

Chapter X – Public Facilities

Public facilities include buildings, utility infrastructure, physical plants, and other service-oriented buildings and programming used by residents of the community. A thorough understanding of town and district public services is necessary to determine any current constraints to growth and identify any growth-related challenges that the town is likely to face in the future. This section will identify and describe Ogunquit’s public facilities and services, including those operated by Town government and those operated by quasi-governmental districts and private actors.

Community Survey Results

- Placeholder

Inventory of Facilities

Municipal Services

A. Public Utilities

1) Water

The Town is a member of the Kennebunk, Kennebunkport, and Wells Water District (KKWWD), a quasi-municipal water utility as established in 1921 by an act of the Maine State Legislature. In 2005, KKWD helped to create Southern Maine Regional Water Council (SMRWC), a State-chartered nonprofit entity, whose purpose, in addition to coordinating efforts to save costs and improve customer service, is to develop a comprehensive, long-term regional water supply plan for coastal southern Maine between Portland and Kittery.

KKWWD is governed by a four-member Board of Trustees, elected from each of the towns serviced, and has 40 employees. Its service area extends 25 miles along the York County coast and includes the towns of Kennebunkport, Wells, Ogunquit, Arundel and portions of Biddeford and York, serving a population that ranges from a low of 30,000 to a seasonal high of 100,000 people, with water demands that ramp up accordingly. Customer growth has averaged over 1% annually over the past several years. At the end of 2019, KKWWD had 14,124 total accounts, making it the third largest water utility in Maine.

In response to growing demands, the system has been interconnected to the York Water District and Biddeford & Saco Division of Maine Water Company, water utilities located to the north and south, respectively, and KKWWD has completed construction of its hydraulic “backbone” from Biddeford to Ogunquit. Most water is sourced from Branch Brook and adjacent wells, as well as from the Saco River. KKWWD’s transmission and distribution system includes over 800 public and private fire hydrants and 207 miles of mains, and it strives to replace about 1% of its mains every year, a number consistent with the guidelines of the American Water Works Association (AWWA). Total water storage equals 7.7 million gallons, which is strategically located throughout the distribution system.

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As of June 2023, KKWWD's reported a total of 1,240 individual accounts in Ogunquit; this number includes both residential and commercial customers.

2) Ogunquit Sewer District

The Ogunquit Sewer District was established by the State Legislature in 1963 as a quasi-municipal corporation, formed for the purpose of wastewater treatment and disposal and to ensure the health, welfare, comfort and convenience of the inhabitants of the district. It is governed by a three-member Board of Directors who are elected by Town voters. 1,749 customers are served by the District in Ogunquit.

The Sewer District maintains an office and Sewage Treatment Facility located at 80 Marshview Lane in Ogunquit, and twelve pumping stations located at various parts of town with approximately 20 miles of sewer line. The Sewer District has six employees under the direction of the Superintendent: an office manager, a maintenance manager, chief operator, and assistant operators, and two laborers.

The Sewage Treatment Plant is located adjacent to the northern portion of Ogunquit Beach, where sewage is treated. The system is generally continuous with the KKWWD Service area covering most of the town east of Route One and a northern portion of the town of York. The sewage sludge is converted to a soil additive at a licensed facility in Plymouth, ME, and ultimately clean water is released into the Atlantic Ocean. The Superintendent has estimated that the plant has an existence of at least 30 more years before the effects of climate change, sea level rise, and tidal flow adversely affect the viability of its location. For that reason, the Sewer District has acquired a parcel of land on the westerly side of the Maine Turnpike for possible relocation of the treatment plant. A new study was completed in 2012 to evaluate adaptation options.

The Sewer District's twelve pump stations convey wastewater to the treatment plant, with portable generators available to power the pumping stations in the event of power outages. The Sewer District owns a crane truck, three pick-up trucks, a dump truck, a trailer vacuum unit, and a trailer jet-rodder sewage cleaning equipment. Based upon completed studies some of the pumping stations have been elevated, as has been a portion of the treatment plant, to avoid higher tides. Additional work to protect the plant and pumping stations is ongoing.

Annually, the Trustees determine the rates charged to the users of the Sewer District, who are billed for the costs of sewage treatment and disposal.

3) Electrical Power

Ogunquit is served by Central Maine Power (CMP), a for-profit company and subsidiary of Avangrid, and purchases electricity through ISO New England, the nonprofit interconnection authority responsible for the electrical grid within the six New England states. ISO oversees the region's high voltage transmission system, buys and sells wholesale electricity, and plans for future regional needs. Three phase power is available.

4) Broadband, Video and Landline Phone Services

Several companies provide cable and high-speed internet service to Ogunquit using a variety of technologies:

Provider	Technology
Charter Communication (Spectrum)	Cable
Consolidated Communications (Fidium)	Fiber-Optic
Hughes Network Systems, LLC (HughesNet)	Satellite
Redzone Wireless, LLC	Fixed Wireless

As is the case throughout York County, the majority of internet infrastructure is traditional copper-based coaxial cable, but the buildout of high-speed fiber optic cable by internet service providers continues to increase. There is no fiber optic service in Ogunquit, mainly due to Spectrum holding a de facto monopoly on service.

5) Cell Phone Service/ Mobile Internet

AT&T, Verizon, US Cellular System and T-Mobile are the primary cellular communications service providers for the Ogunquit area. Spectrum also offers service via Verizon’s network. The signal level for each carrier, which is determined by the distance from each carrier’s nearest tower location, impacts the user experience for cell phone calls and mobile internet access. Although there are four towers within town limits, to date vendors have installed small cell equipment on certain utility poles to increase signal strength.

6) EV Charging

There are four publicly accessible Level II electric vehicle charging stations in Ogunquit, located at Meadowmere Resort, Beachmere Inn, the Dunes on the Waterfront, and the Cliff House (located in York). As of this writing, less than one percent of vehicles on the road in the United States in 2023 are electric, but car manufacturers are moving toward a time in the future when internal combustion engines are no longer produced, and the entire vehicle fleet is comprised of electric vehicles. The Town has a dedicated charger for the Code Enforcement Officer e-vehicle, and the Town has recently received a grant to install four charging stations in the Obeds parking lot.

B. HEALTH AND SOCIAL SERVICES

Ogunquit has no medical facilities and relies on facilities within surrounding communities as a source of medical care for residents; these include York Hospital in York and Southern Maine Health Care (SMHC)

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in Biddeford. Additionally, the Wells/Ogunquit Community Service Center in Wells provides a meeting place for senior citizens and a social outlet for morning coffee and conversation.

C. SCHOOLS

The Town of Ogunquit is a member of Consolidated School District 18, which serves Wells and Ogunquit, and school aged children are transported to the elementary, middle school, and high school located in the town of Wells at its educational campus on Post Road. The Town shares the proportional costs, based on property assessments, of education with Wells. At present there are 41 students from Ogunquit spread between the following facilities: Wells Elementary School, which houses grades kindergarten through Grades 4 or 5; Wells Middle School, which contains grades 6 through 8; and Wells High School, which includes Grades 9 through 12.



Figure 1 – Wells High School

The school district is overseen by a six member School Board elected by residents of Wells and Ogunquit (three from each Town) in staggered three-year terms; and directed by an appointed School Superintendent. For the fiscal year ending in 2023, the district had a total enrollment of 1,410 students, including special needs students, with a budget of \$28,999,941.

The curriculum for each school includes Language Arts, Math, Science, Social Studies, Art, Health and foreign languages starting in the advanced elementary grades. Students have achieved awards from the National Honor Society, State American History Contest (first and third places), National Patriotic Essay Contests, Maine Principals Award, and various Literary Achievements awards. The schools also participate in theatrical programs and competitive athletics. In 2022 and 2023, students from the High School graduating class have received “National Letters of Intent” to various college athletic programs.

The Town owns the Ogunquit Village School (OVS) building located on School and Cottage Streets on the west side and adjacent to the Dunaway Center. OVS is no longer in use as an educational facility. Town residents have voted to demolish the unused school as part of the municipal campus project, which will include a new 2 ½ story building with a police station with a garage type sally port fronting on Cottage Street, and new administrative/town office facility facing School Street. The basketball court and children’s playground will be moved to the west side of the campus.

D. TOWN FACILITIES

The S. Judson Dunaway Center, located at 23 School Street, houses the Town Offices and Community Center, and the Ogunquit Police Department is housed within the basement. The building was constructed in 1974 from a gift by Judson Dunaway and his family, with the intent that it be used as a

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community center. This facility will be renovated and upgraded as part of the campus plan mentioned above.

Municipal offices housed at the Dunaway Center include the Town Clerk, Town Manager, Town Treasurer, Codes and Planning, Visitor Services Department, Town Information (IT) Services, WOGT radio, and the Performing Arts organization. The Ogunquit Police Department also occupies approximately 1,830 square feet of floor area in the basement, including storage areas. These departments will move to the new facility upon its completion.

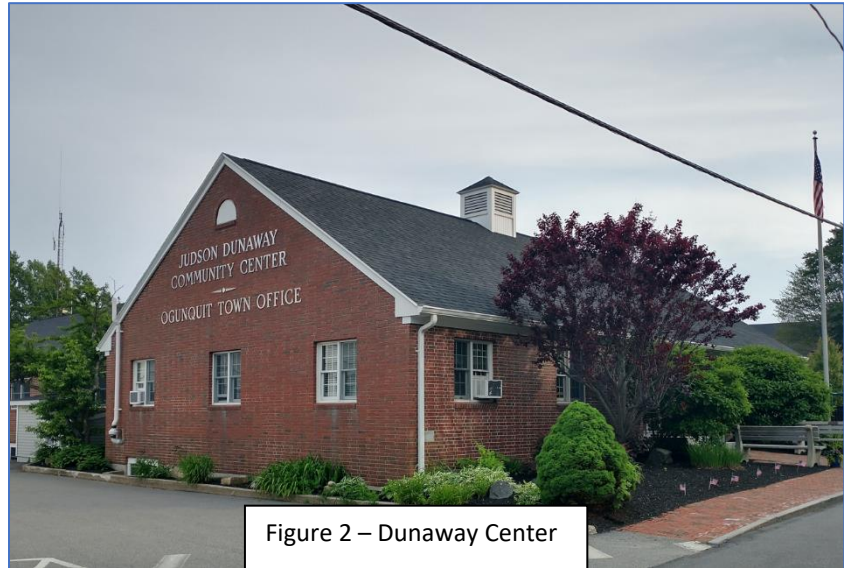


Figure 2 – Dunaway Center

Municipal Government Overview

The Town is run by a full-time appointed Town Manager and Town Treasurer/Assistant Town Manager, a full-time Town Clerk with three staff members, an elected five member Select Board, and twenty other committees and boards. Some of the committees and boards are state mandated, while others work on a variety of topics that affect the quality of life in Ogunquit. The non-elected boards are appointed by the Select Board.

Town Manager

The Town Manager is the chief administrator of the Town of Ogunquit. Responsibilities include:

- Chief Administrator of the Town.
- Responsible to the Select Board for the supervision and administration of all department and offices from which the board confirms the appointment of the department head or director.
- Implementation of all laws and ordinances of the Town.
- Serving as head of any department for which the Select Board appoints the department head or director when so directed by the Board.
- Nominating, subject to confirmation of the Select Board, and supervising the following Town officials: Assessor, Building Inspector, Civil Emergency Preparedness Director, Code Enforcement Officer, Public Works Director, Town Clerk, and heads of any departments created by the Select Board or Town Manager. The Town Manager shall also appoint, supervisor and control all other

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officials, subordinates and assistants, except the Town Manager may delegate this authority to the appropriate department head and will report all appointments to the Select Board.

- Having the exclusive authority to remove for just cause, after notice and hearing, any person who the Town Manager is authorized to appoint and to report all such removals to the Select Board.
- Acting as a purchasing agent for all Town departments, boards, or commissions, provided that the Town or Select Board may require that all purchases of a designated amount be submitted by competitive bid, and except that the Select Board may submit any purchase to competitive bid when deemed feasible.
- Attending all meetings of the Select Board unless excused by the Board.
- Keeping the Select Board informed as to the financial condition of the Town.
- Making recommendations to the Select Board for more efficient operations of the Town.
- Making application for State, Federal and other aid grants for the benefit of the Town, as approved by the Select Board.
- Performing other duties as may be prescribed by the Town Charter or required by the Select Board, not inconsistent with the Charter.

Finance and Tax Collection

The Finance Department is responsible for drafting the annual Town budget and tracking all revenue and outflow. The Tax Collector's office processes payment of taxes and fees for several citizen needs, including real estate and personal property tax payments; processing and filling of 30-day notices, tax liens, tax discharges, quit claims and automatic foreclosures; payment of various types associated with both new and re-registration of vehicles and camper trailer registrations. In addition, citizens may purchase resident and non-resident beach passes and "Pay as You Throw" trash bags.

Town Clerk

The Town Clerk's office performs a wide variety of department functions and citizens services, such as the coordination of elections and registrar of voters; custodian of all Town records; serving as a Notary Public; recording, maintaining, and issuing Town of Ogunquit vital statistics and records; registering residents' boats, ATV, and snowmobiles; issuing marriage licenses; and issuing Maine hunting and fishing licenses.

Codes and Planning Office

The Codes and Planning Office serves as a resource to several Town departments, Boards and committees and is responsible for the orderly development of the town as well as the administration of various land use regulations, including the zoning ordinance and subdivision review standards. The primary role of town's state-certified Code Enforcement Officer is to review and approve building, plumbing, and electrical permits as well as to provide assistance with Town codes to the general public, which includes application of the Maine Uniform Building and Energy Codes (MUBEC). Additionally, the Code Enforcement Office acts in the capacity of local plumbing inspector (LPI), Shoreland Zoning Administrator, and Flood Plain Code Enforcement Officer.

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The Planning office is also housed within this department, with responsibilities that include providing direction and assistance in implementing the goals, objectives, and policies of the Town's Comprehensive Plan as adopted by the residents of Ogunquit, liaising with appointed land use boards and committees such as the Planning Board and Zoning Board of Appeals, and overseeing the site plan review and approvals process in connection with the consulting planner from Southern Maine Planning and Development Commission.

Other Dunaway Center spaces

The Dunaway Center holds an auditorium with a stage, which is used primarily for public meetings, with offices for the Ogunquit Performing Arts Committee. There are public bathrooms in the basement with access from Cottage Street via a ramp, which also provides access to the Ogunquit Police Department. These facilities will be upgraded when the new campus building is completed.

Ogunquit Police Department

The Ogunquit Police Department (OPD) occupies approximately 1,830 square feet in the basement of the Dunaway Center, with a shared access ramp from Cottage Street. Police vehicles park in the public lot on Cottage Street adjacent to the pedestrian ramp access to the building. OPD will soon move temporarily to the current Chamber of Commerce building until the new facility is completed.

The OPD has a total of 11 full time officers; this includes a Chief, Deputy Chief, Lieutenant, two sergeants, a detective, and several officers. Additionally, there are eight seasonal part time officers, five seasonal community service officers, one administrative assistant, and an animal control officer. The OPD has eight patrol vehicles of varying ages.

The fiscal year 2024 budget for OPD is \$1,911,784. Also, the proposed budget includes body cameras with training for each officer. The department engages in regular training programs as required by the State of Maine and specialty training each year for each officer. Additional training is conducted by departmental personnel.

Based on national, state, county, and local standards, the Ogunquit Police Department has been operating below the minimum recommended staffing levels. The following table depicts the average Police to Citizen ratio. These figures do not include part-time personnel, which comprise a substantial number of the staff hours for the department. These recommended ratios are solely based on police to citizen and do not consider the low crime statistics for this area. The current staffing ratio in the town is 0.91 officers per 1000 people.

Police Staffing Levels vs Population			
	Officers/1000	2022 Population	# Of Officers (Incl Chiefs)
Nationally	2.4	332,403,650	~665,380
State-wide	2.2	1,372,247	~2,921
Ogunquit	0.91	1,207	11

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Ogunquit Fire Department

The Ogunquit Fire Department (OFD) occupies a standalone central station with three bay doors and through-access to School Street and Cottage Street adjacent to the east side of the Dunaway Center.

The OFD operates with nine active career members and twelve call members. They include the Chief, four captains, and four firefighters with the following roles: three Firefighter-EMTs; two Firefighters; three drivers; and one Paramedic.

OFD operates with one engine/pump, one rescue engine, one ladder truck, one brush truck and two EMT Staffed ambulances. The

department is a member of the regional Mutual Aid System of six communities covering a combined area of 268 square miles.



On an annual basis OFD responds to approximately 1,000 calls and is responsible for annual inspections of seasonal rentals and life safety plan review of facilities, including 2,454 housing units of all sizes and 294 commercial properties (small shops to multi-level large hotels, inns and bed and breakfasts).

Additionally, the OFD maintains the Regional Training Center at 30 Salt Shed Drive where recent testing has discovered PFAS materials in the ponds located on those premises.

Recently, the Fire Chief has advocated for obtaining multiple sets of turn-out gear to allow firefighters to always wear clean gear and equipment to avoid the effects of potential exposure from incidents where the members are required to respond.

The Fire Chief is responsible for the Ogunquit Lifeguard Rescue service, which operates on Ogunquit's beaches during the summer season. The Lifeguards have approximately 18 members under the direction of the Lifeguard Captain and are available daily during summer in teams of two lifeguards at each station on the beach, as follows:

- North Beach
- Footbridge Beach
- Littlefield Beach
- Main Beach North
- Main Beach South (ATV & Jet ski)
- Main Beach Riverside
- Ontio Beach

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The lifeguards are certified by the American Red Cross, are trained in CPR and First Aid, and possess a USLA (United States Lifeguard Association) Certification, which includes a daily training routine. In 2022, there were a total of 1,719 Preventive Actions; 17 Water Saves; and 105 Assists with 5,249 total contacts and 34 lost children found. Those actions were based upon 90,323 total patrons, of which 14,857 were swimmers.

Public Works Department



Figure 4 – Public Works Dept.

The Ogunquit Public Works Department (PWD) strives to preserve and enhance Ogunquit public infrastructure for the residents, businesses, and visitors of the Town, making it a sustainable and desirable place to live, work, and visit. Services include maintenance of streets, parks, beaches, storm drains, streetlights, equipment, and vehicles.

Along with other towns in Southern Maine Planning & Development Region, the Town participates in a program to purchase bulk materials, including sand and salt, which allows the Town to take advantage of cost efficiencies. The PWD operates out of a garage/barn located on Captain Thomas Road, where there is also a salt shed, and maintains all public buildings, bathrooms, beach bath houses and lifeguard stations, public parking lots, town roads, and public cemeteries.

The list of town buildings maintained by PWD include the following:

- 1) Dunaway Building – 23 School Street
- 2) Main Beach Public Restroom and Lifeguard Station – 124 Beach Street
- 3) Perkins Cove Public Restroom Facility – 118 Perkins Cove Road
- 4) Jacobs Lot Public Restroom Facility – 180 Main Street
- 5) Footbridge Public Restroom – 149 Ocean Street
- 6) North Beach Public Restrooms Facilities – 5 Marshview Lane
- 7) Ogunquit Heritage Museum – 86 Obeds Lane
- 8) Ogunquit Radio Repeater Shed – 21 South Street
- 9) Old DPW Garage (Cold Storage) – 100 Captain Thomas Road
- 10) Main DPW Building – 30 Salt Shed Drive
- 11) DPW Salt Shed – 30 Salt Shed Drive
- 12) Ogunquit Fuel Island – 28 Spring Hill Road

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The Town maintains parks and beaches for the recreation and enjoyment of open space as listed in the Recreation and Arts Inventory section.

Waste Transfer Station

PWD operates the Town’s Waste Transfer Station and Trash Disposal area, which is located on Berwick Road and consists of an office/garage, a trash compactor, several haul-away trash containers for recyclable cans and bottles, cardboard and consumer/commercial construction, and household materials. There are ten steel haul-away dumpsters, arranged for various categories of recyclable materials, which are transported to various off-site locations for eco-favorable disposal. Household waste is received in prepaid “pay as you throw” bags for compacting. There is also a program for organic waste materials to be recycled as compost. Four full-time employees, including a manager, operate the station.

Ogunquit Heritage Museum

The Town operates the Heritage Museum at the Captain James Winn House located at Obeds Lane in the Dorothea Jacob Grant Common, a town park. The building dates to circa 1780 and is on the National Register of Historic Places. The museum collects, preserves and exhibits items and documents related to Ogunquit’s heritage, including the unique Ogunquit Dory.

Ogunquit Memorial Library

The Ogunquit Memorial Library, located at 166 Shore Road, includes a collection of more than 10,000 items, offers 126 programs, and is open six days per week (five in the winter). The historic library building was constructed in 1897 and receives more than 7,000 visits each year.



Figure 5 – Memorial Library

Water-Adjacent Public Facilities

Ogunquit Harbormaster

The Harbormaster occupies a building adjacent to the iconic pedestrian drawbridge, which spans Perkins Cove. The Harbormaster supervises the bait wharf and docks adjacent to its building and the moorings for the commercial fishing boats and pleasure boats using Perkins Cove. In the winter, the Harbormaster operates an ice-breaking vessel to break any ice floes in the cove to enable passage by commercial fishing boats. The Harbormaster is responsible for the maintenance of the drawbridge, the docks, a chain fall ramp for hauling boats, and for overseeing the repair of those facilities. The drawbridge and adjacent structures require repairs and replacement, and a federal grant has been obtained towards the cost of such work.



Figure 6 – Harbormaster

Parks and Recreation Facilities

The Marginal Way is a scenic 1.5 mile walk along the cliffs above the Atlantic Ocean that has been listed on the National Register of Historic Places and is administrated by the Town’s Marginal Way Committee and supported by the non-for-profit Marginal Way Preservation Fund. The Marginal Way Committee has a program to remove invasive plants from the path and is working on updates continually with great success. The path is accessed from Shore Road and ends in Perkins Cove.

The Town maintains park areas for the recreation and enjoyment of open space as listed within the Recreation and Arts inventory section.

Public Cemeteries

Three municipally supported cemeteries are located in Ogunquit:

- (1) Locust Grove at 180 Shore Road
- (2) Riverside, also known as Walnut Grove

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(3) Old Burial Ground at Bourne Lane, behind the Ogunquit Playhouse

Locust Grove and Riverside are decorated with flags on Memorial Day weekend and by the Wreaths Across America charitable organization. In addition to these three cemeteries, there are also private cemeteries at various locations within the town.