

WISCASSET SELECT BOARD
TAX ASSESSORS AND OVERSEERS OF THE POOR
OCTOBER 17, 2017

Preliminary Minutes

Tape Recorded Meeting

Present: Bob Blagden, Chair Judy Colby, Kathy Martin-Savage, Vice Chair Ben Rines, Jr., Jeff Slack
and Town Manager Marian Anderson

Chair Judy Colby called the meeting to order at 6 p.m.

1. Pledge of Allegiance

2. Approval of Treasurer's Warrants

- a. **Ben Rines, Jr., moved to approve the payroll warrants of October 6 and 13, 2017. Vote 5-0-0.**
- b. **Kathy Martin-Savage moved to approve the accounts payable warrants of October 10 and 17, 2017. Vote 5-0-0.**

3. Approval of Minutes

Ben Rines, Jr., moved to approve the minutes of October 3, 2017. Vote 5-0-0.

4. Special Presentations or Awards – none

5. Committee Appointments - none

Ben Rines, Jr., moved to take 10a out of order. Vote 5-0-0.

10a. FAA Compliance Update: Attorney Shana Mueller gave an update on airport compliance matters regarding the abrogation easement for the approach to the airport required by the FAA. Easements are required to remove trees which are blocking the air spaces. Two properties adjoining the airport have completed the process; however, there are three properties on which an appraisal has been conducted and an offer made without response, as the owners have not yet found their own appraiser. As a last resort eminent domain, which would have to be approved by the select board and a town vote, could be used to secure the easement. Until the easement on those properties is approved, the FAA will not fund capital improvement projects, which will put a limit on the time the town will be able to negotiate with the owners.

Tim Lesage, FAA engineer, oversees the abrogation easement project and works with the town and the FAA, whose projects are funded 90% by the FAA, 5% by the state and 5% by the town. He explained the need for the easements, the process in obtaining them, and possible detriment to the town if the easements are not obtained. Without the easements, the Texas Flying Legends would not come to Wiscasset, night landings will not be allowed, and the airport will lose fuel sales and tie-down fees; the airport is already being penalized as night landings are not approved because of obstructions. In response to a question, Lesage he would recommend cutting the trees to the stump. Lesage said the FAA will not replace the trees but will provide low-growth vegetation.

6. Public Hearings

a. Public Hearing for November 7, 2017 warrant: **Ben Rines, Jr., moved to go into public hearing for discussion on the warrant. Vote 5-0-0.** There were no comments. **Ben Rines, Jr., moved to come out of the public hearing. Vote 5-0-0.**

7. Public Comment on Non-agenda Items

Steve Christianson referring to the appointment by the Select Board of the MDOT public advisory committee, asked Ben Rines, Jr., why he had called formation of the committee nothing but a distraction. Christianson said he took offence and thought Rines' comment an insult to the volunteer committee members. Rines responded that he was referring to the MDOT, not the committee members.

Kim Andersson spoke in opposition to removing trees from the Chewonki property and the resulting loss of income to the Town. If the easements are obtained, she suggested the Town look for ways to increase the airport revenue.

Seaver Leslie, a member of the public advisory committee, agreed with Steve Christianson that the committee is important, particularly when the committee is only now understanding the ramifications of the plan. He said the Bangor Daily News reported that the study made of the Wiscasset downtown and the engineering data of the MDOT Main Street parking improvements, which showed the detrimental impact to the town, had been left out of the MDOT proposal. He said Options 1 and 2 are similar but what people like about the improvements can be accomplished either way. Storefront parking is essential to the vitality of the community. He said this is the time to ask the DOT to come back to the table and analyze the consequences to the downtown.

8. Department Head or Committee Chair

a. Department Head monthly reports

b. Parks and Recreation Director Lisa Thompson-Request of Road Closure for October 31 Halloween Parade and Block Party: Thompson said the parade will begin at 4:30 and Federal Street from Washington Street to Hooper Street will be closed from 4 to 6:30 for the parade and block party. **Jeff Slack moved to approve. Vote 5-0-0.**

c. Town Clerk Linda Perry-Registrar's hours: Perry had requested that normal office hours be held prior to the election. **Judy Colby moved to change the Registrar's hours to be consistent with normal business hours of operation on the five days prior to elections. Vote 5-0-0.**

d. Harbormaster Report: Levon Travis, new Harbormaster, reported on the 8-13 ghost moorings, which have been in the harbor for 3 to 5 years. He said he had received requests to purchase these moorings. The moorings are derelict and could be removed by a contractor, moved to the old dump site and after 60 days auctioned off. Cost to remove is \$200 each. The moorings could be sold as is or they could be cut and dropped, not something Travis recommends. There are three visitor moorings. The Waterfront Committee is in favor of removing them at \$200 each. Public notice will be given that the moorings will be sold if not claimed. If sold as is, the buyer will have to have the moorings inspected. The board will discuss this further after the notice has been given and there has been sufficient time for response.

9. Unfinished business

a. Town Clock Update: Marian Anderson reported that an contractor and engineer had inspected the bell tower but a report has not yet been received. Board members who wish to inspect the property can meet with the owner on Tuesdays or Thursdays by appointment.

b. Moratorium on Retail Marijuana Establishments and Retail Marijuana Social Clubs (current moratorium expires in December 2017): Kathy Martin-Savage expressed concern that the right rules be in place. She referred to the MMA magazine article advising towns to be aware of the choices and decide what they want to do about retail marijuana establishments. The current moratorium can be extended an additional six months. Anderson will check with the ORC on its progress on the ordinance and report to the board.

10. New Business

b. Monthly Financials

- Department Year to date expense report: Anderson said the expenses were in good shape and she is working on budget cuts requested by the board.
- H. M. Payson statement of accounts: The Investment Committee will meet on Thursday.

c. Sign Municipal Valuation Return: The signed document is due November 1. **Ben Rines, Jr. moved to sign the Municipal Valuation Return. Vote 5-0-0.**

d. Request for Recording Secretary for Historic Preservation Commission: Anderson asked Chair John Reinhardt if he had any suggestions as to a budget or a candidate. Anderson said there were funds in the Planning Budget; however, if the voters choose to use that money to reduce taxes, the funds would be available only for a month until the November vote.

e. Bid Opening – Winter Sand

The following bids were received:

	<u>Loaded on truck</u>	<u>Delivered</u>	<u>Distance</u>
Forest Products and Earthworks	\$5/cubic yard	\$10.95/cubic Yard	18 miles
Crooker Construction	\$8/cubic yard	\$10.75/cubic yard	10 miles

Ben Rines, Jr., moved that the Town Manager and Road Commissioner review the bids and award the bid to the lowest qualified bidder. Vote 5-0-0.

f. Request to retract Board vote on October 3, 2017 regarding a non-agenda item (see memo from Lonnie Kennedy-Patterson): Lonnie Kennedy-Patterson had written to the board regarding a vote taken at the last meeting during the Public Comment section on an item that was not listed on the agenda, thereby not giving the public the opportunity to attend the meeting and speak on the motion. He requested that the 10/3/17 vote be retracted and a public hearing scheduled at which all voters could be heard. Chair Judy Colby said that, according to the board's procedures, he was correct and the board should not have voted but scheduled it as an agenda item for another meeting. The June vote to not support the changes to the MDOT plan was discussed: whether the "changes" referred to were the changes made to Option 2 or to the original changes MDOT planned for the downtown district. Colby said one of the changes was to not use federal funding, which was not the concern of the town. Colby instructed Anderson to put the matter on the next agenda. In response to Ben Rines, Jr.'s question, the Town Manager said she had not heard from the State or the Governor.

Cordelia Oehmig, Wiscasset Bay Gallery, said another change to the plans was the omission of the traffic engineering report. She said many of the storeowners would be happy with Option 1 and a compromise on the storefront parking.

11. Town Manager's Report

Marian Anderson brought to the board's attention copies of correspondence relative to the MDOT traffic plan.

The Town had received a thank you letter from the Friends of Castle Tucker for cleaning up the triangle.

A joint meeting with the Budget Committee will be arranged by Anderson. A meeting will be held with both the School and Budget committees at a later date. Anderson said the \$500,000 reduction requested will require serious budget cuts.

Anderson announced that David Cherry had resigned from Public Advisory Committee. **Ben Rines, Jr., moved to accept his resignation with regret. Vote 5-0-0.**

Thanks had been received from a Wiscasset Art Walk representative for the town's support and partnership in the event.

Anderson reported that oral arguments were presented to the court on October 8 in the Bryant vs. Town of Wiscasset matter, but no decision had been handed down.

The sale of land for \$30,000 to CMP has been completed.

A \$500 check had been received from E. Davies Allen to be used toward the restoration project of the Hester and Luther Little. Private donations are being accepted.

The Spirit of America ceremony will be held on November 7 at 2 p.m. in the Communications Building. Anderson asked if a board member was interested in speaking.

12. Other Board Business – none

13. Assessors' Business

a. Abatement: Samuel and Ruth Leighton (Map 07, Lot 39-09, \$187.60

b. Supplemental: Roy E. Farmer (Map R05, Lot 110) \$1,512.05

Jeff Slack moved to approve both the Abatement and the Supplemental. Vote 5-0-0.

14. Adjournment

Kathy Martin-Savage moved to adjourn the meeting at 8:15 p.m. Vote 5-0-0.