

Town of Waldoboro, Maine
Select Board Meeting
Municipal Building - 1600 Atlantic Highway
Tuesday, August 16, 2016 – 5:30 p.m.

“New England has no better Americans than the Waldoboro Folk”, The Boston Herald - 1919.

1. **Call to Order** - This meeting was called to order by Chair Clint Collamore with a quorum present. Also present were Jann Minzy, Robert Butler, Abden Simmons, and Katherine Winchenbach.

Others present were Town Manager Linda-Jean Briggs, Finance Director Eileen Dondlinger, Public Works Director John Daigle, Assessors' Agent Darryl L. McKenney, Assistant Fire Chief Bill Maxwell, Monika Magee, Geraldine Hungerford, David Hungerford, Karen D. George, Donna Dow, Martha Marchut, Dan Remain, Alton Grover, Randolph W. Robbins, Elizabeth Dinsmore, O.J. Duff, Scott Byrd, John W. Higgins, Edward Rengle, Edward Farley, Ruth Foley, Elizabeth Wells, Joan Blodgett, John E. Meyn, Nancy Williams, John Lawrence, Ted Wooster, Terry Gifford, Jim Blier, Carol Blodgett, Bill Blodgett, Rich West, David Benner, Caren Clark, Seth Hall, John Guarraccia, Jen Merritt, Mercedes Villamil, Jan Wejchert, Allan Benner, Harlan & Michelle Creamer, Courier Gazette Reporter Beth Birmingham, and Lincoln County News Reporter Alex Violo.

2. **Pledge of Allegiance.**

3. **Public Hearings.**

- 3.1. **PAYT Disposal Method for the November 2016 Warrant.**

- 3.1.1. Open Public Hearing - On the motion of Butler / Winchenbach, the Board voted 5-0 to open the public hearing at 5:01 p.m.
- 3.1.2. Public Comment - Transfer Station Committee Chair Bob Butler facilitated a presentation. There were many comments from the public.
- 3.1.3. Close Public Hearing - On the motion of Winchenbach / Simmons, the Board voted 5-0 to close the public hearing at 6:15 p.m.
- 3.1.4. Action - On the motion of Winchenbach / Butler, the Board voted 5-0 to place this item on the November Warrant pending legal approval.

- 3.2. **Dangerous Building - 992 Winslows Mills Rd.:**

- 3.2.1. Motion to convene as a Quasi-Judicial Board - On the motion of Winchenbach / Simmons, the Board voted 5-0 to convene as a Quasi-Judicial Board.
- 3.2.2. Open Public Hearing - Chair Collamore officially opened the public hearing at 6:22 p.m.
- 3.2.3. Public Comment - John Call, an heir of the property, was present for comment.
- 3.2.4. Close Public Hearing - On the motion of Butler / Minzy, the board voted 5-0 to close the public hearing at 6:39 p.m.
- 3.2.5. Action on Dangerous Building - On the motion of Butler / Minzy, The Board voted 5-0 to have Butler, Simmons, the Town Manager, the Code

Enforcement Officer, and, if possible, one of the heirs to the property, meet and come up with a plan consistent with State Statute regarding the 2 dangerous buildings in question, and report back to the Board no later than September 27, 2016.

3.3. Dangerous Building - 762 Back Cove Rd.:

- 3.3.1. Open Public Hearing - On the motion of Winchenbach / Butler, the Board voted 5-0 to officially opened the public hearing at 6:40 p.m.
- 3.3.2. Public Comment.
- 3.3.3. Close Public Hearing - On the motion of Winchenbach / Simmons, the Board voted 5-0 to close the public hearing at 6:53 p.m.
- 3.3.4. Action on Dangerous Building - On the motion of Butler / Minzy, the Board voted 5-0 to authorize the Town Manager to develop a Request for Proposals based upon the appropriate studies to determine actions to be taken to bring this property back to a healthy and safe condition.
- 3.3.5. Motion to reconvene into Regular Session - On the motion of Winchenbach / Simmons, the Board voted 5-0 to reconvene into regular session at 6:56 p.m.

4. Adjustments to the Agenda - On the motion of Winchenbach / Butler, the Board voted 5-0 to remove item 9.1.

5. Citizen Comments - John Higgins and Seth Hall were present with comment.

6. Town Manager's Report.

- Met with the Chair of the Playground Committee. We clarified confusion and ensured the support of the administration. We discussed the hopes for moving forward, concentrating on fundraising with the recognition that a piece of town owned property would be an excellent place for a playground
- Will apply for a Land and Water Conservation Grant. Walk through is tomorrow and will help to determine eligibility. This grant could be used for the purchase or renovation of recreational property. Application is due in November for a spring award.
- Multiple meetings with various members of the Communication Technology Committee
- Spent last week at the MCTMA Institute. The overall theme was addressing challenges of an aging population, succession planning and how to attract and retain the millennial generation in public service positions. Quite a challenge.
- Walked through the new Hannaford addition prior to its' opening. Last week, they opened the new section. I have gone in a number of times since; the speed of the daily progress is impressive to say the least. Grand opening is expected in December. They expect to retain approximately 20 seasonal jobs and make them year round.
- Met with the owner of the new auto dealership going into the 'old' Ralph's building. They are doing façade work as well as improvements in the building. The expectation is 10-15 FT jobs with benefits. Cars may arrive in early September.

- Met with engineer, John Daigle and Emily to review the Pine St. Landing project. Coordinated with the DOT rep. to iron out concerns with concrete vs. stone base. We are still hopeful for a completion this fall.
- A number of projects are working their way through the Planning Board. This is positive for the town and we look forward to making these projects a focal point of our economic development efforts.
- Proposed calendar to meet with the various boards and committees in workshops. These meetings will give the board an opportunity to fine tune the focus and projects you want the committees to work on and allows an opportunity for the committees to provide project updates.
- Applied for a driver feedback sign. This program administered through the state provides equipment that is programmed with the speed limit at various locations. As a vehicle enters into the area, their speed limit flashes, thus alerting them. This program is portable to allow us to bring it to various areas where speeding has been identified. It also allows for collection of data which helps to schedule our resources more efficiently.

7. Consent Calendar - On the motion of Minzy / Simmons, the Board voted 5-0 to approve the consent calendar as follows:

7.1. Approve Meeting Minutes for July 26, 2016.

7.2. Financial Warrants & Reports:

7.2.1. Warrants #102, 5, 6, 7, 8, 9, 10.

7.2.2. Waldoboro HRA Operating Warrant - 1.

7.2.3. Waldoboro Water Department Operating Warrant - 7/2016.

7.2.4. Financial Reports - None.

7.3. Correspondence - None.

7.4. Quitclaim Deed(s) / Mortgage Discharge(s):

7.4.1. Property located at Jefferson Town Line on Tax Map R22 Lot 43B, formerly owned by Lisa Jeran.

7.4.2. Mobile home located at 400 Friendship Rd. lot 16 on Tax Map U2 Lot 20A-16, formerly owned by Angela Johnson.

7.5. Department Reports:

7.5.1. Emergency Medical Services - June & July.

7.5.2. Police - July.

8. Old Business - None.

9. New Business:

~~**9.1. Communications Technology Committee Amendment to the Boards and Commissions Policy.**~~

9.2. Flags on Utility Poles - John Blodgett was present with comments. No action taken.

9.3. Tax Acquired Property Bid - Two properties were paid off by the previous owners, and one received no bids, leaving six properties. On the motion of Simmons / Winchenbach, the Board voted 5-0 to award the properties to the highest bidders.

- 9.4. **2016 Surface Paving Bid** - On the motion of Butler / Simmons, the Board voted 5-0 to award the 2016 Surface Paving Bid to Pike Industries at a bid amount of \$56.00 per ton.
 - 9.5. **2016 Gravel / Sand Screening Bid** - On the motion of Simmons / Butler, the Board voted 5-0 to award the 2016 Gravel and Sand Screening Bid to F. C. Work & Sons at a bid amount of \$2.60 per cubic yard.
 - 9.6. **Committee Appointments** - On the motion of Butler / Simmons, the Board appointed John Alspaugh to the Conservation Commission, Wayne Harvey to the Shellfish Conservation Committee, and Wayne Luce to the Transfer Station Committee.
 - 9.7. **Broadband Survey Funding** - The Communications Technology Committee would like to send out an additional survey but does not have any funding in the budget. No action taken.
 - 9.8. **2016 MMA Convention** - No action taken.
10. **Executive Session(s):** On the motion of Butler / Minzy, the Board voted 5-0 to convene in Executive Session at 7:32 p.m. pursuant to 1 M.R.S.A. §405 (6) (F) as Philbrook Fund Trustees to discuss application 2017-2.

On the motion of Butler / Simmons, the Board voted 5-0 to resume regular session at 7:50 p.m.

On the motion of Simmons / Winchenbach, the Board voted 5-0 to approve Philbrook Fund application 2017-2 in the amount of \$2,018.08.

11. **Adjourn** - On the motion of Butler / Winchenbach, the Board voted 5-0 to adjourn at 7:50 p.m.

Board of Selectmen: _____
Town of Waldoboro, Maine Clinton E. Collamore, Chair

Joanne Minzy, Vice-chair

Robert L. Butler

Respectfully submitted,

Abden S. Simmons

Liam D. Ducharme, Executive Assistant

Katherine W. Winchenbach