends of Tannery Park proposal.

Bob Gassett

207-701-1012

20 Thomas st.

Camden, ME 04843

Eleanor Masin-Peters

12:36 PM (8 hours ago)



to me ▾

I have always felt this property is a perfect spot for a community park for the residents of the surrounding area of the former tannery.

This site of a by gone era of industry has been transformed and enhanced with a river walk, due to the hard work of many in the neighborhood and community.

The buildings on the site were demolished in 2004 when the clean up began.

It has been up for sale over the years. Committees have been formed to decide its fate over the years. The last 5 years there was a strong movement to create an open space, farmers market, recreational area. Since then the farmers market has successfully created a permanent home there. Loved by many. It is also used as a place for kids to ride bikes, walk along the river, dog walking , picnic area. A spontaneous park and meeting place.

In 2017 the selectboard , town manager and economic developer positions changed hands and the vision began to change with them. Lots of new ideas.

Some about housing, some about small business, some about creating tax revenue.

The town is requesting proposals about what to do with the property.

As a member of the friends of the tannery group I am affirming our continued efforts to create a community park. A grant was written and confirmed to get funding for creating a park and upgraded remediation. If the plan for the park changes then this grant is not applicable.

The town has voted on the different plans and ideas over the years.

This is one of a few town properties still remaining.

Please show your support for this effort for this proposal.

It includes recreation, small business and housing by Habitat for Humanity.

Thank you.

Eleanor Masin-Peters

42 Union St
Camden, 04843

To Whom It May Concern:

This letter is to express support for Tannery Park to be maintained (with flexibility) for purposes proposed by Friends of Tannery Park. This plan reflects well Camden's request for the EPA grant which it did receive, and the extensive work done by the community voluntary Tannery Work Group with the expense of over \$20,000 of taxpayers' money!

In addition to the Farmers Market, where people from Camden, Appleton, and Hope enjoy shopping and visiting with friends, I have liked watching children of all ages learning and practicing bicycle and skateboard skills and well ass occasional sports activities.!

If affordable housing is part of the finished plan, I prefer coordination with Habitat for Humanity to government sponsored plans. Habitat has the reputation for thoughtful aesthetic, structural, and community sensitive work !

I feel this plan adds to the economic as well as those human community values not easily expressed in dollars to the town of Camden.

Nina Holland
107 Washington st.
Camden

On Oct 9, 2020, at 5:08 PM, Evelyn Hughes wrote:

I, Evelyn Hughes support the Friends of Tannery Park proposal for the Future of the Tannery Park. The proposal provides activities that serves all ages--toddlers, youngsters, teenagers, parents, etc. It will also give the Town of Camden property taxes through the sale of the Habitat Houses.

Evelyn Hughes
106 Washington Street
Camden, Maine 04843

Asger Bagge, Tannery Work Group Committee Member
184 Mountain Street, Camden

13 Oct. 2020

Comments to the “Tannery Park Community Proposal” about the future use of our town owned Tannery Park.

I still support the original report from the Work Group accepted by the Camden Select Board in September 2017. I also acknowledge that some time has passed and therefore, accept the present proposal as a very good continuation of the guiding principles from which the Working Group took its major decisions.

---This very central piece of town property should be used as a public park where multiple arrangements and activities can be carried out to the benefit of the towns inhabitants, their families and guests, in particular the younger generation, i.e. kids from a very early age, including a safe playground for their activities, such as families with young kids.

---In the other end of the age scale the elderly should also here find a place where they alone or with family/friends can relax in the nice environment of greenery and the river alongside.

---I also support the various non-profit organizations mentioned and the proposed way such activity may be accomplished.

---The key to my thinking is that we have already learned that many people work home nowadays, and therefore a nice “breathing space” in the middle of town should be kept as such instead being just filled up with either new housing, shops, manufacturing buildings.

---The last thing I will mention is, that it should take some time to do the things that are proposed, partly because things the non-profits involved do not move “the next day” and because change and ideas are brought forward that might be “better solutions” for this nice town owned space, as time passes by.

Asger Bagge

184 Mountain Street, Camden

Friends of Tannery Park Proposal

October 13, 2020

Dear Town of Camden Select Board Members,

I am writing this letter in support of the proposal put forth by the Friends of Tannery Park, I have become a recent member of the Friends of Tannery Park, and am also a home owner at 108 Washington Street, [which as you can see, both resides next to the park, and directly in front of a portion of the park.] I purchased the house in July of 2019. One of the draws to purchasing the house was its proximity to the park, and the thought that I would have close access to the park and its use. When I became aware of this proposal by members of the Friends of Tannery Park, and invited to join the group, I jumped at the chance to be part of such a wonderful project. I should point out the joy of being so close to the Farmers market, which I see as a wonderful aspect of Camden.

I would like to point out another aspect of this proposal that interests me in its relationship to my late father, and his philanthropic aspect of his life, and being asked by President Jimmy Carter to help with the formation of Habitat for Humanity. He served on a voluntary basis while he ran his company, thinking greater than one's self and service to others were two things that were very important to him. Since his death, those things have become even more important to carry out in my life. That Habitat for Humanity house could be seen as showing both the civic-mindedness of the town, and also create tax dollars.

I have noticed there is a lack of a traditional public park for recreational pursuits, which could benefit both residents and those coming to Camden. If you look throughout the country, especially in New England, there are many examples of communities improving their green spaces which have greatly benefited towns in so many ways. One example that comes to mind is that of Burlington, Vermont, which has been doing their waterfront over with all types of parks. This has both greatly benefited not only the residents, but has attracted those coming to town in the form of eco-tourism.

Today, many people spend time at Tannery Park. We have the children on their bikes, people having picnics, people walking their dogs along the stream, and the farmer's market, to name a few. It already is a multi use park. Let's improve that space and keep it a multi use park. Attract more people who enjoy green spaces.

Sincerely,

Christian Gerquest

108 Washington St
Camden, Me 04843

Dear respected Camden Town Manager and Select Board;

Although I live across town from the Tannery, as a 25+ year-round permanent resident of Camden, I consider this location to be in my backyard. The short and long-term consequences of development will affect us all. Special attention should be weighed considering our increasing need for open spaces and those controlled by local interests. As such, I recommend the Tannery's preservation with development to proceed according to the Proposals already submitted by the Friends of Tannery Park, because this Plan would benefit the greatest numbers of Camdenites and visitors in the short and long run.

Sincerely,
Dorie Klein Camden, Maine

Dear Camden Select Board and Town of Camden

I hope you will see fit to accept some version of the designs submitted by Friends of Tannery Park. So many of us on this side of Route 1, the dog walkers, kids who go to the Middle School, the families living in Matthew-John, the crowds who come to the Farmers Market, and all the people who seem to be moving in around here, would really enjoy this being mostly green space, especially since we already have the hidden River Walk (which needs a sign!)

I was glad to see, in the Friends of Tannery Park plans, the space allotted to several "affordable housing" units and still think as one or two more could be tucked into the corner off Rawson, behind the existing Washington St homes, which could be accessed by a drive way from Rawson, to minimize additional asphalt.

Thank you for your attention!

Beedy Parker, 68 Washington St, 236-8732|

Wayne Ruesswick

8:22 AM (4 hours ago)



to me ▾

Good morning!

I am writing to lend my support for the proposal submitted by Friends of Tannery Park. This proposal encompasses all the goals set forth in the plan originally agreed upon through extensive Community input and debate.

As a local resident I daily see the park being used by residents, even in its current rough state. The Farmer's Market is a wonderful gathering place for families and community interactions. The addition of multiple recreational facilities will further the ability of the Community to use and enjoy this unique property. The partnership with Habitat for Humanity brings the final piece from the original Community proposal. Several homes for deserving families will blend well with the existing neighborhood.

I urge the Town to move forward with this proposal. Current residents and new transplants love our town for its quality of life. This proposal will improve recreational facilities close to town, add affordable housing, and honor the wishes of the Community.

Wayne Ruesswick

Camden Architectural Woodwork

103 Washington St

Camden ME 04843

pwayne@hotmail.com

603-765-9277

Support for park

Kate McMorrow <katethrives@gmail.com>
To: tresek@gmail.com

Thu, Oct 15, 2020 at 6:07 AM

Dear Tom

I'm sending my letter of support for this brilliant design of the multi use for Tannery Park. As a neighbor on Lupine lane, I'm very supportive of the much needed affordable houses that Habitat for Humanity builds, and areas where people can play and attend the farmers market.

This design looks like a great addition to our community without overwhelming the space and town.

Thank you
Kate McMorrow
--
Kate McMorrow
Functional Medicine Certified Health Coach
207-975-1504
katethrives@gmail.com
www.totallynaturalhealthcoach.com

Cortney Sukeforth <cort.gunit@gmail.com>
To: tresek@gmail.com

Thu, Oct 15, 2020 at 9:00 AM

Hi Tom.

My name is Cortney Sukeforth.

I live around the corner at 3 Glenfield Circle in Camden.

I am in full support of this tannery plan.

My only concern or I guess question would be... why put in habitat houses that are so close to a very communal piece of property? As a home owner I would think they would never have any privacy... just a thought.

Thanks for all your work with this!

Best,
Cortney

Mary O'Herin <mary_oherin@msad40.org>

7:34 AM (5 hours ago)



to me ▾

October 14, 2020

To Whom it May Concern:

I have lived at 6 Lupine for 4 years. I have lived in Midcoast Maine for 17. I've been visiting cousins in Maine since I was 3 years old. It will be a sad disgrace for the town of Camden if the planning board does not support this park, as we only have two parks in the entire town, and only one with a playground. I have 2 son's, both who spent years in the Camden school district.

This town is a large part so wonderful because of the schools and the families with children, which is why the new Middle School budget passed. A 5th grade science class from the middle school was in the park on Wednesday; they go regularly: it is a wonderful resource for them.

The Camden Farmer's Market is thriving, and it would benefit the market and the town residents for it to have a permanent home. Local food is one of Maine's wonderful and not so common qualities. Maine has the youngest average age for farmer's in the country because we have a thriving small farm industry, which in large part grew due to community support. Farmer's need our support!

This is not just about immediate revenue for the town with a large apartment complex. I know there is a rental shortage that is serious, and impacts locals at all socioeconomic brackets, but particularly the young and middle, lower-middle class. But do we have to take what can be a true jewel for this community and put up a huge building in a neighborhood full of smaller homes? That seems very short sighted to me.

I urge the planning committee to dig deep in their minds for a vision of Camden that will serve all, and continue to be a beautiful and child friendly place to live. A lot is at stake here: consider carefully.

Sincerely,

Mary M. O'Herin

6 Lupine Ln.

Camden, ME 04843

Camden Select Board

Camden ME

10/14/20

Dear Select Board,

I write to you today as a neighbor of Tannery Park and as a member of the Tannery Work Group. I completely support the proposal of the Friends of Tannery Park.

The objectives set out in this proposal are in agreement with the conclusions of The Tannery work Group.

The combination of theFarmer's Market, Habitat for Humanity, a children's play space, and some potential public or private construction will be a tremendous asset to the community and neighborhood. I am confident that the entire community will contribute to the completion of this project.

Sincerely,

Stephen Gold

Tannery Park proposal

Inbox x

Jean Forest ... Wed, Oct 14, 11:14 PM (14 hours ago)

to me

Looks well thought out. I support your proposal.

Jean Forest

To Whom it May Concern,

We are writing as Camden residents in support of the Community Park Proposal being made in response to the RFP regarding the Tannery site on Washington Street Camden.

Is Camden trying to attract young families, as the state of Maine is? Maine is the oldest state in the nation, with a median age of 44.6. If Camden is interested in having young families move to our town, or interested in keeping the young families already here, the Tannery site is an important opportunity to create a space that will help attract and retain young families.

Community recreation programs and parks provide a place for social equity, ensuring that all citizens have access and the opportunity to benefit without financial or social barriers. Public commons are often the glue that brings and holds a community together.

Sure, the “bottom line” (profits) may be top-of-mind for town and business leaders, but evidence also suggests that companies are placing importance on recreational opportunities for their workers’ families. Today’s business leaders seek availability of outdoor activities to enhance the quality of life for their employees when they are deciding where to open a shop or move their operations. Bottom line, parks are a good financial investment for a community.

Clemson and North Carolina State researchers have shown that parks and greenways can play an important role in reducing rates of violent, disorderly and property crimes. Additionally, communities that keep basketball courts open late for “Midnight Basketball” programs experience a reduction in youth crime rates.

Numerous studies show how valuable green spaces are for reducing stress and increasing happiness. Even just 10 minutes spent reading or contemplating in a park enhances your sense of wellness, lowers the stress hormone cortisol and strengthens your immune system. Playgrounds provide multi sensory experiences that help children’s brains develop in a healthy way. Kids can learn and challenge different parts of their brain and body such as sensory (visual, auditory, tactile, vestibular), motor (hands and fingers, agility, balance, endurance, muscle coordination, eye-hand coordination, while developing strength and cognitive abilities in problem solving, strategic planning, and literacy.

A public green space with playground creates opportunities for parents to bond with children and with each other in an equitable and physically engaging way that shared digital or TV time does not. Play teaches children social skills: how to share fairly, to play cooperatively, and to collaborate as part of a group.

Our Camden communities are desperate for public open space. With the exception of one swing set at Laite Beach, there are no public playgrounds available during the day anywhere in our town. Where does a grandparent take their grandchild for a safe, free, and healthy outing? As you consider the highest and best use of this town owned property, please put an appropriate value on the health and well-being of our young people and families. They are our town’s future. Let’s not sell them short.

Sincerely,
Bill Behrens & Molly Stone

Camden|

October 19, 2020

Dear Friends of Tannery Park:

We are writing in strong support of the Tannery Park Community Proposal put forth by the Friends of Tannery Park. This proposal includes elements benefiting a wide range of interests in our community. We laud the collaborative work of this group, particularly their partnership with Habitat for Humanity to include badly needed affordable housing for the citizens of Camden.

We particularly support elements of the plan that would provide much-needed recreational space for children in the community. Living across the street from the Tannery property, we have been struck with how many local families take advantage of the site, even given that it currently offers no real facilities and has not been landscaped to make it all that inviting. Still, parents bring their small children here to learn to ride their bikes, older children come on their bikes to ride on the weedy hill, and dog owners bring their pets here to run and play. Now that socializing has been complicated by Covid, we've seen parents and children gathering to visit outdoors at a safe distance, even holding Covid-safe birthday parties. All these activities point to a real demand for what this property can offer. Imagine what a resource this land could be with just modest improvements, as envisioned by the Friends of Tannery Park plan.

This plan provides a long-term home for the Camden Farmer's Market, which we strongly support. The market is a great resource for this community and will be well served by the stability this plan will afford, as well as the more inviting surroundings. It is great to think there will be a place for children to play while their parents shop and visit with their neighbors at the market.

We thank the Friends of Tannery Park for their hard work on this proposal and give it our hearty endorsement.

Thank you.

Peter Fontaine and Marjorie Miller
105 Washington Street, Camden

**DOUGLAS N. JOHNSON
NANCY CAUDLE-JOHNSON
43 Pearl Street
Camden, ME 04843**

October 19, 2020

TO: Town of Camden

**SUBJECT: Letter of Support -
TANNERY PARK COMMUNITY PROPOSAL
Submitted by Friends of Tannery Park**

We have resided at 43 Pearl Street in Camden for the past 28 years (since 1992), also the location of our arboriculture company, TREEKEEPERS LLC, which we founded in 1994.

During that time, we have contributed to our community in the form of generous donations to various nonprofits, providing pro bono tree preservation services, and volunteering our time to community organizations -- Nancy principally involved with the Tree City USA and Arbor Day programs and Friends of the Megunticook Riverwalk, and Doug as long-time chair and twenty-five year member of the Camden Conservation Commission.

We have both been involved in advocating for the preservation of a natural strip bordering the Megunticook River. Nancy was instrumental in the Megunticook Riverwalk preservation and protection and has since advocated for the Town of Camden to retain perpetual ownership of the "Tannery Property" as a public space for Camden's citizens. The Camden Conservation Commission was the first town committee to advocate for preserving and protecting the riverside, beginning with public statements in the mid-2000s and continuing its support through the Megunticook Riverwalk citizen referendum votes in 2008. TREEKEEPERS LLC has donated and planted a number of deciduous trees on the property.

The community of Camden has obviously embraced the property as a public space with great enthusiasm. Both residents and visitors alike support the Camden Farmers Market (the oldest continuously operating farmers' market in the state) at this location and the opportunities it avails to purchase healthy food, socialize, and financially support Maine farmers. As such, the space provides an important economic engine for Maine agriculture.

After the two citizen referendums established riverside protection, a group of citizens calling itself the Friends of Tannery Park formed with the purpose of educating and advocating for the property to be a permanent public park.

The town's next move (responding to citizen sentiment and pressure that the property be a public space and/or park) was to appoint a Tannery Work Group, who with wide citizen representation and under the chairmanship of former town manager Roger Moody and the guidance of a paid facilitator, was charged with developing a consensus plan for the property. The Tannery Work Group met for two years, which included various community-wide information workshops and feedback sessions, after which the Group's plan, report, and recommendations were presented formally to Camden residents and the Selectboard.

(Letter continued on next page)

However, their considerable commitment and investment of volunteer time was to no avail, evidently, since although their report was accepted, there was no movement by the town to adopt any of its recommendations. (Except that the Camden Farmers Market was permitted to continue to use the space on a somewhat provisional basis.)

Around this time, the town experienced a change in administration, with a new town manager and a new planner/development director coming on board, both of whom had their own ideas and, perhaps, did not feel obligated to honor the efforts of the Tannery Work Group and townspeople and to carry forward and implement the Group's recommendations. This coincided with a major turnover in members of the Selectboard.

The entire process stalled again. Still, the townspeople had no park. Meanwhile, it was found that the "cheap" environmental solution the town administration and CEDAC (the economic development committee) recommended to mitigate environmental toxins, and that townspeople voted to implement so many years ago, was not a very smart solution after all; considerable environmental issues remained still to be treated and mitigated.

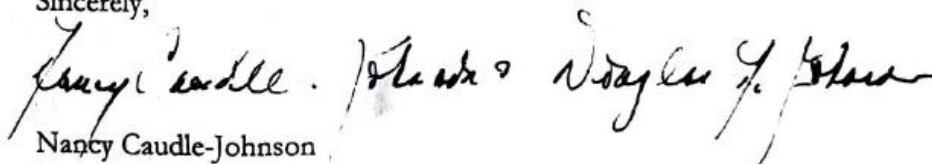
Has anyone thought to add up the amount of taxpayer dollars and residents' volunteer time in the past, say, fifteen years that has been devoted to this small little space within the village? That figure would be instructive. At this point, it must be the most expensive little piece of property in Camden, if not Knox County, and with very little to show for it, except disappointed people.

It is time for this devotion to a vision (a community park) that townspeople have sustained and worked on year, after year, after year to be honored. *Their commitment*, the commitment of people who actually live and work in the community who have sustained and worked on bringing this dream to reality deserves to inform the decision.

Therefore, we urge support for the TANNERY PARK COMMUNITY PROPOSAL submitted by the FRIENDS OF TANNERY PARK, a coalition of Camden residents who have advocated for a community solution -- a park -- for more than a decade. They have put together a beautiful proposal, partnering with Mid-Coast Habitat for Humanity and the Camden Farmers Market. It incorporates many aspects, including a wildflower meadow to enhance the Megunticook Riverwalk and protect the Megunticook River from polluted run-off, a multi-use recreational and educational space, and two to three units of affordable housing.

This is the "community proposal," with emphasis on the word COMMUNITY, and it should be accepted. It is OUR community and OUR residents who should benefit from the major investment we have all made in terms of taxpayer dollars, time, caring, and commitment. It would be unconscionable if any other entity, in particular a private developer, were to benefit from our efforts.

Sincerely,


Nancy Caudle-Johnson
Douglas N. Johnson

Appendix

Petition for Pickleball Courts at Tannery Park

Community members who support expanding Pickleball facilities.

I support the proposal to build 2 permanent Pickleball Courts at the Tannery Park development				
NAME	SIGNATURE	EMAIL	PHONE #	TOWN
Leslie Fillnow	<i>Leslie Fillnow</i>	lesliefillnow@gmail.com	(603) 828-4956	Camden
Fay Larkin	<i>Fay Larkin</i>	faylarkin@gmail.com	(781) 999-8389	Camden
Bob Fillnow	<i>Bob Fillnow</i>	72boiler@comcast.net	(603) 828-4955	Camden
Craig Mudge	<i>Craig Mudge</i>	cm.mudge@me.com	207 230 4905	Camden
Jean Phaup	<i>Jean Phaup</i>	jeanphaup@yahoo.com	207-557-1181	Camden
Jack Brown	<i>Jack Brown</i>	J5BR@CLASO.PENNSA.CAN	207 230-2565	Camden
Marilyn Hotch	<i>Marilyn Hotch</i>	marilyn.hotch@gmail.com	207-230-2565	Camden
Craig Wilson	<i>Craig Wilson</i>	craig@midcoastrec.com	207-236-9400	Union
TOM LAURENT	<i>Tom Laurent</i>	tomlaurent@gmail.com	207-390-5100	Rockport
Howard Bates	<i>Howard Bates</i>	hbates@redrunner.com	207 975-1442	Rockport
ANDREA BELL	<i>Andrea Bell</i>	99?_andrebelle@gmail.com	757-469-7889	Camden
Sue Wootton	<i>Sue Wootton</i>	suewoot1@myfairpoint.net	207-691-7189	W Rockport
Rebecca Ayers	<i>Rebecca Ayers</i>	rebecca.ayers@gmail.com	207-785-5366	Union
GARY BAKER	<i>Gary Baker</i>	gabaker157@gmail.com	423-618-8913	Union
Bert Ryan	<i>Bert Ryan</i>	MAINEPOPP@gmail.com	207.706.1216	Hope
Chris Blackburn	<i>Chris Blackburn</i>	chblackburn@gmail.com	207-542-4652	Waldoboro

I support the proposal to build 2 permanent Pickleball Courts at the Tannery Park development				
NAME	SIGNATURE	EMAIL	PHONE #	TOWN
Seth Meyer	<i>Seth Meyer</i>	seth@midcoastrec.org	(207) 236-9400	Camden
Cheryl Oliveri-Daly	<i>Cheryl Oliveri-Daly</i>	cheryle@camdenre.com	207.691.3060	Camden
Roger Leddington	<i>Roger Leddington</i>	RLEDINGTON.GMAIL	207 775-313-6999	Camden
Wendy Keeper	<i>Wendy Keeper</i>	wendycookkeeper@gmail.com	610.764.5578	Camden
Kevin Wells	<i>Kevin Wells</i>	kevinwells799@yahoo.com	207 706 6063	Camden
Peggy Pike	<i>Peggy Pike</i>	peggy.lynn.pike@gmail.com	323-9154	Hope
Jim Nelson	<i>Jim Nelson</i>	jim.nelson77@gmail.com	230-0038	Camden
Janet Guenther	<i>Janet Guenther</i>	jlguenther04@gmail.com	236-7718	Camden
Robert Guenther	<i>Robert Guenther</i>	raguenthet@gmail.com	236-7718	Camden



**National Recreation
and Park Association**

22377 Belmont Ridge Road
Ashburn, VA 20148-4501
703.858.0784
Fax 703.858.0794
www.nrpa.org

Why Parks and Recreation are Essential Public Services

Parks and recreation have three values that make them essential services to communities:

1. Economic value
2. Health and Environmental benefits
3. Social importance

Just as water, sewer, and public safety are considered essential public services, parks are vitally important to establishing and maintaining the quality of life in a community, ensuring the health of families and youth, and contributing to the economic and environmental well-being of a community and a region.

There are no communities that pride themselves on their quality of life, promote themselves as a desirable location for businesses to relocate, or maintain that they are environmental stewards of their natural resources, without such communities having a robust, active system of parks and recreation programs for public use and enjoyment.

Economic Value

- Parks improve the local tax base and increase property values. It is proven that private property values increase the value of privately owned land the closer such land is to parks. This increase in private property value due to the proximity to parks increases property tax revenues and improves local economies.
- A Texas A&M review of 25 studies investigating whether parks and open space contributed positively to the property values of surrounding properties found that 20 of the 25 studies found that property values were higher. "The real estate market consistently demonstrates that many people are willing to pay a larger amount for property located close to parks and open space areas than for a home that does not offer this amenity,"
- American Forests, a national conservation organization that promotes forestry, estimates that trees in cities save \$400 billion in storm water retention facility costs.
- Quality parks and recreation are cited as one of the top three reasons that business cite in relocation decisions in a number of studies.

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- Parks and recreation programs provide places for health and well-being that are accessible by persons of all ages and abilities, especially to those with disabilities.
- In a 2007 survey of Fairfax County, VA, residents of 8 of 10 households rated a quality park system either very important or extremely important to their quality of life.
- Research by the Project on Human Development in Chicago Neighborhoods indicates that community involvement in neighborhood parks is associated with lower levels of crime and vandalism
- Access to parks and recreation opportunities has been strongly linked to reductions in crime and to reduced juvenile delinquency.
- Parks have a value to communities that transcend the amount of dollars invested or the revenues gained from fees. Parks provide a sense of public pride and cohesion to every community.

National Recreation and Park Association

For more information on the value and benefits of parks go to www.nrpa.org

Current Grant Funding Possibilities (Maine Recreation and Park Assoc.)

Community Facilities Direct Loan and Grant Program – Rural Communities

The United States Department of Agriculture (USDA) provides grants, low-interest direct loans, and/or combinations of the two to develop essential community facilities in rural areas, including public facilities, community support services, and local food systems such as community gardens and food hubs. Public entities, nonprofit organizations, and tribal entities in rural communities are eligible to apply. Applications accepted on a rolling basis. Learn more at

www.rd.usda.gov/programs-services

American Academy of Dermatology Association Shade Structure Grant Program

The AAD Shade Structure Grant Program awards grants of up to \$8,000 to public schools and non-profit organizations for installing permanent shade structures for outdoor locations that are not protected from the sun, such as playgrounds, pools, or recreation spaces. In addition to the grant, the AAD also provides a permanent sign for display near the shade structure. Learn more at

www.aad.org/member/career/volunteer/shade.

State Farm Good Neighbor Citizenship Grants

State Farm grants focus on three areas: safety, education, and community development. State Farm is committed to maintaining the vibrancy of communities by assisting programs conducted by municipal, county, state or federal government entities that align with the State Farm® charitable focuses - including neighborhood revitalization. Learn more at www.statefarm.com/about-us/communityinvolvement.

Outdoor Recreation Legacy Partnership Program

The National Park Service has announced the opening of the application process for the Outdoor Recreation Legacy Partnership Program (ORLP), a nationally competitive grant program funded through the Land and Water Conservation Fund (LWCF). The ORLP offers grants specifically to help create and improve state and local parks and other outdoor recreation areas particularly in under-served communities. A total of \$40 million of funding is available. Applications are due

by July 10. Learn more and apply at www.cityparksalliance.org/funding/grantopportunities

USTA Facility Services Program

The United States Tennis Association (USTA) offers business development, advocacy, technical, and financial support to improve or construct tennis facilities across the country. In addition, each applicant will be appointed a project consultant from the USTA National staff who will deliver personalized support and service. Service applications are accepted on a rolling basis. Learn more at

www.usta.com, search for “grants” in the search box.