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WISCASSET SELECTBOARD,  
TAX ASSESSORS AND OVERSEERS OF THE POOR  
APRIL 19, 2022  
IN PERSON AND VIA ZOOM

Preliminary Minutes

Present: Kim Andersson, Pam Dunning, Terry Heller, Vice Chair Dusty Jones, Chair Sarah Whitfield, and Town Manager Dennis Simmons

Chair Sarah Whitfield called the meeting to order at 6:01 p.m.

1. Pledge of Allegiance

2. Approval of Treasurer's Warrants

a. **Pam Dunning moved to approve the payroll warrants of April 8 and April 15, 2022. Vote 5-0-0.**

b. **Pam Dunning moved to approve the accounts payable warrants of April 12 and April 29, 2022. Vote 5-0-0.**

3. Approval of Minutes

a. **Pam Dunning moved to approve the minutes of April 5, 2022. Vote 5-0-0.**

b. **Pam Dunning moved to approve the minutes of April 12, 2022. Vote 4-0-1 (Andersson abstained)**

4. Special Presentations or Awards – none

5. Committee Appointments

a. **Cemetery Committee: Pam Dunning moved to appoint Mark Light, Steve Christiansen, and Becky Applin to the Cemetery Committee. Vote 5-0-0.**

b. **Broadband Committee: Pam Dunning moved to appoint Richard Litz to the Broadband Committee. Vote 5-0-0.**

6. Public Hearings

a. **Liquor License – Farmers' Market Authorization: Pam Dunning moved to open the public hearing at 6:06 p.m. Vote 5-0-0.** Dan Sortwell, Treasurer of the Farmers' Market, spoke in favor of the liquor license for the sale of hard cider at the Farmers' Market. **Pam Dunning**

**moved to close the public hearing at 6:07 p.m. Vote 5-0-0. Pam Dunning moved to approve the Farmers' Market Liquor Authorization for the Wiscasset Farmers' Market located at 51 Bath Road. Vote 5-0-0.**

7. Public Comment – none

8. Department head or committee chair

a. Department Head monthly reports: no comments

9. Unfinished Business

a. Maine Art Gallery Lease: Kerry Hadley, Maine Art Gallery consultant, urged board members to vote on the proposed lease which was approved by the voters the previous November. Richard Riese, speaking for the Art Gallery, explained the suggested changes to the lease which the board had received that afternoon. Pam Dunning recommended sending the lease back to the board for further consideration before making a decision. James Cochan made a number of suggestions for amending the lease; Wendy Ross, David Pope and others spoke in favor of the lease.

10. New Business

a. Suggested revisions to Article IV Ports and Harbor ordinance: The revisions include sections on unpaid permit fees, inspection of moorings, and removal of mooring. **Pam Dunning moved to refer the revisions to the Ordinance Review Committee. Vote 5-0-0.**

b. Pier Vendor Applications approved by the Waterfront Committee: Several applications were not completely filled out. Kim Dolce asked that the applications not be approved until the board has a chance to review the rents and question why there is such a disparity in the fees. **Kim Andersson moved to approve the pier vendor applications for Sprague's Lobster, Industrial ME, LLC, Wiscasset Area Chamber of Commerce, The Potter's Shed, Wiscasset Railway Museum, and the River Shack as recommended by the Waterfront Committee. Vote 5-0-0.** Discussion on fees was referred to the Waterfront Committee.

c. State of Maine Bureau of Highway-2022 Maine eCitation Printer Equipment Grant: **Pam Dunning moved to authorize Police Chief Lawrence Hesseltine to execute the Subgrant Contract for the 2022 Maine eCitation Printer Equipment Grant. Vote 5-0-0.**

d. Farmers' Market proposed new location. A sketch of the site showing a change in the parking area was provided to the board.

e. Pier Policy Revisions: Susan Robson said changes included policy for both piers and for day events, recurring events, updated electrical billing, and process for new vendors. She said the committee did not review the fees but will do so if requested. The board asked that the fees be

reviewed. **Pam Dunning moved to send the policy back to the Waterfront Committee. Vote 5-0-0.**

f. Monthly Financials

- H.M. Payson Statement of Account
- Year to date expense/revenue reports (through March)

11. Town Manager's Report

Dennis Simmons thanked the Budget Committee and Selectboard for the extra time and effort spent in finalizing the budget for Town Meeting.

Simmons explained the grant which will pay for installing printers in each cruiser to allow officers to join the Maine electronic citation system. The system replaces hand-written citations, increasing efficiency and cutting down on the time needed to process a citation on the side of the road.

Work has again started on the ash ponds. Rob Lalli and Simmons have met several times with Envirovantage and Ransom and are close to an agreement.

12. Assessor's Business

a. Supplemental: John Libby, R03 Lot 29, \$15,634.16. **Pam Dunning moved to approve the Supplemental for John Libby, Map RO3, Lot 29 in the amount of \$15,634.16, as recommended by the Assessor's Agent Ellery G. Bane. Vote 5-0-0.**

13. Other Business

a. Executive Session for the purpose of discussion about economic development. At 7:12 p.m., **Pam Dunning moved to enter into Executive Session pursuant to 1 M.R.S.A. § 405 (6) (C). Vote 5-0-0.** At 7:42 p.m. **Pam Dunning moved to exit Executive Session. Vote 5-0-0.**

14. Adjournment

**Pam Dunning moved to adjourn the meeting at 7:43 p.m. Vote 5-0-0.**

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**Town of Wiscasset  
Board/Committee Membership Application**

Full Name: Anthony J Gatti Jr

Street Address: 12 Gibbs Road

Mailing Address: Wiscasset Maine 04578 Home Phone: 841-7236

Town of Legal Residence: Wiscasset Maine

Work Phone: \_\_\_\_\_ Cell Phone: \_\_\_\_\_ E-mail \_\_\_\_\_

I wish to be considered for the appointment to the: Planning Board

\_\_\_\_\_ Term Of Appointment \_\_\_\_\_

Full member: \_\_\_\_\_ Reappointment:  Alternate member: \_\_\_\_\_

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

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

List civic organizations to which you belong now: \_\_\_\_\_

Prior experience, knowledge, or abilities that you have which would contribute to the activities of the Board or Committee: \_\_\_\_\_

Signature: Anthony J Gatti Jr Date: 4-20-22

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](mailto:clerk@wiscasset.org)

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For Office Use: \_\_\_\_\_

Date received: 4/20/22 Date Appointed: \_\_\_\_\_ Term: \_\_\_\_\_



PO Box 263 • 254 ALEXANDER REED RD  
RICHMOND, ME 04357  
PHONE: 207-737-4092 • FAX: 207-737-7150  
E-MAIL: MRWA@MAINERWA.ORG  
WEBSITE: WWW.MAINERWA.ORG

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March 28, 2022

Rob Lalli, Superintendent  
Town of Wiscasset  
Wastewater Department  
51 Bath Road  
Wiscasset, Maine 04578  
VIA E-Mail

Dear Rob,

As we discussed, I have done an initial analysis of the wastewater department and its financials and attached the result of my findings for your review. I believe that it is important for the Town to address the need for a full rate increase so that the Wastewater Department can begin to operate within its financial means.

I am also in the process of reviewing the impact fees that are charged for wastewater. While I have not concluded my analysis, it does appear to me at this time that the Town is charging impact fees within the range of similar coastal towns in Maine. I hope to have this completed very soon and will contact you as soon as possible.

Please feel free to contact me if you have any questions about the analysis or about the Impact fees.

Sincerely,

Cathy Robinson  
Financial Analyst

cc: Kirsten Hebert  
Maine Rural Water Association

# WISCASSET SEWER DEPARTMENT RATE ANALYSIS

## Sources Considered:

- Test Year of 2021 - Unaudited Financials (Test Year is the year we are basing the comparison to future needs)
- Pro Forma year of 2023 based on projected needs of the Department (Pro Forma year encompasses future annual needs of the Department)
- Considers a 3-year average of debt service payments
- Bills and number of customers are based on the 2021 (draft) annual report and information from the Town and the Water District
- This analysis reviews current rates, available financials from the 2018, 2019, 2020 audit reports and 2021 unaudited financials, current debt service, billing and consumption reports and the department budget, and provides a recommendation for consideration.

## Factors of Note:

- The Department will be hiring a third full-time employee
- Depreciation and contingency accounts are not currently being collected for or funded (contingency has been budgeted)
- Capital Improvement Reserves are currently being budgeted, but has not all been sustainable or recovered through the revenues of the sewer department
- Seasonal customers are set up to have the same charges as Annual customers, although annual customers are paying every quarter, and seasonal are paying only on the months they are turned on, and/or solely by the amount of usage
- The pro forma analysis includes a 4.84% contingency (which includes \$25,000 for extraordinary maintenance and repair expenses and \$16,000 for other contingencies (as shown in Exhibit A, Sewer Expenses)

## Findings

The Department has not had adequate revenues to cover its current operating, maintenance and debt service costs over the last three or more years. Operating expenses have been increasing over time (substantially within the last year alone). There was a decrease from actual 2020 expenses to the 2021 unaudited expenses, mainly due to holding off on some necessary expenses

and the inability to hire another full-time employee during 2021. Rates and revenues had been at the same level until a rate increase that took effect on July 1, 2019, but even with the increase, revenues have not been enough to cover costs. Debt service is expected to remain steady for at least the next three years as the department currently pays for one loan through its maturity in 2045. Currently there are no extra funds available for extraordinary events, replacement of assets or capital reserves.

In reviewing the actual expenses and the budget (please refer to Exhibit A, Sewer Expense Accounts), the department is anticipating a 2023 budget with operating expenses of over \$724,000.00, which is an increase over 2021 of \$223,000, or 49% (and a \$162,000 increase over 2020, or 32%). Adding debt service, a capital reserve fund and contingency (average contingency for water and wastewater systems is typically in the 5% range), the department could anticipate an overall increase in rates of up to 46% over 2021 (32% over 2020). This estimate does not include the funding of a depreciation account for the replacement of assets. The net income of the Department has shown as a loss over the last four years (See Exhibit B, Operating Statement).

## Recommendation

We would recommend that the Department consider the following:

- Increase rates to include the maximum amount of the expenses necessary to operate, maintain and cover debt service costs, capital reserves and contingency for the Department through an increase of approximately 46% over current rates, and subsequent to that, annually increase rates to meet Cost of Living Adjustments and begin to fund a depreciation account. Funding a depreciation account at this time would most likely be too much of a hardship on the rate payers.
- Restructure residential, commercial and governmental classes of customers who are only paying for quarters when they are residing or operating (sometimes only paying for usage). Currently, many of these customers are not paying for their ability to be a part of the system, which would include paying their full share of annual debt service and the fixed costs of the system. Standard practice for annual and seasonal customers has been to implement rates in the following manner:
  - i. Debt Service Charge: The Department's debt service divided by the number of residential, commercial and governmental units for the full year
  - ii. Systems Support Charge: The Department's budgeted expenses that do not vary with the volume of sewerage treated (fixed costs) for the full year
  - iii. Variable Expense Charge: The Department's budgeted expenses that vary with the volume of usage by customer

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## **Wiscasset Cemetery Regulations**

### **1. Definitions**

Greenlawn Memorial Garden: An area within Greenlawn Cemetery exclusively for urn burials.

Marker: A marble, granite, slate, or bronze memorial that is placed flush with the surface of the ground.

Monument: A marble, granite or bronze memorial that rises above ground level.

Burial lot: An area containing more than one burial space.

Single burial lot: An area not to exceed 10 feet long, three feet wide and four feet deep intended to provide space for one casket burial, or three urn burials.

Urn burial lot: An area in the Greenlawn Memorial Garden portion of Greenlawn cemetery not to exceed three feet wide, three feet long and deep enough to accommodate two urn burials.

### **2. Charges**

The charge for a single burial lot is \$325 for Wiscasset residents and \$525 for non-residents.

The charge for a single burial lot that is only deep enough to allow urn burials in all cemeteries except Greenlawn Memorial Garden is \$200 for both residents and non-residents.

The charge for an urn lot in Greenlawn Memorial Garden is \$100 for both residents and non-residents. Two urn burials per lot. These urn plots measure 3 feet by 3 feet.

There is no charge for use of Wiscasset tombs when they are available.

All charges for lots include perpetual care.

Lots will be repurchased by the Town at the current rate per lot even if higher than the original cost.

### **3. Markers/Monuments**

Marker and monument size, construction (design and material) and placement on a burial lot are subject to the approval of the Town before the marker or monument is placed. Refer to Attachment A: Request for Permission to Place Memorial

#### **A. Placement:**

1. Markers may be used to mark an individual burial space on any size lot. Single burial lots and urn burial lots may have only markers. A marker shall be placed at the west end of the burial lot and run lengthwise north and south.



2. Urn and single burial lots used for urn burials may have up to two grave markers. Markers shall be placed at the west end of the lot and run lengthwise north and south.
  3. Existing multiple burial lots as well as adjacent single burial lots that belong to one family, may have no more than one upright monument, which shall be centered at the west end of the lot or lots and run lengthwise north and south.
- B. Construction: All markers and monuments shall be constructed of marble, granite, slate, or bronze. Exceptions to this rule shall be approved by the Town before the marker or monument is placed on a lot.
- C. Size
1. Markers may not exceed 24 inches in length and 15 inches in width.
  2. Upright monuments for two or three graves may not exceed 42 inches in length, 15 inches in width and 32 inches in height.
  3. Upright monuments for four or more graves may not exceed 60 inches in length, 15 inches in width, and 60 inches in height.
- D. Foundation
1. A marker shall be flush with the ground.
  2. An upright monument shall have a concrete foundation, the dimensions of which shall have been pre-approved by the Town.

#### **4. Decorations**

- A. Location: Decorations may be placed on each grave in an area no more than 12 inches wide and only as long as the length of the lot's marker or the base length of the lot's upright monument. This area shall be on the east side of, and contiguous to, the lot's marker or upright monument. Flower beds, artificial flowers, decorations and flags may be placed only in this specific area.
- B. Interment period: Excepting Greenlawn Memorial Garden and notwithstanding any other provision of these Regulations, flowers and decorations may be placed upon any portion of the grave for a period not exceeding 20 days from an interment. If the lot owner does not remove such flowers and decorations after 20 days from the date of interment, the Town shall do so without prior notification to the lot owner.
- C. Artificial Decorations: Artificial flowers and decorations are permitted only during the period from the Monday before Memorial Day to the Monday following Labor Day. After Labor Day, the Town shall remove and dispose without prior notification to the lot owner.
- D. Flags: Flags shall be no higher than 36 inches from the ground.
- E. Prohibited: Shrubs, trees, glass containers and glass objects are never permitted on a lot. No decorations that extend beyond the location area as defined above shall be placed or allowed to remain on a lot. Horses, snowmobiles and all terrain vehicles (ATVs) are not allowed in Wiscasset cemeteries.
- F. Greenlawn Memorial Garden: Decorations of any kind with the exception of the American flag, and/or veteran flags and fraternity flags, are not permitted.
- G. Winter Decorations (i.e. wreaths): Shall be removed by May 1st or the Town may remove and dispose of.

## **5. Open Time**

Because of weather conditions, the cemetery land is susceptible to damage from vehicles. In order to minimize damage to cemetery roadways, walkways and lots, the Town shall determine when the cemetery roadways will be open to vehicular traffic, when the cemetery will be open for burials and what restrictions (if any) shall apply to any particular burial.

## **6. Urn Burials**

Human and animal ashes shall be buried in urns. Urns may be of any size and made of any materials. No more than three urns may be buried in a single burial space and they shall be buried deep enough so that the urn(s) is covered by at least one foot of soil at the existing grade level of the ground. Any person may bury an urn after obtaining the Town's approval.

## **7. Vault Burials**

Shall only be dug by an insured person. Funeral homes/funeral directors are responsible for the selection and requirements pertaining to vault burials.

## **8. Pet Burials**

Only pets that have been cremated may be buried in Wiscasset's cemeteries.

## **9. Perpetual care**

Perpetual care consists of mowing cemetery lots, trimming around monuments and markers, and enforcing cemetery regulations for the benefit and protection of all cemetery lot owners and visitors. Perpetual care does not include repair and cleaning of monuments, markers or other associated stonework. Owners and descendants are expected to clean and repair their own memorials. The Town may contact owners or descendants and request them to repair damaged or unsightly monuments and markers, especially if they interfere with cemetery maintenance. The town, at its discretion, may reset, clean or repair old monuments and markers when no living descendants are known.

## **10. Eligibility for burial**

Unless otherwise authorized in writing by the original purchaser or direct heirs of such purchaser of the cemetery lot, only the purchaser, spouse, domestic partner, direct descendants and their spouses may be buried in available cemetery burial spaces in the lot. The Town may require proof of eligibility as deemed necessary. The Town reviews burial requests in the order received and accepts no responsibility to notify other living descendants, heirs or spouses of burial requests. Refer to Attachment B, Intent to Bury

## **11. Miscellaneous prohibitions**

- A. No ATV, snowmobile or horse is allowed within a Wiscasset cemetery. No vehicle within a cemetery may leave the cemetery's roadways except with the prior approval of the Town (such as equipment needed to dig for vault burials, etc.)
- B. No grave shall be dug and no burial shall take place in a Wiscasset cemetery without the prior permission of the Town, through the submission of an "Intent to Bury" form. The permission shall specify the day the grave may be dug and the day the burial may take place. Except in unusual circumstances, permission will not be given to dig the grave more than one day in advance of the burial.
- C. No use shall be made of Wiscasset's tombs without the prior permission of the Town.
- D. A person is guilty of criminal trespass if, knowing that that person is not licensed or privileged to do so, that person: enters or remains in a cemetery or burial ground at any time between ½ hour after sunset and ½ hour before sunrise the following day. Violation of section 11.D. is a class E crime.

## **12. Violations**

- A. Decorations: If decorations, including trees and shrubs, are placed on a grave in violation of these Regulations, the Town may remove the decoration and dispose of it without prior notice to the grave owner.
- B. Markers/Monuments: If a marker or a monument is placed on a grave in violation of these Regulations, the Town shall send a notice of the violation to the lot owner, if known, advising him or her of the violation and giving him or her a fixed period of time not less than 10 days from the date the letter is sent to correct the violation. If the owner does not correct the violation within the stated time, the Town may correct the violation and charge the cost of the correction to the grave owner, to the person or entity that originally installed the marker or monument, or both.
- C. Unauthorized digging: In addition to any other applicable penalty, the Town reserves the right to bar from using Wiscasset's cemeteries any person or entity that digs, or causes to be dug, a grave without the prior approval of the Town. The Town shall, on a case-by-case basis, set the period of time that such suspension shall last.

10b

## Ancient Cemetery Aluminum Fence Federal Street - Wiscasset, Maine

The Town of Wiscasset is seeking bids for the installation of an aluminum/or steel fence at the Ancient Cemetery located on Federal Street in Wiscasset, Maine. The bid dimensions and specification are below.

### COMPONENT SIZES:

#### Aluminum

Pickets:	1" sq. x .062" thick
Rails: Top Wall	1 5/8" x .070" thick
Side Walls	1 5/8" x .100" thick
Posts:	2 1/2" sq. x .075" thick
Spacing Between Pickets:	4"
Post Spacing:	71 1/2" on center
Color:	Black
Height:	48"
Length:	474' LF (79 Sections @ 6' length)

#### Steel

Pickets:	1" sq. x 14 ga
Rails:	1.75 x 1.75 x 12 ga
Posts:	2 1/2" sq. x 12 ga
Spacing Between Pickets:	4"
Post Spacing:	72" on center
Color:	Black
Height:	48"
Length:	474' LF (79 Sections @ 6' length)

Aluminum fence to be constructed of high-strength aluminum alloy HS-35 with a minimum yield strength of 35,000 psi or approved equal. Fence finish to be a polyester powder coating meeting or exceeding Specification 2604 of the American Architectural Manufacturers Association (AAMA).

Steel fence to be Montage II industrial grade steel. Style to be Majestic as manufactured by Ameristar Fence ([www.ameristarfence.com](http://www.ameristarfence.com)) or approved equal. Fence finish to be E-COAT.

Fence posts to be installed in concrete footings with a PSI rating of 3000lbs. Concrete footings to be a minimum 48" deep and have a 12" diameter.

Detailed layout to be determined in the field.

All bids must be submitted in a sealed envelope to the following address before 2 p.m. on Tuesday, May 3, 2022 to:

"Ancient Cemetery Fence"  
Attention: Town Manager  
Town of Wiscasset  
51 Bath Road  
Wiscasset, ME 04578

Sealed bids received will be opened and read aloud at the Board of Selectmen Meeting on May 3, 2022 at 6:00 pm. The Board reserves the right to reject any or all bids at their discretion.

All questions regarding this bid shall be directed to Theodore Snowdon, Director of Public Works. Theodore may be reached weekdays at the Town Garage at 207-882-8220.

10cl

**Bill of Sale**

The Town of **WISCASSET, MAINE**, whose address is 51 Bath Road, Wiscasset, ME 04578, in consideration of payment, the receipt of which is hereby acknowledged, does hereby sell, convey, and transfer title to **MALOY, HANNAH V**, whose address is *285 Birch Point Road Lot #12* in the following described personal property:  
*1995 Model #24734 Off White Sky Line Mobile Home 14- foot by 33-foot Serial #0CFL0228957040*

The sale of this property is "as is, where is," with no warranties, express or implied, including but not limited to, warranties of title, habitability, merchantability, or fitness for any particular purpose or use.

This bill of sale is also intended to release the subject property from any interest claimed by the MUNICIPALITY OF WISCASSET, ME by virtue of the following municipal **REAL ESTATE TAX LIENS** filed by the Town of Wiscasset at the Lincoln County Registry of Deeds as listed below:

DATE RECORDED	BOOK/PAGE	DATE RECORDED	BOOK/PAGE
09/13/2021	5774/177		

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 **3<sup>rd</sup> day of May, 2022**. Board of Selectmen, Wiscasset, Maine

\_\_\_\_\_  
Sarah M. Whitfield, Chairman

\_\_\_\_\_  
Dusty Jones, Vice Chairman

\_\_\_\_\_  
Kimberly H. Andersson

COPY

\_\_\_\_\_  
Terry Heller

\_\_\_\_\_  
Pamela J. Dunning

STATE OF MAINE  
COUNTY OF LINCOLN, ss

3rd day of May, 2022

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.

\_\_\_\_\_  
SUE A. M. ANDERSON, Notary Public  
My commission expires: January 26, 2028

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**Kathleen Onorato**

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**From:** Cathy Coffey <ccoffey@wiscassetschools.org>  
**Sent:** Wednesday, April 27, 2022 4:40 PM  
**To:** Kathleen Onorato; clerk@wiscasset.org; manager@wiscasset.org; Terry Wood  
**Subject:** Schedule for School Budget Approval

Hi Linda,

Dr. Wood has offered to change the budget workshop/school board meeting to Monday, May 2nd. That way, I can have the warrant to the selectmen to sign on May 3rd.

We can keep the town meeting to approve the school budget on May 16th.

I know this isn't what we just talked about, Linda, but it sounds like it will fit your schedule better.

Please call me if you have any additional concerns.

Thank you,  
Cathy

--  
Catherine Coffey, Interim Business Manager  
Wiscasset School Department  
cell phone 207-578-2293



11a

# Town of Wiscasset

Office of the Town Manager

May 3, 2022

To: Wiscasset Selectboard

Ref: Town Manager's Report

As mentioned in a previous correspondence I asked Maine Rural Water Association financial analyst Cathy Robinson to perform an analysis of the financial needs of the wastewater system. I have forwarded the results of that analysis for your review and consideration. Our Sewer Use Ordinance states that "Prior to setting, reviewing, or adjusting a fee, the Wiscasset Board of Selectmen shall hold a public hearing on the issue." I am requesting that you schedule a public hearing for June 7<sup>th</sup> to review and discuss the findings of the analysis. Cathy Robinson will be on hand to answer questions.

After many months delay the DEP has finally awarded the Town the grant for the harbor boat pump out. The original grant amount was \$25,000, however, due to inflation the state upped the grant award to \$27,000. Work must be completed by 12/31/2023. I am asking the Board for permission to execute the DEP Waterfront Pump Out Service Contract.

Maine Art Gallery is opening for the season Saturday May 7<sup>th</sup>. The drainage work around the building disrupted a portion of the lawn making it unusable for a period of time. They are requesting that the portion of Warren St from Hodge St to Summer St be closed from 3PM to 8PM so they may use it for their opening day events. I have discussed this with relevant department heads and see no issues. Ted will provide some barricades for them to use.

Work at the Mason Station ash ponds continues. The hazardous material from the pump house has been abated. The building itself is scheduled for demolition on the 27<sup>th</sup>. The secondary ponds have been stripped of all of their liners and sludge and have been backfilled. All of the sludge and the liners from the two remaining ponds have been removed. Soil samples have been obtained to check to ensure no contamination occurred under the liners. Once the results are back, they will also be backfilled and the remaining on-site infrastructure will be demolished.

Work on the airport runway reconstruction is in full swing. All of the runway lighting has been removed and new conduit for new lighting is being placed. Most of the old asphalt has been removed and work on the runway base has commenced. Work is also well underway for the solar project.

The town has a dilapidated mobile home that it acquired through a tax lien. Because of its condition it has no value and is a liability to the town. I am asking the Board under your authority to dispose of tax acquired property, to approve having the public works department demolish it and properly dispose of the demolition.