

Board of Selectmen

Chuck Cunningham - Chairman
Steven Lewis - Vice Chairman
Dale Harmon
Russell Pinkham
Julie Roberts

Town Manager

Daniel Bryer Jr.



**Town of Boothbay
Board of Selectmen Meeting
Wednesday, November 08, 2023
6:00 PM**

MINUTES

Recorded meetings located at <https://townhallstreams.com/towns/boothbay> for more in depth discussions.

Present: Chuck Cunningham, Steve Lewis, Dale Harmon, Julie Roberts and Town Manager, Dan Bryer Jr.

Chuck called the meeting to order at 6:00pm.

Pledge of Allegiance

Public Hearings: None

Public Comment: None

Minutes: None

Reports:

We had the local and state vote yesterday, November 7, 2023. It was a big turnout 1,485 came in to vote which is just over half of our registered voters. Boothbay Harbor had a great turnout as well.

We have received four different bids for the Butler Road Project.

Steve asked about getting the foul poles put in at Clifford Park. He's worried the ground will be too soft in the spring. Dan said it is unfortunately not a priority right now. Dan is putting another ad in for the groundskeeper position because they have had no applicants.

Old Business: None

New Business:

The Boothbay Development Corporation – Erin Cooperrider is present with Steve Malcolm who is President and Greg Pomerleau who is Project Manager. They thank the Board for their support. They have made significant progress since their last update. They had the bid opening to build the infrastructure, they are planning on extending the utilities to the 30 acre parcel on Butler Road. The Utility Infrastructure Extension Project will be extending sewer from the manhole at the back entrance of the Country Club to Butler Road which is approximately a mile and to extend water service 1,000 feet from the intersection at Beath Road and Back Narrows Road. They had a geotechnical report done by Summit Geotechnical of the road to get a ledges profile. That information was passed on to potential bidders so they could account for the cost in their bids. The Board asked if everything built will be taxable. The first phase is definitely taxable once built. There will be six buildings, townhouses that will be for sale. They have the funds available to start the project, they were approved for the ARPA funding. The townspeople have been generous with donations as well. They have sent in an application to the Maine Housing Affordable Homeownership Program and the Federal Home Loan Bank Board, AHP Grant subsidized advance. They are considering their applications. They will know if they are approved by the end of December. They have an 11 million dollar budget for the first phase and they have the sources for it.

The development timeline is shown. Hopefully the housing construction will begin in the third quarter of 2024.

There is a triangle shaped piece of land that the Giles family included in the purchase just in case a pump station needed to be built there. It is actually cheaper to build a pump station on the property so it is not needed. They would like to donate that piece to the Town.

The Board thinks it would be smart to accept the piece because the intersection is very dangerous and they might need to alter it for traffic safety.

There will be 28 sewer laterals and 2 water laterals available for parcels to hook up to along the route of the expansion. Steve asked if residents will have to pay ready to serve fees. Dan said it was discussed and there would be no fees unless they ask to connect. Chuck said he would like to see that in writing and Steve agrees since Chris Higgins will be retiring.

They should be able to break ground soon, the paperwork is to be signed this week. They purposely bid it out for this time of year so it would be winter work and should be done before the tourist season begins.

Steve makes the motion to award the Butler Road Expansion Project bid to McGee Construction LLC. For the amount of \$2,096,955.00.

Dale seconded the motion. Vote: 4-0 in favor.

Public Comment: None

Review Warrants and Sign:

Chuck makes the motion to review the warrants and sign them upon review. Julie seconded the motion.

Vote: 4-0 in favor

Chuck makes the motion to adjourn the meeting. Julie seconded the motion. Vote: 4-0 in favor.