

WISCASSET SELECT BOARD,
TAX ASSESSORS AND OVERSEERS OF THE POOR
FEBRUARY 19, 2019

Preliminary Minutes

Present: Kim Andersson, Bob Blagden, Chair Judy Colby, Kathy Martin-Savage, Vice Chair Ben Rines, Jr. and Interim Town Manager John O'Connell

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

1. Pledge of Allegiance

2. Approval of Treasurer's Warrants

Kathy Martin-Savage moved to approve the payroll warrants of February 8 and 15, 2019. Vote 5-0-0.

Kathy Martin-Savage moved to approve the accounts payable warrants of February 12 and 19, 2019. Vote 5-0-0.

3. Approval of minutes

Ben Rines, Jr., moved to approve the minutes of February 5, 2019 as amended. Vote 5-0-0.

4. Special Presentations or Awards – none

5. Committee Appointments

Ben Rines, Jr., moved to approve the appointments of Richard Forrest to the Shellfish Committee; David Sutter to the Board of Appeals; and Margo Rafter Soule to the Waterfront Committee. Vote 5-0-0.

6. Public Hearings – none

7. Public Comment

In response to Jim Kochan's question, Chair Judy Colby said pier fees would be discussed in March.

8. Department Head or Committee Chair

a. Town Clerk Linda Perry – Lifetime Certification Achievement award: John O'Connell congratulated Linda and said he was delighted that she had received the award.

b. Department Head Monthly Reports: Kim Andersson complimented newly hired Richard Gaeth on his complete and comprehensive report. Bob Blagden said the Recreation Department seemed to be way under on revenue on a monthly basis; however, Judy Colby said much of the revenue comes in for summer camp and said she was not worried.

9. Unfinished Business

a. Fourth of July Committee: John O'Connell said a flyer had been distributed to department heads and placed on bulletin boards in order to recruit more people to participate in the fourth activities. Judy Colby asked the newspapers to also publicize the need for volunteers.

b. Comprehensive Plan – Meghan McLaughlin: John O'Connell said he had worked on several comp plan committees and the work of creating a comprehensive plan was time-consuming. He recommended that the immediate need was for one or two people to chair or co-chair the committee. He also recommended determining the focus of the plan, and what direction to take. He recommended looking at recent comp plans developed by Boothbay, Boothbay Harbor and Westport and at the current comp plan. Judy Colby said Kim Andersson had volunteered to chair the committee. Meghan McLaughlin, newly hired Lincoln County Planner, will be in touch with the committee.

10. New Business

a. Abatement application-Donna Morris, 698 Bath Road: John O'Connell had contacted Ms. Morris and explained the reason for the rejection of her abatement request was that it had not been made within the time limits set by the town.

b. Request for Snowmobile Registration Monies – Wiscasset Sno-Goers: Traditionally monies from the registrations have been given to the Sno-Goers. **Kathy Martin-Savage moved that the money from the snowmobile registrations (\$873.84) be given to the Sno-Goers. Vote 5-0-0.** Vernice Boyce recommended that the donation be put on the warrant article so it would not have to be brought to the board each year.

c. Monthly Financials

- Department year-to-date expense report
- H.M. Payson Statement of Accounts

John O'Connell commented that the report from H.M. Payson reflected the recovery at the end of January.

d. Proposal to Holiday Lighting – Michelle Peele, Chairman of the proposed Christmas Tree Group: Peele, representing the Chamber-sponsored Wiscasset Marketplace organization and the Friends of Wiscasset, proposed that the two groups on a volunteer basis provide and install lighting for twenty Christmas trees in the right of way along Route 1 from the courthouse sign to Middle Street. The group will provide 30 five- to six-foot evergreen trees and asks that the Town provide 90 100-foot mini lite strings of incandescent white bulbs. The amount requested is approximately \$650 to \$700. The volunteers will provide labor to dress the trees. Public Works Department employees will use the lights from previous years on the big tree on the common, and will be responsible for running extension cords, providing electrical access and will undress the trees. In response to comments from Kim Andersson regarding the expense of incandescent lights versus LED, Peel said she would get figures on the cost of electricity; Al Cohen said the LED lights use 10% of the electricity that incandescent lights use. Kim Andersson noted that the town has a Beautification of the Town committee and is hoping for a 4th of July Committee; she asked if this could be done within an existing committee. Steve Christiansen asked where the power for the lights came from. The proposal will be discussed at a later time.

e. Town Office/Fire Station Flooring Replacement: John Merry said that the entire municipal building has asbestos adhesive under various flooring products. He stressed the need for asbestos abatement throughout the building, but more immediately in the Fire Department. Some of the tiles in the Fire Department are coming up and there is concern about the exposure to asbestos. He had received an estimate from R. J. Enterprises for abatement in the town office section of the building of \$9,600 and \$8,000 for the Fire Department. Bob Blagden recommended doing the work immediately and to put the work out to bid. John O'Connell and John Merry will meet to discuss this on Wednesday, February 20. John O'Connell will check to determine who the town health officer is.

f. Resignation – Ray Soule, Planning Board: Judy Colby announced that Ray Soule, Chair of the Planning Board had resigned from the Planning Board effective February 20. **Judy Colby moved to accept the resignation with very much regret. Vote 5-0-0.**

g. Quit Claim Deeds

- Robert Greenleaf and Carrie Prive, Map 07, Lot 039-17
- David and Marsha Brown, Map U01, Lot 083
- Heidi Wall, Map R05, Lot 051-A1
- Sheri and Lawrence Ekert, Jr., Map R07, Lot 005
- Mike Pinkham, Map R04, Lot 010-A19

Ben Rines, Jr., moved to approve the quit claim deeds as presented. Vote 5-0-0.

11. Town Manager's Report

a. FEMA Disaster Funds from 2017 storm: The Town has received \$63,671.88, 75% of which was from FEMA, 15% from the state, the balance will be sent in due course. O'Connell will meet with a FEMA representative on February 20 for an update.

b. Town Manager Vacation: O'Connell will be on vacation from February 28 through March 7 and he asked if the first meeting on March could be held on March 12 instead of March 5. There was a consensus to reschedule the meeting to March 12.

c. Police Union Negotiation Appointments: There are three bargaining units whose contracts expire June 30 and O'Connell will be meeting with the three units when he returns from vacation. Judy Colby and Kathy Martin-Savage volunteered to participate in the negotiations with the unions.

d. Budget Calendar/Workshop Schedule: The schedule was distributed. O'Connell will review some of the department budgets before he leaves on vacation.

e. Wastewater Treatment Plant Upgrades: Richard Gaeth has obtained prices on two backup pumps and O'Connell has asked him to research installation costs. The DEP inspector will be at the Wastewater Treatment Plant on Wednesday, February 20 and it is expected that a preliminary examination will be performed, and priorities and deadlines will be given.

f. O'Connell has been contacted by the DEP regarding coordinating the waste water system with the Wiscasset Water Department. He said Chris Cosette of the Water Department had received a similar letter.

g. Execute new Certificate of Authority for Transactions with H.M.Payson: **Ben Rines, Jr., moved to execute a new Certificate of Authority for Transactions with H.M.Payson. Vote 5-0-0.**

12. Other Board Business

John O'Connell said that Ted Snowden is acting Director of Public Works and is in charge of the town garage. The position of director has been advertised internally and another driver will be needed. There was discussion on the number of drivers needed. Colby said that the position will be discussed at the March 13 meeting.

Doug Baston, Alna selectman, has been working on PUC funding from the CMP if the New England Clean Energy Connect Plan is approved. Baston said there is the possibility that Wiscasset could join with Alna to receive money for economic development. O'Connell said he saw no downside and would be receiving paperwork on the matter. A decision will have to be made by Thursday if Wiscasset wanted to join Alna. **Judy Colby moved to allow John O'Connell to inquire and authorize him to make the decision. Vote 5-0-0.** Ed Polewarczyk cautioned the board about any agreement that included mitigation, as the Town in the past had lost tax money when land had been taken off the tax rolls as a result of mitigation.

O'Connell said the school audit would be completed by Thursday.

O'Connell said the department heads would bring their budgets to the Town Manager for review and then they would be presented to the Budget Committee and then to the selectmen. Meetings will be set up after March 12.

Executive Session: At 7:10, **Judy Colby moved to go into executive session pursuant to the provisions of Title 36 §841 (2) MRSA to consider a request for abatement of taxes for reasons of poverty. Vote 5-0-0.**

Judy Colby moved to come out of executive session. Vote 5-0-0.

Judy Colby moved to go into executive session pursuant to 1 M.R.S.A 405 (6)(A) to discuss a personnel matter. Vote 5-0-0.

Judy Colby moved to come out of executive session. Vote 5-0-0.

13. Adjournment

Judy Colby moved to adjourn the meeting at 7:40 p.m. Vote 5-0-0.

Town of Wiscasset
Board/Committee Membership Application

Full Name: Anne C. R. Leslie

Street Address: 48 Dickinson Road, Wiscasset

Mailing Address: P.O. Box 248, Wiscasset Home Phone: 882-5554

Town of Legal Residence: Wiscasset

Work Phone: 882-7323 Cell Phone: 350-5136 E-mail acr.leslie@gmail.com

I wish to be considered for the appointment to the: Conservation Commission

(I am long overdue to ask for ^{reappointment!} Term Of Appointment Exp. 12/31/2020
_{I'm sorry.})

Full member: Reappointment: Alternate member:

Do you currently serve or have you ever served on any Town Board? yes

If yes, please state which Board or Committee/term exp. Conservation Commission;
Comprehensive Plan Committee

List civic organizations to which you belong now: Wiscasset Public Library Corporation;
MOM'S Farm Trust, Lincoln County Historical Assoc.

Prior experience, knowledge, or abilities that you have which would contribute to

the activities of the Board or Committee: Love of the outdoors; chaired the natural
resources subcommittee of the Comp. Plan committee.

Signature: Anne C. R. Leslie Date: 2.25.2019

Additional comments can be made on the reverse side of this form. → over

Please return to the Selectmen's Office, 51 Bath Road, Wiscasset, ME-04578, by
fax 882-8228 or e-mail at clerk@wiscasset.org

For Office Use:

Date received: 2/27/2019 Date Appointed: _____ Term: Ending 12/31/2020
_{mail}

Town of Wiscasset
Board/Committee Membership Application

Full Name: RICHARD EARLE LITZ

Street Address: 88 FEDERAL STREET

Mailing Address: _____ Home Phone: 882-4155

Town of Legal Residence: WISCASSET

Work Phone: _____ Cell Phone: 786-269-7514 E-mail: RELITZ@UFL.EDU

I wish to be considered for the appointment to the: BOARD OF APPEALS

Term Of Appointment December 2021

Full member: Reappointment: _____ Alternate member: _____

Do you currently serve or have you ever served on any Town Board? NO

If yes, please state which Board or Committee/term exp. _____

List civic organizations to which you belong now: LCHA, BOARD OF TRUSTEES (LIBRARY)

Prior experience, knowledge, or abilities that you have which would contribute to the activities of the Board or Committee: DIRECTOR - CENTER FOR TROPICAL AGRICULTURE, UNIVERSITY OF FLORIDA

Signature: Richard Litz Date: FEBRUARY 16, 2019

Additional comments can be made on the reverse side of this form.

Please return to the Selectmen's Office, 51 Bath Road, Wiscasset, ME 04578, by fax 882-8228 or e-mail at clerk@wiscasset.org

For Office Use: _____

Date received: 2/19/19 Date Appointed: _____ Term: Dec 2021



Town of Wiscasset

6a

TOWN OF WISCASSET PUBLIC HEARING

The Board of Selectmen will hold a public hearing on Tuesday, March 12, 2019, at 6:00pm p.m. at the Municipal Building Hearing Room. The purpose of the hearing is as follows:

- To act on a request for a Liquor License renewal for Carla Chapman, DBA The Cubby Hole, located at 213 West Alna Road, Wiscasset.
 - To act on a request for a Liquor License renewal for Tony Bickford, DBA Little Village Bistro, located at 65 Gardiner Road, Wiscasset.
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BUREAU OF ALCOHOL BEVERAGES AND LOTTERY OPERATIONS
DIVISION OF LIQUOR LICENSING AND ENFORCEMENT
8 STATE HOUSE STATION, AUGUSTA, ME 04333-0008 (Regular Mail)
10 WATER STREET, HALLOWELL, ME 04347 (Overnight Mail)
TEL: (207) 624-7220 FAX: (207) 287-3434
EMAIL INQUIRIES: MAINELIQUOR@MAINE.GOV

DIVISION USE ONLY	
License No:	
Class:	By:
Deposit Date:	
Amt. Deposited:	
Cash Ck Mo:	
Good SOS & DBA:	YES <input type="checkbox"/> NO <input type="checkbox"/>

PRESENT LICENSE EXPIRES: 4-13-2019

NEW application: Yes No

If business is NEW or under new ownership, indicate starting date: _____

Requested inspection (New Licensees/ Ownership Changes Only) Date: _____ Business hours: _____

INDICATE TYPE OF PRIVILEGE: MALT VINOUS SPIRITUOUS

INDICATE TYPE OF LICENSE:

- | | | |
|--|---|--|
| <input checked="" type="checkbox"/> RESTAURANT (Class I,II,III,IV) | <input type="checkbox"/> RESTAURANT/LOUNGE (Class XI) | <input type="checkbox"/> CLASS A LOUNGE (Class X) |
| <input type="checkbox"/> HOTEL (Class I,II,III,IV) | <input type="checkbox"/> HOTEL, FOOD OPTIONAL (Class I-A) | <input type="checkbox"/> BED & BREAKFAST (Class V) |
| <input type="checkbox"/> GOLF COURSE (Class I,II,III,IV) | <input type="checkbox"/> TAVERN (Class IV) | <input type="checkbox"/> QUALIFIED CATERING |
| <input type="checkbox"/> OTHER: _____ | | |

REFER TO PAGE 3 FOR FEE SCHEDULE

ALL QUESTIONS MUST BE ANSWERED IN FULL

Corporation Name:			Business Name (D/B/A)		
			LITTLE VILLAGE BISTRO		
APPLICANT(S) – (Sole Proprietor)		DOB:	Physical Location:		
TONY BICKFORD		8-23-83	65 GARDINER RD		
		DOB:	City/Town	State	Zip Code
			WILCASSET	ME	04578
Address			Mailing Address		
97 HIGH ST			SAME		
City/Town	State	Zip Code	City/Town	State	Zip Code
BATH	ME	04550			
Telephone Number		Fax Number	Business Telephone Number		Fax Number
207 632 3704			207 687 8232		
Federal I.D. #			Seller Certificate #:		
47-2667380			or Sales Tax #: 1172484		
Email Address:			Website:		
Please Print TONY@LITTLEVILLAGEBISTRO.COM			LITTLEVILLAGEBISTRO.COM		

1. If premise is a Hotel or Bed & Breakfast, indicate number of rooms available for transient guests: _____

2. State amount of gross income from period of last license:

ROOMS \$ _____ FOOD \$ 579K LIQUOR \$ 214K

3. Is applicant a corporation, limited liability company or limited partnership? YES NO

If Yes, please complete the Corporate Information required for Business Entities who are licensees.

4. Do you permit dancing or entertainment on the licensed premises? YES NO

5. Do you own or have any interest in any another Maine Liquor License? Yes No (Use an additional sheet(s) if necessary.) If yes, please list License Number, Name, and physical location of any other Maine Liquor Licenses.

License # _____ Name of Business _____

Physical Location _____ City/Town _____

6. If manager is to be employed, give name: Tony Bickford

7. Business records are located at: 65 GARDINER RD

8. Is/are applicants(s) citizens of the United States? YES NO

9. Is/are applicant(s) residents of the State of Maine? YES NO

10. List name, date of birth, and place of birth for all applicants, managers, and bar managers.

Full Name (Please Print)	DOB	Place of Birth
Tony Bickford	8-23-83	Fort Bragg NC

11. Residence address on all of the above for previous 5 years (Limit answer to city & state)

Name: Tony Bickford	City: WISCONSSET	State: ME
Name: Tony Bickford	City: BATH	State: ME
Name: _____	City: _____	State: _____

12. Has/have applicant(s) or manager ever been convicted of any violation of the law, other than minor traffic violations, of any State of the United States? YES NO

Name: _____ Date of Conviction: _____
 Offense: _____ Location: _____
 Disposition: _____ (use additional sheet(s) if necessary)

13. Will any law enforcement official benefit directly in your license, if issued?
 Yes No If Yes, give name: _____

14. Has/have applicant(s) formerly held a Maine liquor license? YES NO

15. Does/do applicant(s) own the premises? Yes No If No give name and address of owner: _____

16. Describe in detail the premises to be licensed: (On Premise Diagram Required)
Small 50 PERSON RESTAURANT. DRUG GARY SIDING. LITTLE VILLAGE BISTRO

17. Does/do applicant(s) have all the necessary permits required by the State Department of Human Services?
 YES NO Applied for: _____

18. What is the distance from the premises to the NEAREST school, school dormitory, church, chapel or parish house, measured from the main entrance of the premises to the main entrance of the school, school dormitory, church, chapel or parish house by the ordinary course of travel? 0.25 MILE
 Which of the above is nearest? SCHOOL

19. Have you received any assistance financially or otherwise (including any mortgages) from any source other than yourself in the establishment of your business? YES NO


If YES, give details: COASTAL ENTERPRISE INC. BUSINESS LOAN

The Division of Liquor Licensing & Enforcement is hereby authorized to obtain and examine all books, records and tax returns pertaining to the business, for which this liquor license is requested, and also such books, records and returns during the year in which any liquor license is in effect.

NOTE: "I understand that false statements made on this form are punishable by law. Knowingly supplying false information on this form is a Class D offense under the Criminal Code, punishable by confinement of up to one year or by monetary fine of up to \$2,000 or both."

Dated at: Wiscasset ME on February 22, 2019
Town/City, State Date

Please sign in blue ink


 Signature of Applicant or Corporate Officer(s)
Tony Bickford
 Print Name

 Signature of Applicant or Corporate Officer(s)

 Print Name

FEE SCHEDULE

FILING FEE: (must be included on all applications)	\$ 10.00
Class I Spirituous, Vinous and Malt	\$ 900.00
CLASS I: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Vessels; Qualified Caterers; OTB.	
Class I-A Spirituous, Vinous and Malt, Optional Food (Hotels Only)	\$1,100.00
CLASS I-A: Hotels only that do not serve three meals a day.	
Class II Spirituous Only	\$ 550.00
CLASS II: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; and Vessels.	
Class III Vinous Only	\$ 220.00
CLASS III: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	
Class IV Malt Liquor Only	\$ 220.00
CLASS IV: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Taverns; Pool Halls; and Bed and Breakfasts.	
Class III & IV Malt & Vinous Only	\$ 440.00
CLASS III & IV: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	
Class V Spirituous, Vinous and Malt (Clubs without Catering, Bed & Breakfasts)	\$ 495.00
CLASS V: Clubs without catering privileges.	
Class X Spirituous, Vinous and Malt – Class A Lounge	\$2,200.00
CLASS X: Class A Lounge	
Class XI Spirituous, Vinous and Malt – Restaurant Lounge	\$1,500.00
CLASS XI: Restaurant/Lounge; and OTB.	

UNORGANIZED TERRITORIES \$10.00 filing fee shall be paid directly to County Treasurer. All applicants in unorganized territories shall submit along with their application evidence of payment to the County Treasurer. All applications for NEW or RENEWAL liquor licenses must contact their Municipal Officials or the County Commissioners in unincorporated places for approval and signatures for liquor licenses prior to submitting them to the bureau.

All fees must accompany application, make check payable to the **Treasurer, State of Maine.**

This application must be completed and signed by the Town or City and mailed to:
Bureau of Alcoholic Beverages and Lottery Operations
Division of Liquor Licensing and Enforcement
8 State House Station, Augusta, ME 04333-0008 (Regular address)
10 Water Street, Hallowell, ME 04347 (Overnight address)
Payments by check subject to penalty provided by Title 28A, MRS, Section 3-B.

TO STATE OF MAINE MUNICIPAL OFFICERS & COUNTY COMMISSIONERS:

Hereby certify that we have complied with Section 653 of Title 28-A Maine Revised Statutes and hereby approve said application.

Dated at: _____, Maine _____
City/Town (County)

On: _____
Date

The undersigned being: Municipal Officers County Commissioners of the
 City Town Plantation Unincorporated Place of: _____, Maine

THIS APPROVAL EXPIRES IN 60 DAYS

NOTICE – SPECIAL ATTENTION

§653: Hearings; bureau review; appeal

1. Hearings. The municipal officers or, in the case of unincorporated places, the county commissioners of the county in which the unincorporated place is located, may hold a public hearing for the consideration of applications for new on-premises licenses and applications for transfer of location of existing on-premises licenses. The municipal officers or county commissioners may hold a public hearing for the consideration of requests for renewal of licenses, except that when an applicant has held a license for the prior 5 years and a complaint has not been filed against the applicant within that time, the applicant may request a waiver of the hearing.

A. The bureau shall prepare and supply application forms. [1993, c. 730, §27 (AMD).]

B. The municipal officers or the county commissioners, as the case may be, shall provide public notice of any hearing held under this section by causing a notice, at the applicant's prepaid expense, stating the name and place of hearing, to appear on at least 3 consecutive days before the date of hearing in a daily newspaper having general circulation in the municipality where the premises are located or one week before the date of the hearing in a weekly newspaper having general circulation in the municipality where the premises are located. [1995, c. 140, §4 (AMD).]

C. If the municipal officers or the county commissioners, as the case may be, fail to take final action on an application for a new on-premises license or transfer of the location of an existing on-premises license within 60 days of the filing of an application, the application is deemed approved and ready for action by the bureau. For purposes of this paragraph, the date of filing of the application is the date the application is received by the municipal officers or county commissioners. This paragraph applies to all applications pending before municipal officers or county commissioners as of the effective date of this paragraph as well as all applications filed on or after the effective date of this paragraph. This paragraph applies to an existing on-premises license that has been extended pending renewal. The municipal officers or the county commissioners shall take final action on an on-premises license that has been extended pending renewal within 120 days of the filing of the application. [2003, c. 213, §1 (AMD).]

D. If an application is approved by the municipal officers or the county commissioners but the bureau finds, after inspection of the premises and the records of the applicant, that the applicant does not qualify for the class of license applied for, the bureau shall notify the applicant of that fact in writing. The bureau shall give the applicant 30 days to file an amended application for the appropriate class of license, accompanied by any additional license fee, with the municipal officers or county commissioners, as the case may be. If the applicant fails to file an amended application within 30 days, the original application must be denied by the bureau. The bureau shall notify the applicant in writing of its decision to deny the application including the reasons for the denial and the rights of appeal of the applicant. [1995, c. 140, §5 (NEW).][2003, c. 213, §1 (AMD) .]

2. Findings. In granting or denying an application, the municipal officers or the county commissioners shall indicate the reasons for their decision and provide a copy to the applicant. A license may be denied on one or more of the following grounds:

A. Conviction of the applicant of any Class A, Class B or Class C crime; [1987, c. 45, Pt. A, §4 (NEW) .]

B. Noncompliance of the licensed premises or its use with any local zoning ordinance or other land use ordinance not directly related to liquor control; [1987, c. 45, Pt. A, §4 (NEW) .]

C. Conditions of record such as waste disposal violations, health or safety violations or repeated parking or traffic violations on or in the vicinity of the licensed premises and caused by persons patronizing or employed by the licensed premises or other such conditions caused by persons patronizing or employed by the licensed premises that unreasonably disturb, interfere with or affect the ability of persons or businesses residing or located in the vicinity of the licensed premises to use their property in a reasonable manner; [1993, c. 730, §27 (AMD) .]

D. Repeated incidents of record of breaches of the peace, disorderly conduct, vandalism or other violations of law on or in the vicinity of the licensed premises and caused by persons patronizing or employed by the licensed premises; [1989, c. 592, §3 (AMD) .]

E. A violation of any provision of this Title; [2009, c. 81, §1 (AMD) .]

F. A determination by the municipal officers or county commissioners that the purpose of the application is to circumvent the provisions of section 601; and [2009, c. 81, §2 (AMD) .]

G. After September 1, 2010, server training, in a program certified by the bureau and required by local ordinance, has not been completed by individuals who serve alcoholic beverages. [2009, c. 81, §3 (NEW) .]
[2009, c. 81, §§1-3 (AMD) .]

3. Appeal to bureau. Any applicant aggrieved by the decision of the municipal officers or county commissioners under this section may appeal to the bureau within 15 days of the receipt of the written decision of the municipal officers or county commissioners. The bureau shall hold a public hearing in the city, town or unincorporated place where the premises are situated. In acting on such an appeal, the bureau may consider all licensure requirements and findings referred to in subsection 2.

A. [1993, c. 730, §27 (RP) .]

B. If the decision appealed from is an application denial, the bureau may issue the license only if it finds by clear and convincing evidence that the decision was without justifiable cause. [1993, c. 730, §27 (AMD) .]
[1995, c. 140, §6 (AMD) .]

4. No license to person who moved to obtain a license. [1987, c. 342, §32 (RP) .]

5. Appeal to District Court. Any person or governmental entity aggrieved by a bureau decision under this section may appeal the decision to the District Court within 30 days of receipt of the written decision of the bureau.

An applicant who files an appeal or who has an appeal pending shall pay the annual license fee the applicant would otherwise pay. Upon resolution of the appeal, if an applicant's license renewal is denied, the bureau shall refund the applicant the prorated amount of the unused license fee.

[1995, c. 140, §7 (AMD); 1999, c. 547, Pt. B, §78 (AMD); 1999, c. 547, Pt. B, §80 (AFF) .]

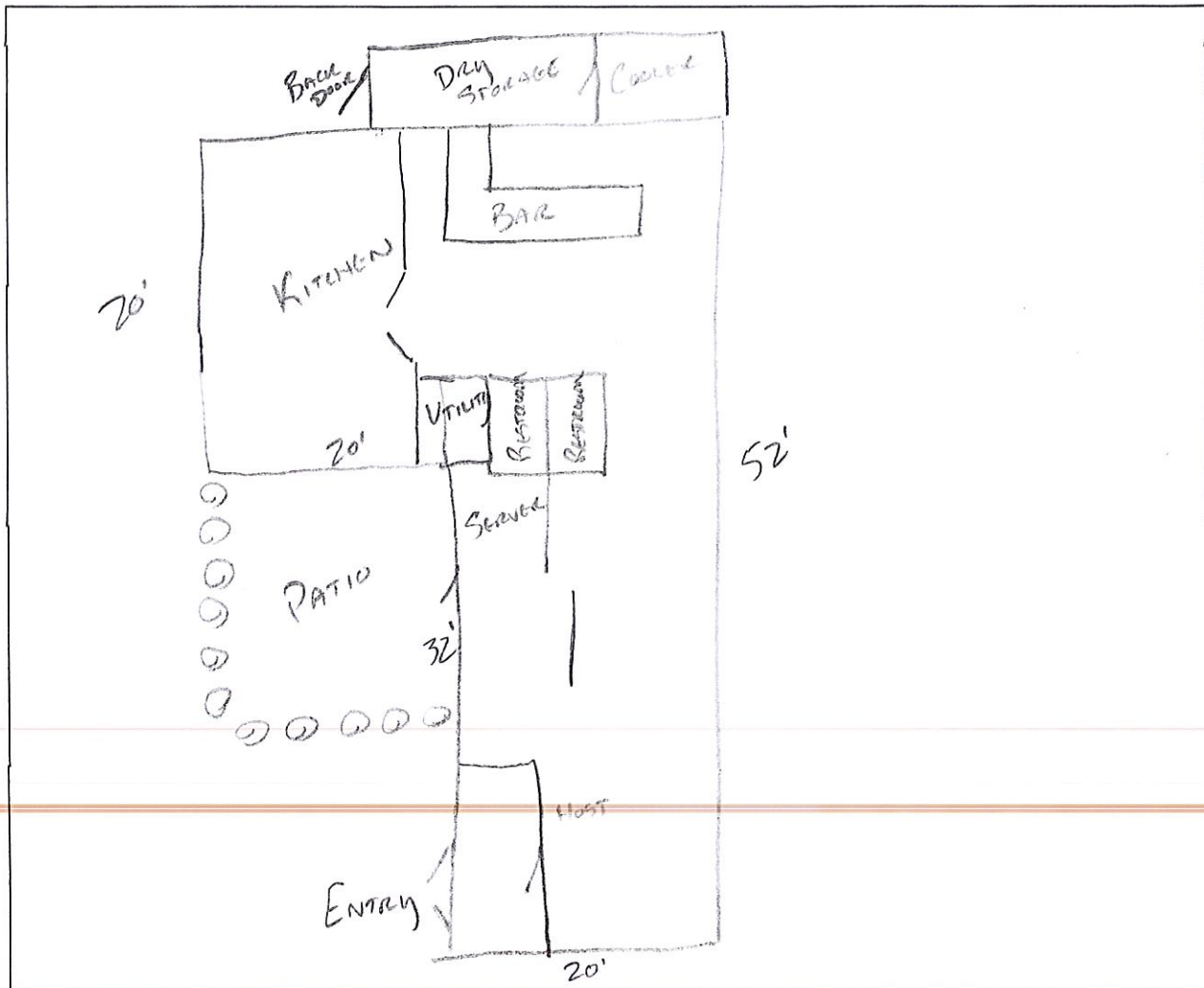
Bureau of Alcoholic Beverages and Lottery Operations
Division of Liquor Licensing & Enforcement
8 State House Station, Augusta, ME 04333-0008
10 Water Street, Hallowell, ME 04347 (overnight)
Tel: (207) 624-7220 Fax: (207) 287-3434
Email Inquiries: MaineLiquor@maine.gov



ON PREMISE DIAGRAM (Facility Drawing/ Floor Plan)

In an effort to clearly define your license premise and the area that consumption and storage of liquor is allowed. The Division requires all applicants to submit a diagram of the premise to be licensed in addition to a completed license application.

Diagrams should be submitted on this form and should be as accurate as possible. Be sure to label the areas with the following: • Entrances • Office area • Kitchen • Storage Areas • Dining Rooms • Lounges • Function Rooms • Restrooms • Decks • All Inside and Outside areas that you are requesting approval.



LIQUOR LICENSE-RENEWAL

Liquor licenses held by the same owner at the same location for five (5) or more years and have had no complaints within that time may be approved or denied by the Wiscasset Town Clerk, after advice and consent from the Wiscasset Code Enforcement Officer and the Wiscasset Police Department.

Business Requesting Renewal: Little Village Bistro

Code Enforcement Officer:

Comments: NONE

Signed: [Signature] Dated: 2-26-19

Wiscasset Police:

Comments: NO CONCERNS

Signed: [Signature] Dated: 2-26-19

Public Hearing Required: Yes: No: year 4 out of 5

If public hearing required:

Date of public hearing: 3/12/2019 Date public hearing posted: _____

Date of newspaper ad for public hearing: 2/28/19

License Approved: _____ Dated: _____

BUREAU OF ALCOHOL BEVERAGES AND LOTTERY OPERATIONS
DIVISION OF LIQUOR LICENSING AND ENFORCEMENT
 8 STATE HOUSE STATION, AUGUSTA, ME 04333-0008 (Regular Mail)
 10 WATER STREET, HALLOWELL, ME 04347 (Overnight Mail)
 TEL: (207) 624-7220 FAX: (207) 287-3434
 EMAIL INQUIRIES: MAINELIQUOR@MAINE.GOV

DIVISION USE ONLY	
License No:	
Class:	By:
Deposit Date:	
Amt. Deposited:	
Cash Ck Mo:	
Good SOS & DBA: YES <input type="checkbox"/> NO <input type="checkbox"/>	

PRESENT LICENSE EXPIRES: 2019

NEW application: Yes No

If business is NEW or under new ownership, indicate starting date: _____

Requested inspection (New Licensees/ Ownership Changes Only) Date : _____ Business hours: _____

INDICATE TYPE OF PRIVILEGE: MALT VINOUS SPIRITUOUS

INDICATE TYPE OF LICENSE:

- RESTAURANT (Class I,II,III,IV) RESTAURANT/LOUNGE (Class XI) CLASS A LOUNGE (Class X)
 HOTEL (Class I,II,III,IV) HOTEL, FOOD OPTIONAL (Class I-A) BED & BREAKFAST (Class V)
 GOLF COURSE (Class I,II,III,IV) TAVERN (Class IV) QUALIFIED CATERING
 OTHER: _____

REFER TO PAGE 3 FOR FEE SCHEDULE

ALL QUESTIONS MUST BE ANSWERED IN FULL

Corporation Name: The Cubbyhole Sports Pub	Business Name (D/B/A) The Cubbyhole Sports Pub
APPLICANT(S) - (Sole Proprietor) Carla M Chapman	DOB: 3/19/1963
Address 213 W Alna Rd.	Physical Location: 213 West Alna Road.
City/Town State Zip Code Wiscasset ME 04578	City/Town State Zip Code Wiscasset ME 04578
Address 213 W Alna Rd.	Mailing Address Same.
City/Town State Zip Code Wiscasset ME 04578	City/Town State Zip Code
Telephone Number Fax Number 207-687-2079	Business Telephone Number Fax Number 207-687-2079
Federal I.D. #	Seller Certificate #: or Sales Tax #:
Email Address: Please Print	Website:

1. If premise is a Hotel or Bed & Breakfast, indicate number of rooms available for transient guests: _____

2. State amount of gross income from period of last license:

ROOMS \$ _____ FOOD \$ _____ LIQUOR \$ _____ *first year not completed yet*

3. Is applicant a corporation, limited liability company or limited partnership? YES NO

If Yes, please complete the Corporate Information required for Business Entities who are licensees.

4. Do you permit dancing or entertainment on the licensed premises? YES NO

5. Do you own or have any interest in any another Maine Liquor License? Yes No (Use an additional sheet(s) if necessary.) If yes, please list License Number, Name, and physical location of any other Maine Liquor Licenses.

License # _____ Name of Business _____

Physical Location _____ City / Town _____

6. If manager is to be employed, give name: _____

7. Business records are located at: 213 West Alna Road

8. Is/are applicants(s) citizens of the United States? YES NO

9. Is/are applicant(s) residents of the State of Maine? YES NO

10. List name, date of birth, and place of birth for all applicants, managers, and bar managers.

Full Name (Please Print)	DOB	Place of Birth
Carla Chapman	3/19/63	Texas

11. Residence address on all of the above for previous 5 years (Limit answer to city & state)

Name: _____	City: <u>Wiscasset</u>	State: <u>ME</u>
Name: _____	City: _____	State: _____
Name: _____	City: _____	State: _____

12. Has/have applicant(s) or manager ever been convicted of any violation of the law, other than minor traffic violations, of any State of the United States? YES NO

Name: _____ Date of Conviction: _____

Offense: _____ Location: _____

Disposition: _____ (use additional sheet(s) if necessary)

13. Will any law enforcement official benefit directly in your license, if issued?

Yes No If Yes, give name: _____

14. Has/have applicant(s) formerly held a Maine liquor license? YES NO

15. Does/do applicant(s) own the premises? Yes No If No give name and address of owner: _____

16. Describe in detail the premises to be licensed: (On Premise Diagram Required) Please See Premise Diagram

17. Does/do applicant(s) have all the necessary permits required by the State Department of Human Services? YES NO Applied for: _____

18. What is the distance from the premises to the NEAREST school, school dormitory, church, chapel or parish house, measured from the main entrance of the premises to the main entrance of the school, school dormitory, church, chapel or parish house by the ordinary course of travel? 2 miles

Which of the above is nearest? Church

19. Have you received any assistance financially or otherwise (including any mortgages) from any source other than yourself in the establishment of your business? YES NO

If YES, give details: the first bank

The Division of Liquor Licensing & Enforcement is hereby authorized to obtain and examine all books, records and tax returns pertaining to the business, for which this liquor license is requested, and also such books, records and returns during the year in which any liquor license is in effect.

NOTE: "I understand that false statements made on this form are punishable by law. Knowingly supplying false information on this form is a Class D offense under the Criminal Code, punishable by confinement of up to one year or by monetary fine of up to \$2,000 or both."

Dated at: Wiscasset ME on 2-20, 2019
Town/City, State Date

Please sign in blue ink

Carla Chapman
 Signature of Applicant or Corporate Officer(s)

 Signature of Applicant or Corporate Officer(s)

Carla Chapman
 Print Name

 Print Name

FEE SCHEDULE

FILING FEE: (must be included on all applications)	\$ 10.00
Class I Spirituous, Vinous and Malt	\$ 900.00
CLASS I: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Vessels; Qualified Caterers; OTB.	
Class I-A Spirituous, Vinous and Malt, Optional Food (Hotels Only)	\$1,100.00
CLASS I-A: Hotels only that do not serve three meals a day.	
Class II Spirituous Only	\$ 550.00
CLASS II: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; and Vessels.	
Class III Vinous Only	\$ 220.00
CLASS III: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	
Class IV Malt Liquor Only	\$ 220.00
CLASS IV: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Taverns; Pool Halls; and Bed and Breakfasts.	
Class III & IV Malt & Vinous Only	\$ 440.00
CLASS III & IV: Airlines; Civic Auditoriums; Class A Restaurants; Clubs with catering privileges; Dining Cars; Golf Clubs; Hotels; Indoor Ice Skating Clubs; Indoor Tennis Clubs; Restaurants; Vessels; Pool Halls; and Bed and Breakfasts.	
Class V Spirituous, Vinous and Malt (Clubs without Catering, Bed & Breakfasts)	\$ 495.00
CLASS V: Clubs without catering privileges.	
Class X Spirituous, Vinous and Malt – Class A Lounge	\$2,200.00
CLASS X: Class A Lounge	
Class XI Spirituous, Vinous and Malt – Restaurant Lounge	\$1,500.00
CLASS XI: Restaurant/Lounge; and OTB.	

UNORGANIZED TERRITORIES \$10.00 filing fee shall be paid directly to County Treasurer. All applicants in unorganized territories shall submit along with their application evidence of payment to the County Treasurer. All applications for NEW or RENEWAL liquor licenses must contact their Municipal Officials or the County Commissioners in unincorporated places for approval and signatures for liquor licenses prior to submitting them to the bureau.

All fees must accompany application, make check payable to the Treasurer, State of Maine.

This application must be completed and signed by the Town or City and mailed to:
Bureau of Alcoholic Beverages and Lottery Operations
Division of Liquor Licensing and Enforcement
8 State House Station, Augusta, ME 04333-0008 (Regular address)
10 Water Street, Hallowell, ME 04347 (Overnight address)
Payments by check subject to penalty provided by Title 28A, MRS, Section 3-B.

TO STATE OF MAINE MUNICIPAL OFFICERS & COUNTY COMMISSIONERS:

Hereby certify that we have complied with Section 653 of Title 28-A Maine Revised Statutes and hereby approve said application.

Dated at: _____, Maine _____
City/Town (County)

On: _____
Date

The undersigned being: Municipal Officers County Commissioners of the
 City Town Plantation Unincorporated Place of: _____, Maine

THIS APPROVAL EXPIRES IN 60 DAYS

NOTICE – SPECIAL ATTENTION

§653. Hearings; bureau review; appeal

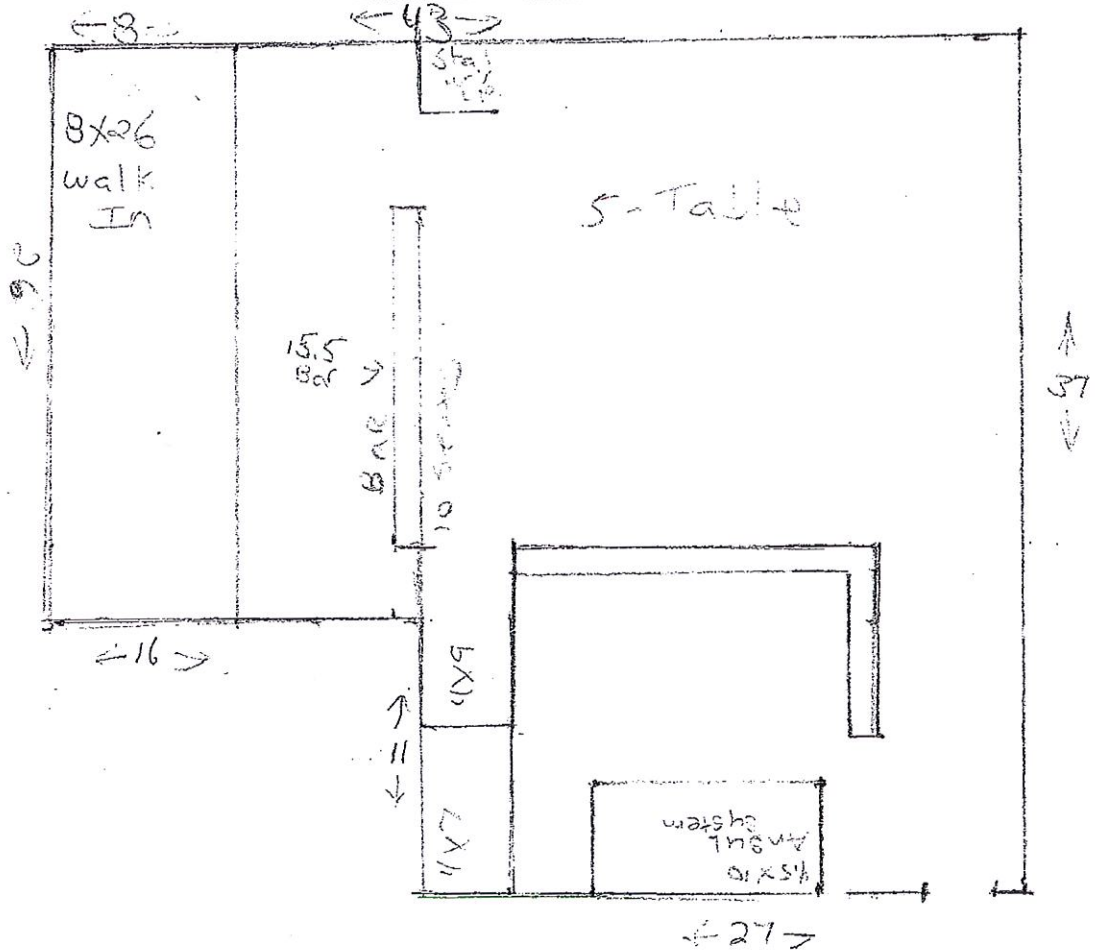
1. **Hearings.** The municipal officers or, in the case of unincorporated places, the county commissioners of the county in which the unincorporated place is located, may hold a public hearing for the consideration of applications for new on-premises licenses and applications for transfer of location of existing on-premises licenses. The municipal officers or county commissioners may hold a public hearing for the consideration of requests for renewal of licenses, except that when an applicant has held a license for the prior 5 years and a complaint has not been filed against the applicant within that time, the applicant may request a waiver of the hearing.

A. The bureau shall prepare and supply application forms. [1993, c. 730, §27 (AMD).]

B. The municipal officers or the county commissioners, as the case may be, shall provide public notice of any hearing held under this section by causing a notice, at the applicant's prepaid expense, stating the name and place of hearing, to appear on at least 3 consecutive days before the date of hearing in a daily newspaper having general circulation in the municipality where the premises are located or one week before the date of the hearing in a weekly newspaper having general circulation in the municipality where the premises are located. [1995, c. 140, §4 (AMD).]

C. If the municipal officers or the county commissioners, as the case may be, fail to take final action on an application for a new on-premises license or transfer of the location of an existing on-premises license within 60 days of the filing of an application, the application is deemed approved and ready for action by the bureau. For purposes of this paragraph, the date of filing of the application is the date the application is received by the municipal officers or county commissioners. This paragraph applies to all applications pending before municipal officers or county commissioners as of the effective date of this paragraph as well as all applications filed on or after the effective date of this paragraph. This paragraph applies to an existing on-premises license that has been extended pending renewal. The municipal officers or the county commissioners shall take final action on an on-premises license that has been extended pending renewal within 120 days of the filing of the application. [2003, c. 213, §1 (AMD).]

PREMISE DIAGRAM



2 Tables to set 3
3 Tables to set 4
10 seats at the bar

38 - seats

LIQUOR LICENSE-RENEWAL

Liquor licenses held by the same owner at the same location for five (5) or more years and have had no complaints within that time may be approved or denied by the Wiscasset Town Clerk, after advice and consent from the Wiscasset Code Enforcement Officer and the Wiscasset Police Department.

Business Requesting Renewal: The Cobby Hole Sports Pub

Code Enforcement Officer:

Comments: NONE!

Signed: [Signature] Dated: 2-22-19

Wiscasset Police:

Comments: NO CONCERNS

Signed: [Signature] Dated: 2-25-19

Public Hearing Required: Yes: No: Year 2 of 5
If public hearing required:
Date of public hearing: _____ Date public hearing posted: _____
Date of newspaper ad for public hearing: _____
License Approved: _____ Dated: _____

Fee

Kathleen Onorato

9c

From: connie.gemmer@powereng.com
Sent: Thursday, February 21, 2019 3:11 PM
To: 'manager@wiscasset.org'
Cc: 'admin@wiscasset.org'
Subject: follow up RE: New England Clean Energy Connect

Good afternoon John, and thank you for your time on the phone today.

I am following up our conversation about John Carroll (from CMP) returning to Wiscasset on March 12th to provide a project update.

Given the progress of the project, I'm sure your town officials will have questions for John.

As I mentioned, I'm also sending you some background information about the settlement agreement that has been reached between a variety of parties, including the Governor's office, The OPA, labor, environmental groups, etc. It is very good news for Maine.

Feel free to let me know if there are any questions.

Thanks.

Connie Gemmer
Community Outreach
207-671-6678 cell

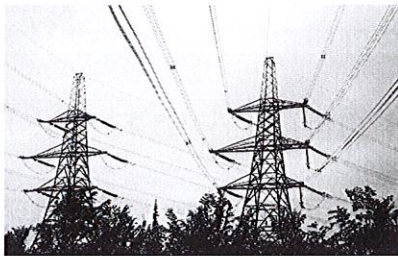
[Read Mills' statement on her support of CMP's controversial transmission line](#)

[CLF and Partners Reach Agreement with Central Maine Power | Conservation Law Foundation](#)

CLF and Partners Reach Agreement with Central Maine Power

Groups secure commitments from utility in New England Clean Energy Connect project

FEB 21, 2019



CMP's New England Clean Energy Connect project will bring lower-carbon energy to New England.

February 21, 2019 (PORTLAND, ME) – Conservation Law Foundation (CLF) has joined with several partner groups to propose a settlement agreement with Central Maine Power (CMP) related to the utility's proposed New England Clean Energy Connect project. CMP is planning a 145-mile transmission line through Maine to connect more than 1000 MW of Canadian hydropower to the New England electric grid. The settlement was filed with the Public Utilities Commission.

“The disastrous effects of climate change are at our front door and we must take aggressive action to reduce our emissions to zero by 2050,” said Greg Cunningham, Vice President and Director of CLF’s Clean Energy and Climate Change program. “The Clean Energy Connect project will significantly reduce New England’s climate-damaging emissions by providing low-carbon electricity and decreasing our reliance on natural gas. We worked with CMP and other stakeholders to improve this project so that Maine’s families and businesses will benefit from local, clean energy.”

CLF collaborated with Acadia Center, the Governor’s Energy Office, the Office of the Maine Public Advocate, the Industrial Energy Consumer Group and several other organizations on the settlement agreement, which would impose conditions valued at \$260 million on any approval of the project issued by the PUC.

Among other provisions, CMP will be required to: improve the electric grid for existing renewables; provide \$15 million to advance electric vehicles and charging stations in Maine, \$15 million for the installation of heat pumps, and \$50 million for energy efficiency programs, each with a focus on low and moderate income Mainers; and provide up to \$2.5 million to develop solutions to enable new renewable energy in Maine and undertake greenhouse gas emissions reduction planning.

CLF will continue to be involved in the permitting process before other state agencies to ensure that the project avoids, minimizes and mitigates any negative impacts to the greatest extent possible.

To read the full agreement, click [here](https://www.clf.org/wp-content/uploads/2019/02/2019-02-21-NECEC-Stipulation-2017-00232.pdf) (<https://www.clf.org/wp-content/uploads/2019/02/2019-02-21-NECEC-Stipulation-2017-00232.pdf>).

CLF experts are available for further comment.

Town of Wiscasset

General Sewer Abatement Request

Instructions

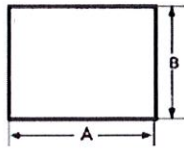
PLEASE READ CAREFULLY. Fill in all blanks, attach additional paperwork as necessary. This form is for the application of general abatements only. General abatements are only considered for Pool Fill-ups, Meter errors and Leaks, or Miscellaneous billing issues. For Second Meter/Outdoor Water Use abatements please use the Seasonal Outdoor Water Use Abatement Request Form. Any petition for abatement must be filed in writing to the Town of Wiscasset within 30 days of the date reflected in the "billing date" section from the front of the usage bill. The filing of this form does not guarantee that your abatement will be granted. The filing of this form does not relieve the applicant of the responsibility to pay the sewer usage bill in full by the due date specified. Abatements will be considered by the Town of Wiscasset on a case-by-case basis. Approved abatements will be reflected as an account credit in the next billing period. Return to: Wiscasset Wastewater Treatment Plant – 51 Bath Road-Wiscasset, Maine 04578

Subpart A - Account & Property Information		
<u>698 Bath Rd.</u> Service Street Address	<u>N/A</u> # of Bedrooms	<u>932</u> Account #
<u>Monkey C Monkey Do</u> Last Name or Business Name	<u>Roland Lacombe</u> First Name	
<u>207-882-6861 - 207-751-2866</u> Contact Phone	<u>Roland@MonkeyCMonkeyDo.com</u> Contact email	
<u>12/27/18</u> Date of contested Bill	<u>\$ 2802.⁷²</u> Amount owed on contested bill	
Your account must be in good standing for an abatement request to be considered. Please check the appropriate box to confirm that all past-due amounts have been paid or enclose payment for past due amounts.		
<input checked="" type="checkbox"/> All past due amounts owed have been paid and this account is in good standing.		
<input type="checkbox"/> A payment is enclosed to bring the account into good standing. Amount enclosed: \$ _____		
Subpart B - Reason For Abatement Request		
Please check one. For second meter/outdoor water use abatements please use the Seasonal Outdoor Water Use abatement form		
<input type="checkbox"/> 1. Pool Abatement For abatements of one-time pool fill-ups. This adjustment is for permanently installed in-ground or above ground pools only. This does not apply to temporary pools or seasonal refilling or topping off. Please attach a photo of the pool and provide pool dimensions in Subpart C. Attach copies of receipts for new pool, pool liner replacement, or leak service.	Enter date of pool fill up in box B1 _____ →	Dates B1
<input type="checkbox"/> 2. Leak and Meter Abatement For abatements of water volumes caused by leaks that were not discharged to the sewer. This includes leaks on outdoor water pipes or on pipes prior to plumbing fixtures. This does not include leaking toilet valves or faucets. Attach documentation from water department and describe the reason for the abatement including any calculations in Subpart E	Enter date of leak or meter error in box B2 _____ →	B2
<input checked="" type="checkbox"/> 3. Miscellaneous One-Time Abatement For all other one-time abatements and billing adjustments. These will be considered on a case-by-case basis and any adjustment granted will be based on the circumstances described by the customer and by review of historical usage data. Describe the reason for the abatement including any calculations in Subpart D	Enter date of abatement event in box B3 _____ →	B3 <u>10-1-18</u> <u>10-15-18</u>

Subpart C - Pool Abatement Calculation

This section to be completed only by customers requesting an abatement for the fill up of a new pool, or the refilling of an existing pool due to liner replacement or leak repair.

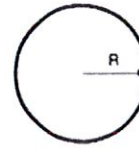
Enter dimensions for your pool and attach a photo. For other pool shapes, please describe in detail in Subpart D and attach a photo.



Square / Rectangle Pool

Length (A) _____ Feet

Width (B) _____ Feet



Circular Pool

Radius (R) _____ Feet

Pool Volume - Determine the Pool Volume based on the calculations provided

Depth - Shallow End _____ Feet

Depth Deep End (if applicable) _____ Feet

Average Depth: _____ Feet

Square or Rectangular Pool Volume _____ CF

Average Depth x Length x Width

Circular Pool Volume _____ CF

Average Depth x Radius x Radius x 3.14

Subpart D - Abatement Description for Meter and Miscellaneous Issues

Please provide a written statement describing why you believe an abatement is owed on this account. If necessary, attach a written letter and associated documents. Please provide all calculations used to determine the amount of your request.

see ATTACHED

The undersigned certifies under the pains and penalties of perjury that the information as contained herein is true and correct.

Sign Here

Signature: _____

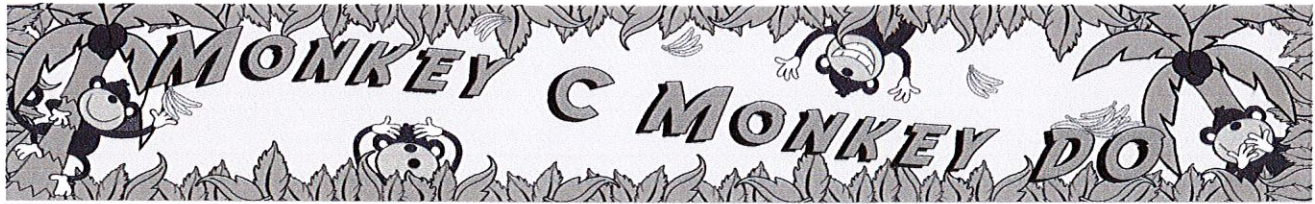
Date: 7-20-19

Printed name: ROLAND LAONAN

Do not write below this line

Application approved by: _____

On date: _____



698 Bath Rd. Wiscasset, ME 04578

207-882-6861

www.monkeyCmonkeyDo.com

1/28/19

Board of Selectmen
Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578

RE; Abatement of Sewer Charges

Hello,

My name is Roland Lacombe co-owner of Monkey C Monkey Do at 698 Bath road in Wiscasset. We are a family owned business operating seasonally from Mid-May to Early October (Columbus Day).

A few weeks ago, we received a water/sewer bill for consumption from October to December quarter for an incredible \$2,802.72! That is more than 40 times higher than our normal consumption for this quarter, and 5 times higher than any quarter during our peak months of July, August and September. In the past, we've had two occasions when pipes burst due to cold weather. In 2012 a connection to an outdoor water fountain cracked, and in 2017, a pipe inside an exterior wall burst flooding an upstairs bathroom. In both these instances, our water usage spiked temporarily and we paid the water/sewer bill. In both cases, the consumption returned to zero for following quarter, once the repairs were made. (Our portion of the building is not used during the Winter months) We now close all the valves to the toilets and lavatories when we close for the season by mid October. We also close the valve for the underground pipe leading to the exterior drinking fountain.

Below is a breakdown of fourth quarter usage for our facility since we opened:

2010 – 400 cu ft

2011 - 200 cu ft

2012 - unable to locate copy

2013 - 500 cu ft

2014 300 cu ft

2015 400 cu ft

2016 400 cu ft

2017 – 3,400 cu ft caused by a burst pipe in an exterior wall.

2018 - **16,300 cu ft**

(2)

I immediately called the Wiscasset Water District upon receiving this bill, and explained that all the plumbing in the building had been turned off since Mid October and that the problem must be outside the building. I requested time to allow the ground to thaw so that we could have the outside pipe inspected in the Spring, since there was no usage in the building itself. We were told that they no longer have the authority to make any adjustments, and that I would have to take up the matter with the town manager.

Upon advice of counsel, I am advising you of this situation. I am stating that there has been no water flowing into the sewer system from our location other than the normal usage between October 1st and 12th, 2018, (Between 300-400 cu ft). . We have asked the Water District to "pull" the meter in the meantime, to prevent any further leakage.

Therefore, we respectfully request an abatement of the sewage processing charge of \$1232.45 , leaving a balance of \$72.00 (minimum charge) to reflect our average usage of 400 cu ft. during this time period.

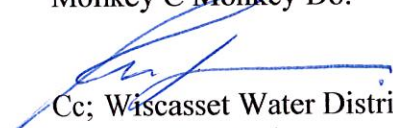
We, in turn have submitted payment of \$1498.27 which represents the metered "water" portion of the bill, since we cannot dispute that the water did not flow through the meter.

Finally we will have the suspect pipe and connections inspected once the ground thaws. and if it is the source of the problem, have it repaired or replaced as needed

Thank you for your consideration of this request.

Respectfully,

Roland P. Lacombe,
Monkey C Monkey Do.



Cc; Wiscasset Water District
Donna Morris



Town of Wiscasset

February 4, 2019

Mr. Roland P. Lacombe
Monkey C Monkey Do
698 Bath Road
Wiscasset, Maine 04578

Re: Abatement of Sewer Charge Request

Dear Mr. Lacombe,

Thank you for your letter of January 28, 2019 requesting an abatement of Sewer Charges at the above address.

I have spoken to Stacy at the Wiscasset Water District about your question. She confirms that the Water District checked the meter. The meter was fully operational and therefore the water in question did indeed pass through the meter. The question therefore is where did the water go after it passed through the meter.

As you suggest, it may be necessary to investigate the pipes and plumbing related to your business . Since that is not possible until the ground has thawed in the Spring I suggest that you submit a Request for Abatement (attached) to the Board of Selectmen for their decision.

Upon receipt, I will put your request on their next agenda,

Yours sincerely,

John O'Connell
Town Manager (Interim)

CC: Wiscasset Water District



JANET T. MILLS
GOVERNOR

STATE OF MAINE
DEPARTMENT OF AGRICULTURE, CONSERVATION & FORESTRY
MAINE FOREST SERVICE
168 STATE HOUSE STATION
AUGUSTA, MAINE 04333-0168

106

February 20, 2019

The Maine Forest Service has surveyed for Browntail Moth (BTM) for decades. We have been fortunate that the numbers have been relatively low in most areas for much of the past decade providing relief for people and trees. But in the last several years we have been seeing a dramatic increase in the BTM population. This letter is to give notice to towns that have significant detected populations of BTM to facilitate response by towns and/ or their residents.

Browntail moth caterpillars have hairs that cause a rash similar to poison ivy and can also cause respiratory distress in sensitive individuals. The hairs persist for years and can continue to cause problems when mowing or other activities stir them up. The caterpillars eat the leaves of oak, apple, birch and other hardwood trees from May to early July. Feeding may eventually lead to branch dieback and can contribute to tree death.

Browntail moth adults fly in July and lay their eggs on host trees. The eggs hatch in August and tiny -1/8" - caterpillars eat by skeletonizing the underside of leaves before they make overwintering webs. In summer 2018, particularly in Sagadahoc County, there was enough damage from the young caterpillars that it could be mapped from the air (see attached map). This and other surveys indicate that populations are potentially very high in parts of some coastal towns and abundant enough to cause significant discomfort in a far broader area.

The overwintering web survey is continuing and results will be available in early spring. The survey is conducted from the roadside in areas delineated by the aerial survey or that have experienced problems in the past and expands outward to define the generally affected area. This is not meant to be exhaustive; and so people need to check their own property if they are concerned about having BTM problems.

Below is a link to the Maine Forest Service Browntail Moth website with more information including:

- Description of the BTM and how to control it
- What the overwintering webs look like
- A list of Licensed Pesticide Applicators for landowners to contact this winter about potential control work in the spring
- State Law specific to BTM control near the ocean

http://www.maine.gov/dacf/mfs/forest_health/invasive_threats/browntail_moth_info.htm

In closing I strongly encourage you to provide information about this pest to your town residents if they are not already aware of BTM.

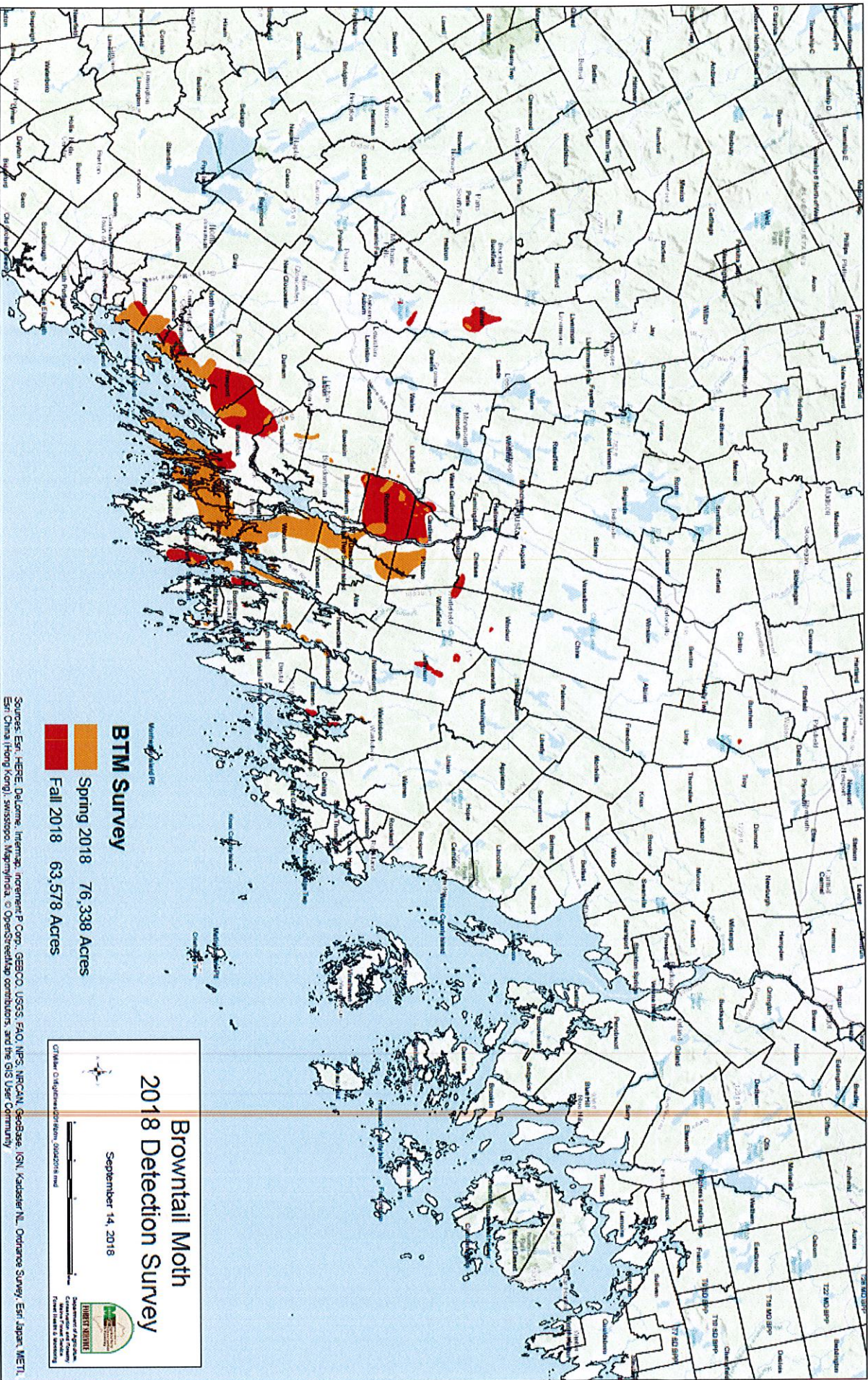
Sincerely,

Thomas Schmeelk
Forest Entomologist
Maine Forest Service, ACF
Thomas.schmeelk@maine.gov

DOUGLAS P. DENICO
DIRECTOR

18 ELKINS LANE, HARLOW BUILDING
AUGUSTA, ME 04330
www.maine.gov/dacf

PHONE: 207-287-2431



BTM Survey

Spring 2018 76,338 Acres
 Fall 2018 63,578 Acres

Brown-tail Moth

2018 Detection Survey

September 14, 2018

Data provided by Washington Department of Agriculture, Washington State Department of Ecology, and Washington State Department of Fish and Wildlife.

Sources: Esri, HERE, DeLorme, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), Swisstopo, Mapbox, Mapbox, © OpenStreetMap contributors, and the GIS User Community



10c

00001654

Municipal Quitclaim Deed without Covenants

KNOW ALL PERSONS BY THESE PRESENTS THAT the Inhabitants of the Municipality of WISCASSET a body, corporate and politic located in LINCOLN County, State of Maine, for consideration paid on FEBRUARY 28, 2019, release to RODRIGUES, JOE S. of 19 BEACH AVENUE KENNEBUNK, ME 04043 a certain parcel of land with buildings thereon, if any, located in the Municipality of WISCASSET, LINCOLN, County, State of Maine, identified as follows:

Map U11-013 on the Tax Maps of the Municipality of WISCASSET, prepared by John E. O'Donnell & Associates and dated April 1, 2017 on file in the Office of the Assessors at 51 Bath Road, Wiscasset, Maine. The Municipality of WISCASSET has acquired its interest in said parcel of land through automatic foreclosure of property tax lien(s) recorded in the Lincoln County Registry of Deeds as follows:

DATE	Book and page number
<u>AUGUST 11, 2017</u>	<u>5167/228</u>
<u>SEPTEMBER 20, 2018</u>	<u>5306/265</u>

The said Inhabitants of the Municipality of WISCASSET have caused this instrument to be signed in its corporate name by its Board of Selectmen, duly authorized.

Witness our hands and seals this 12th of March, 2019 Board of Selectmen, Wiscasset, Maine

Judith R. Colby, Chair

Benjamin L. Rines, Jr.

Robert L. Blagden

Katharine G. Martin-Savage

Kimberly H. Andersson

STATE OF MAINE
COUNTY OF LINCOLN, ss

12th of March, 2019

PERSONALLY APPEARED the above named BOARD OF SELECTMEN in his/her capacity as Selectman of the Town of Wiscasset, Maine and acknowledged the foregoing instrument to be his/her free act and deed in his/her said capacity and the free act and deed of said Town.

ELLIN L. JASMIN, Notary Public
My commission expires: December 05, 2020



Lincoln County Fire Chiefs Association

February 19, 2019

Town Manager John W. O'Connell
Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578

Dear Mr. O'Connell,

In accordance with the requirements of the Use Agreement, please be advised that the Lincoln County Fire Chiefs Association has voted to terminate the J. Gordon Merry Training Facility Use Agreement effective April 30, 2019.

The Lincoln County Fire Chiefs Association will make the arrangements necessary to remove the fire training trailer presently located at the Facility as soon as possible depending on weather conditions.

Sincerely,

Walter A. Morris

Walter A. Morris
President, LCFCA

Cc: Fire Chief Timothy J. Merry

Alna ~ Boothbay Harbor ~ Boothbay ~ Bremen ~ Bristol ~ Damariscotta ~ Dresden ~ Edgecomb ~ Jefferson ~ Monhegan
Newcastle ~ Nobleboro ~ Somerville ~ South Bristol ~ Southport ~ Waldoboro ~ Westport Island ~ Whitefield ~ Wiscasset

**Lincoln County Fire Chiefs Association
16 Deer Ridge
Southport, ME. 04576**

February 21, 2019

**Town of Wiscasset
51 Bath Rd.
Wiscasset, ME. 04578**

Dear John O'Connell,

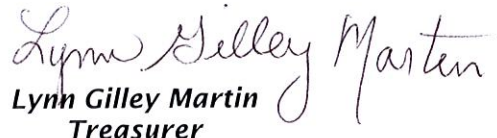
As the Lincoln County Fire Chiefs Association Treasurer, I am writing this letter as a follow up from communication you received from the President of the Association in regards to the use agreement between the Town of Wiscasset and the Fire Chiefs Association.

Effective May 1, 2019, Lincoln County Fire Chiefs Association will no longer be contributing financially to the Wiscasset Fire Training Facility located at 70 Fowle Hill Rd., Wiscasset, ME. 04578.

The Chiefs Association has been paying for fuel purchased from Colby and Gale, account # 25798-00, and Central Maine Power, account #3501-6982-296. I have notified both companies of this change.

Should you have any further questions, please contact President Roger Whitney at 586-5803 or email; rwhitney8587@gmail.com.

Best Regards,


**Lynn Gilley Martin
Treasurer**

J Gordon Merry Fire Training Facility Use Agreement

Use Agreement Between Lincoln County Fire Chiefs Association and Wiscasset Fire/Town of Wiscasset

1.

This Fire Training Facility Use Agreement (“Agreement”) is made this 19th day of April, 2016. This Agreement is made between the Town of Wiscasset and the Lincoln County Fire Chiefs Association (“L.C.F.C.A.”). This Agreement shall commence when fully executed and shall run through June 30, 2017. Thereafter this Agreement shall automatically renew for the upcoming period of July 1 of the then current year through June 30 of the current year or until such time, if ever, that one party notifies the other that this agreement is terminated effective as of a proposed termination date. Such notice, to be effective, must be given as follows: If given by the Town of Wiscasset it shall be given by the Wiscasset Town Manager, at the direction of the Wiscasset Board of Selectmen, to the President or Resident Agent of L.C.F.C.A. and at least 60 days prior to the proposed termination date. If given by the L.C.F.C.A. it shall be given by the corporation’s President, at the direction of the corporation’s governing body, to the Wiscasset Town Manager or Chairman of the Wiscasset Board of Selectmen and at least 60 days prior to the proposed termination date.

2. Each Fire Department within Lincoln County whose Department is a member of L.C.F.C.A. is authorized to use the J. Gordon Merry Fire Training Facility (“Facility”) provided that the Fire Department in question and its members abide by the established rules and regulations. Rules and regulations are available at the Wiscasset Fire Department and at the Facility and said Department has scheduled use through either the Lincoln Fire Academy (L.C.F.A.) Chairperson or the Wiscasset Fire Chief. The Town of Wiscasset and the Wiscasset Fire Department reserve the right to enforce the rules and regulations and impose disciplinary on its own employees pursuant to the Town’s personnel practices and procedures action that may be needed if a violation of said rules and regulation should occur.

3. User maintenance and operating costs of the J. Gordon Merry Fire Training Facility will be reviewed annually by the L.C.F.C.A. Training Facility Committee (“Committee”) to determine the amount that the L.C.F.C.A. shall pay for shared capital needs and costs and the time the payment shall be due.

4. To the fullest extent permitted by law, the L.C.F.C.A. will defend, indemnify and hold harmless the Town of Wiscasset, its officers and employees, from any and all claims, damages, losses, and expenses, just or unjust, including, but not limited to, the costs of defense and attorney’s fees arising out of or resulting from the performance of this

J Gordon Merry Fire Training Facility

Use Agreement

Agreement, provided that any such claims, damage loss or expense (1) is attributable to bodily injury, sickness, disease or death, or to injury to or destruction of tangible property, including the loss of use therefrom, and (2) is caused in whole or in part by any negligent act or omission of the L.C.F.C.A., or anyone directly or indirectly employed by it, or anyone for whose act it may be liable. L.C.F.C.A.'s obligations under this paragraph shall survive termination of this Agreement.

5. The L.C.F.C.A. will maintain its own insurance covering itself and its members and naming the Town of Wiscasset as an additional insured, in the amount of \$1,000,000.00. The L.C.F.C.A. shall annually provide to the Town of Wiscasset a certificate of liability insurance; this must be submitted prior to use of the Facility and can be mailed to the Town of Wiscasset, 51 Bath Road, Wiscasset, ME 04578 or faxed to 207-882-8228.
6. Notwithstanding anything to the contrary included in this Agreement, the Town of Wiscasset expressly does not waive any immunity provided to it by law, including the Maine Tort Claims Act.
7. As of this agreement the L.C.F.C.A. will have unrestricted access to the Training Facility to be able to utilize, maintain and secure its investments at the site. Unrestricted access shall be described as having the ability to access any and all locations on the training site that the L.C.F.C.A. has monies or material investments. Access would be described as unrestricted ability to enter and the use of any training props, buildings or trailers owned by the L.C.F.C.A. Access will also include the ability to enter and inspect any location (land or buildings) on the site that the L.C.F.C.A. has money investments. Access will also include the ability to enter and inspect at the discretion of the L.C.F.C.A. any land or building that any future monies are requested for repair, up keep or maintenance including but not limited to heat, electrical or the like.

(Signature page to follow).

J Gordon Merry Fire Training Facility Use Agreement

Signature Page to the Agreement.

THE TOWN OF WISCASSET

Benjamin L. Rines, Jr., Chairman

William "David" Cherry, Selectman

Judy S. Flanagan, Vice-Chairman

Judith R. Colby, Selectman

Jefferson A. Slack, Selectman

Neal Kimball, President
Lincoln County Fire Chief's Association

Date

LINCOLN COUNTY FIRE CHIEFS ASSOCIATION

Neal Kimball, President
Authorized Officer

Date

February 12, 2019

Ellery Bane, Assessor
Marian L. Anderson, Town Manager
51 Bath Road
Wiscasset, Maine 04578

RE: Deer Ridge Farm, 18 Deer Ridge Rd., Map/Lot R06-006-B – Tax-Exempt Status

Dear Mr. Bane and Ms. Anderson:

On behalf of CEI Housing, Inc., the owner of Deer Ridge Farm, we are again requesting that the Town of Wiscasset exempt Deer Ridge Farm from real estate and personal property taxes as of April 1, 2019, as provided in Title 36 MRS §652. Since Deer Ridge Farm is federally subsidized residential rental housing placed in service prior to 9/1/1993 by other than a nonprofit housing corporation and was acquired by a nonprofit housing corporation on or after 9/1/1993, CEI Housing requests an exemption of 50% of the municipal assessed value of the property. Deer Ridge Farm was first occupied in 1981 and was owned by the for-profit Wiscasset Elderly Housing Associates, LP, from then until 2004 when the property was purchased by the nonprofit corporation CEI Housing. CHI has only one member, Coastal Enterprises, Inc., which is also a 501(c)(3) corporation. To clarify, CEI Housing, Inc. is not the same entity as Coastal Enterprises, rather CEI Housing was created to sponsor and promote affordable housing for Maine seniors and other households.

Section 652 provides that real estate property owned and used solely for its own purposes by a benevolent and charitable institution, including a nonprofit housing corporation, is exempt from taxation. A nonprofit housing corporation is defined as “a nonprofit corporation organized in the State that is exempt from tax under Section 501(c)(3) of the Code and has among its corporate purposes the provision of services to people of low income or the construction, rehabilitation or operation of housing.” CEI Housing, Inc., also called CHI, was organized in Maine in 1990 and was determined by the IRS to be a 501(c)(3) organization.

One of CHI’s primary purposes, as described in its Articles of Incorporation, is to expand housing opportunities for low income Maine residents by acquiring, developing, rehabilitating, financing and managing existing buildings and/or new facilities. CHI has developed and operated a number of housing projects and currently owns and operates 78 units of affordable housing in five housing projects, Academy Street Townhouses in Auburn, Stanley Street in Augusta, Westbranch Terrace in Pittsfield, Rugosa in Waldoboro, and Deer Ridge Farm. Among the groups served by their housing programs have been elderly, disabled, and victims of domestic violence.

Other conditions in Sec. 652 that apply to the right of exemption are that the corporation must be organized and conducted exclusively for benevolent and charitable purposes. CHI has no other purpose than its benevolent and charitable purposes described in its Articles of Incorporation. No director, trustee, officer or employee of the organization can receive any pecuniary profit from the operation of the organization except reasonable compensation for services in effecting its purposes. No director, trustee, officer or employee of CHI receives any pecuniary profit from the operation of CHI. All profits derived from the operation of the organization must be devoted exclusively to the purposes for which it is organized. This is also true of CHI.

In accordance with Federal law and U.S. Departments of Housing & Urban Development & Agriculture policies, this institution is prohibited from discriminating on the basis of race, color, national origin, age, disability, religion, sex, and familial status. (Not all prohibited bases apply to all programs). To file a complaint of discrimination, contact HUD at (800) 669-9777 (voice) or (800) 925-9275 (TTY) or write USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410 or call (800) 795-3272 (voice) or (202) 720-6382 (TDD).





C&C REALTY MANAGEMENT, LLC

With respect to Deer Ridge Farm, the 50% property tax exemption applies only to federally-subsidized residential rental housing. "Residential rental housing" is defined as one or more buildings located on one parcel of land and held in common ownership prior to the conversion to nonprofit status and containing 9 or more similarly constructed residential units offered for rental to the general public for use on other than a transient basis. Deer Ridge Farm is comprised of four buildings, including 24 one-bedroom and 3 two-bedroom residential units and a community/laundry room. The residential units are available for occupancy only to residents who will make the property their primary residence and enter into a lease for an initial term of one year. "Federally subsidized" is defined as "subsidized through project-based rental assistance, operating assistance or interest rate subsidies paid or provided by or on behalf of an agency of department of the Federal Government." Deer Ridge Farm has rental assistance from the U.S. Department of Housing and Urban Development via a Sec. 8 Housing Assistance Payment Contract. The term of the original HAP Contract was extended by HUD on 8/14/2016 for 20 years. All residents pay 30% of their adjusted income for rent. All applicants for a unit must be 62 years old or older or disabled or handicapped and must have an income that is at or below 50% of area median income. Currently, that income limit is \$23,000/year for a one-person household and \$26,250/year for a two-person household.

CHI earns no profit from Deer Ridge Farm. In fact, the project's Sec. 8 HAP Contract provides that nonprofit owners are not entitled to any surplus cash distribution from the project. All project funds must be used for project operations and if there is any surplus cash at the end of any fiscal year, the owner must deposit these excess funds into an account to be used only for project purposes and with the approval of the HAP Contract Administrator, MaineHousing (Maine State Housing Authority).

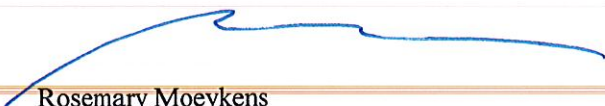
Deer Ridge Farm is currently operating in a deficit cash position and has been for some time, hence the need to approach the Town of Wiscasset with this request for property tax relief. Although the project has a Replacement Reserve of about \$90,000, this is only about \$3,300 per unit, which is very low for a property that is 38 years old and will need siding and roof replacement soon as well as new appliances and fixtures.

Enclosed are CEI Housing's original IRS 501(c)(3) determination letter, Articles of Incorporation and By-Laws, and an information summary from the Maine Secretary of State's website; CEI Housing's Permanent Exemption Certificate from the State provided to "a nonprofit organization for the development of housing for low-income people"; the Quitclaim Deed with Covenant transferring Deer Ridge Farm from Wiscasset Elderly Housing Associates to CEI Housing, Inc.; excerpts from the project's Sec. 8 Housing Assistance Payments Contract; and the most recent financial statements for Deer Ridge Farm.

We would like to attend the Board of Assessors meeting when our request for property tax exemption is considered. Please notify us when the Board of Assessors will be meeting.

If you have questions or would like more information prior to the Board of Assessors meeting, please contact me via phone (621-7700 x215) or email (rmoeykens@ccrealtymanagement.com). Thanks very much.

Sincerely,



Rosemary Moeykens
C&C Realty Management
Managing Agent for Deer Ridge Farm

cc: CEI Housing, Inc.

Enclosures

In accordance with Federal law and U.S. Departments of Housing & Urban Development & Agriculture policies, this institution is prohibited from discriminating on the basis of race, color, national origin, age, disability, religion, sex, and familial status. (Not all prohibited bases apply to all programs). To file a complaint of discrimination, contact HUD at (800) 669-9777 (voice) or (800) 925-9275 (TTY) or write USDA, Director, Office of Civil Rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410 or call (800) 795-3272 (voice) or (202) 720-6382 (TDD).



Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

12a

TAX ABATEMENT

To: Molly Bonang /Tax Collector Vernice Boyce/Treasurer:

We hereby abate the amount for the tax year(s) 2013, 2014, 2015, 2016, & 2017 in the amount of \$1391.25 plus all interest and cost, for property assessed to Scott Connors, Map/Lot R01-035-C02, 20 Dirt Way, acct # 114. Property assessed to the incorrect owner. Given unto our hands this day 12th of March, 2019

Wiscasset Board of Selectmen

Judith R. Colby

Benjamin L. Rines, Jr.

Kimberly Andersson

Robert Blagden

Katharine Martin-Savage



Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

TAX ABATEMENT

To: Molly Bonang /Tax Collector Vernice Boyce/Treasurer:

We hereby abate the amount for the tax year(s) 2016 & 2017 in the amount of \$281.03 plus all interest and cost, for property assessed to Sam Patterson, Map/Lot R07-039-19, 285 Birch Point Rd Lot 19, acct # 12. Property no longer exists.
Given unto our hands this day 12th of March, 2019

Wiscasset Board of Selectmen

Judith R. Colby

Benjamin L. Rines, Jr.

Kimberly Andersson

Robert Blagden

Katharine Martin-Savage

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

TAX ABATEMENT

To: Molly Bonang /Tax Collector Vernice Boyce/Treasurer:

We hereby abate the amount for the tax year(s) 2010-2017 in the amount of \$651.31 plus all interest and cost, for property assessed to Gilbert Rines, Map/Lot R05-051-A2, 27 Bumpa Lane, acct # 1961. Property has no value, not livable.
Given unto our hands this day 12th of March, 2019

Wiscasset Board of Selectmen

Judith R. Colby

Benjamin L. Rines, Jr.

Kimberly Andersson

Robert Blagden

Katharine Martin-Savage



Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

TAX ABATEMENT

To: Molly Bonang /Tax Collector Vernice Boyce/Treasurer:

We hereby abate the amount for the tax year(s) 2016 & 2017 in the amount of \$666.97 plus all interest and cost, for property assessed to Carroll Jones, Map/Lot R03-054-003-001, 848 Gardiner Road, acct # 2305. Property no longer exists.
Given unto our hands this day 12th of March, 2019

Wiscasset Board of Selectmen

Judith R. Colby

Benjamin L. Rines, Jr.

Kimberly Andersson

Robert Blagden

Katharine Martin-Savage

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

12b

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

02/26/19

Carroll M. Jones
848 Gardiner Road
Wiscasset, ME 04578

PROPERTY REVIEWED

Map R03 Lot 54-3-1 RE Acct # 2305

CURRENT ASSESSED VALUE

Land Value: \$ 0 Building Value: \$ 17,800

FINDINGS

After careful review of the assessments of your property, the following determination/ findings have been made:

_____ The assessment is fair and correct. No adjustment will be made.

_____ The assessment is fair and correct. No abatement will be made.

X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

X Abatement will be recommended for : **\$ 347.99**

Remarks: Per further review and information provided this mobile home was moved out of town. I hereby recommend abatement. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely;


Ellery G. Bane C.M.A.
Assessors Agent
Town of Wiscasset



Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

02/26/19

Dennis Gauthier
P.O. 942
Wiscasset, ME 04578

PROPERTY REVIEWED

Map R04 Lot 11-C RE Acct # 502

CU1RRENT ASSESSED VALUE

Land Value: \$ 39,700 Building Value: \$ 13,200

FINDINGS

After careful review of the assessments of your property, the following determination/ findings have been made:

_____ The assessment is fair and correct. No adjustment will be made.

_____ The assessment is fair and correct. No abatement will be made.

 X An adjustment will be made. The following assessments now apply.

Land Value: \$ 39,700 Building Value: \$ 5,400

 X Abatement will be recommended for : **\$ 152.49**

Remarks: Per further review (car in yard no answer)wood deck gone, mobile home & addition in poor condition. Mobile home is not lived in and very dilapidated. Owner appears to be living in older camper. Assess camper Sound value \$2,500. I hereby recommend abatement. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely;

Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

02/26/19

Scott Connors
118 Old Dresden Road
Wiscasset, ME 04578

PROPERTY REVIEWED

Map R01 Lot 35C0 2 RE Acct #114

CUIRRENT ASSESSED VALUE

Land Value: \$ 0 Building Value: \$ 16,300

FINDINGS

After careful review of the assessments of your property, the following determination/
findings have been made:

_____ The assessment is fair and correct. No adjustment will be made.

_____ The assessment is fair and correct. No abatement will be made.

X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

X Abatement will be recommended for : **\$ 318.67**

Remarks: Per further review and information provided, Mr. Connors does not own this MH. I hereby recommend abatement. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely;



Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

02/26/19

Gilbert H. Rines
35 Fowle Hill Road
Wiscasset, ME 04578

PROPERTY REVIEWED

Map R05 Lot 51 A-2 RE Acct #1961

CUIRRENT ASSESSED VALUE

Land Value: \$ 0 Building Value: \$ 4,900

FINDINGS

After careful review of the assessments of your property, the following determination/ findings have been made:

_____ The assessment is fair and correct. No adjustment will be made.

_____ The assessment is fair and correct. No abatement will be made.

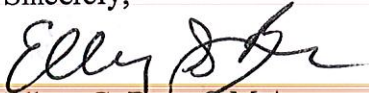
X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

X Abatement will be recommended for : **\$ 95.80**

Remarks: Per further review this mobile home has no value. I hereby recommend abatement. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely;



Ellery G. Bane C.M.A.
Assessors Agent
Town of Wiscasset

If you elect to appeal the decision on your request for tax abatement, your appeal process will now go in front of the Lincoln County Commissioners Office. Application must be made in writing to the commissioners -within 60 days of this notice. Actions applicable to the tax assessment and abatement appeal process are addressed in Title 36 MRSA Sections 841