

Board of Selectmen

Charles R. Cunningham, Chairman
Steven C. Lewis, Vice Chairman
Dale C. Harmon
Kristina Ford
Michael Tomacelli

Town Manager

Daniel Bryer



**Town of Boothbay
Board of Selectmen Meeting
Wednesday, July 11th, 2018
7:00 PM
Agenda**

1. **Pledge of Allegiance**
2. **Public Hearing**
3. **Public Comment**
4. **Approve Minutes- June 27th, 2018**
5. **Reports- Town Office Reports**

BOS Action Items

1. The landscaping is well under way around rte. 27 and Corey Lane anyone interested in seeing the schematic may stop into the office and we will assist them.
2. The Clifford Park equipment has been ordered and we will be replacing swing sets, spring mounted toddler rides, a tire swing, new jungle gym handles, and a new log roll.
3. The Umaine Aqua Ventus project (wind turbine) is still in the process of conducting core samples and are being reviewed by the Maine Public Utilities Commission.
4. I am awaiting notice from MDOT in regard to the park and ride grant bid process, I expect information in the next few days.
5. The Revaluation project is near completion and other than a few properties that need to be finalized most of the public hearings are happening this week, however our assessors are available on Wednesdays as well during normal business hours.

Pending BOS Action Items

1. The broadband initiative is still in the discussion phase with the JEDC, however preliminary work for location of existing infrastructure has been done with the local providers.
 2. The housing group is continuing to discuss availability of land or subdivisions near municipal water and sewer for the analysis of affordability, workforce, and elder housing options.
6. **Old Business- 1. Annual Chair and Vice Chair positions discussion**
 7. **New Business- 1. Release deeds**
 8. **Public Comment**
 9. **Review Warrants and sign**



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10. Executive session (1 MRSA 405 (6) (a) Personnel discussion)

11. Adjourn Meeting



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Wednesday, June 27, 2018
7:00 PM
MINUTES

Board of Selectmen

Charles R. Cunningham -
Chairman
Steven Lewis – Vice Chairman
Dale Harmon
Kristina Ford
Michael Tomacelli

Town Manager

Daniel Bryer Jr.

Present: Steven Lewis, Dale Harmon, Michael Tomacelli, Kristina Ford, Town Manager Dan Bryer and Secretary Sherry Tibbetts

Pledge of Allegiance:

Public Hearing: Coastal Maine Botanical Gardens – application for renewal of liquor license, Restaurant Class I, II, III, IV. Map R04/lot 109 located at 132 Botanical Gardens Drive, Boothbay, ME.

Dan Bryer said this location is tax exempt and there are no outstanding NOV's.

Dale Harmon made a motion to approve this application as presented and Mike Tomacelli seconded the motion. Vote: 4-0 in favor.

Public Comment: None

Approve Minutes: Kristina Ford made a motion to approve the minutes of June 13th with three corrections (1. On page 1, 3rd paragraph from bottom last line change sings to signs, 2. On page 2 3rd paragraph from bottom change third sentence to read " No money would need to be raised to pay these items rather the necessary money would just need to be moved from one fund to another: 3. In the motion to adjourn the meeting Kristina was spelled wrong) and Dale Harmon seconded the motion. Vote: 3-0 in favor. Steve Lewis abstained as he was not at that meeting.

Reports: Steve Lewis said he thought that Dan Bryer did not need to verbally report on items that did not have anything new to report on.

Mike Tomacelli said if there is nothing new to report he doesn't think the items really need to be included on the reports.

Kristina Ford said she wants to keep all the items on the agenda even if there is nothing new to report on them or they may get left behind.

Dan Bryer reported the following:

The Rt. 27 project was set for completion Saturday the 30th of June but there is talk of the contractor working two nights instead of days to finish the project. The traffic has increased too much to block the roads for another two days. A time frame for this is being worked on. There will be an additional cost of \$5,000 for night work. The work that is left is fixing some entrances and clean up.

The Clifford Park equipment has been ordered and Dan is working on getting a status on delivery of the equipment which includes swing sets, spring mounted toddle rides, a tire swing, new jungle gym handles and a new log roll.

The Umaine Aqua Ventus project has now finished the core samples.

According to our attorney the pending sale between Washburn and Doughty and Hodgdon Yachts will not affect the TIF agreement as provisional language was inserted when they were created to move the TIF designation to any new owner.

The Revaluation project is near completion and other than a few properties that need to be finalized most of the public hearings are happening this week, however our assessors are available on Wednesdays as well during normal business hours.

The Business Office is busy, there are a lot of registrations and licenses being processed.

The Public Works is working on the new driveway aprons for Chapel Street and Common Drive as well as working on asphalt patches around town.

The Code Enforcement Office is busy with many various types of permits, there is a definite increase in the amount of permits being processed. There is one new permit for the Planning Board as well as one tabled permit.

The Sheriff's sub-station is coming along nicely. There will be a meeting on Monday to process how this will be moving forward.

Paving bids have been sent out. There was a discussion on the RFP's as there was language in there that maybe should not have been such as saying that the contractors would have to have their own plant. This would leave out some of the local contractors such as Hagar.

Old Business: None scheduled

New Business: 1. Discussion re: Selectmen's JEDC priorities from the Camoin report – It was decided that the Selectmen will meet one hour before the next scheduled Selectmen's meeting and if they need more time will meet again after the meeting.

2. Appointments for the Comprehensive Plan Oversight Committee - The Selectmen reviewed the mission statement for this committee. Dale Harmon made a motion to appoint Nell Tharpe, Sue Mello and Joe Paolillo to the Comp Plan Oversight Committee and Kristina Ford seconded the motion. Vote: 4-0 in favor.

3. Bob Faunce re: sea level rise in East Boothbay and potential grant opportunities – Kristina Ford said she felt that rising water was a concern but she questioned a part of this proposal that would take money from a public entity and have confidential reports going to private parties. She expressed concerns that this might not be legal.

Steve Lewis asked Mr. Faunce what they could expect to gain after the report was done and Mr. Faunce said the individuals would get recommendations on how to protect themselves.

Mr. Faunce explained his proposal with a slide presentation. He has identified properties in East Boothbay that would be part of this project, the properties would be part of a study done by engineers and recommendations for protection in the case of a flood would be given to these individuals. This would be paid for 80% with a grant and 20% by the Town.

Steve Lewis said he would have trouble justifying to a person living pay check to pay check that he was using a portion of their tax money to pay for a confidential report going to a private business telling them how to protect their business.

Dale Harmon said he could not support taking public funds from all tax payers to get confidential reports for a few businesses that may not do anything with the report.

Nell Tharpe asked if there was any way to consider this a pilot project to show how a potential flood would impact people and businesses. This led to a discussion about the reports being business specific, and would be different for each business not suitable for all businesses and the reports would be confidential. There would be a summary report but most of that general information is already available.

Frank Fasset asked Mr. Faunce if he had asked the businesses involved for the money to do this project and Mr. Faunce said no that is not the way this project works.

The consensus of the board was not to be involved in this project.

4. Annual Chair and Vice Chair positions discussion – this will be tabled until the next meeting when all board members can be present.

5. Reappointments of municipal officials – Dale Harmon made a motion to appoint Hillary Hyson as Addressing Officer for 1 year, Sam Morris to the Planning Board for a 3 year term, Martin Page, David Steinmetz and James Tonon to the Board of Appeals for 3 year terms and Skip McPhee to the Board of Assessment Review for a 3 year term. Kristina Ford seconded the motion. Vote: 4-0 in favor.

Steve Lewis suggested that the Town should do something for Alan Bellows as he did not want to be reappointed to the Planning Board. Alan has been with the board for some time and has done a good job.

6. Information from School Trustees – Steve Lewis said that a school trustee recently went to a Boothbay Harbor Selectmen's meeting to explain about items coming up and he is confused why no one has come to a Boothby Selectmen's meeting with the same information since Boothbay pays the majority of the School budget. Mr. Lewis suggested that Dan Bryer reach out to the Trustees and see if one will come to a Boothbay Selectmen's meeting. Mr. Lewis said if there are major things coming down the road, the Selectmen need to know what is happening.

Public Comment: None

Review Warrants and sign: Kristina Ford made a motion to review the warrants and sign them and Mike Tomacelli seconded the motion. Vote: 4-0 in favor.

Adjourn meeting: Kristina Ford made a motion to adjourn the meeting at 8:22PM and Mike Tomacelli seconded the motion. Vote: 4-0 in favor.

RELEASE DEED

KNOW ALL PERSONS BY THESE PRESENTS, that the INHABITANTS OF THE TOWN OF BOOTHBAY, a municipal corporation existing under the laws of the State of Maine and located in the County of Lincoln, State of Maine, in consideration of one dollar and other valuable consideration paid, releases to Jeffrey W. Nichols("Grantee[s]"), resident of Windsor, County of Kennebec, State of Maine, that certain lot or parcel of land located in Boothbay, County of Lincoln, State of Maine and being more particularly described as follows:

REAL ESTATE LOCATED at 4 REED LN
LINCOLN REGISTRY OF DEEDS REFERENCE:

B4654 P190

B3264 P310

MAP AND LOT DESCRIPTION: U18-030

MAP AND LOT NUMBERS REFER TO SUCH NUMBERS AS FOUND ON TAX

MAPS OF THE TOWN OF BOOTHBAY, PREPARED BY:

JOHN E. O'DONNELL AND ASSOCIATES AND DATED APRIL 2017, ON FILE AT TOWN OF BOOTHBAY TOWN OFFICES].

The sole purpose of this deed is to release to the Grantee[s] herein any interest that the Inhabitants of the Town of Boothbay may have acquired in the foregoing property by virtue of unpaid June 16, 2016 real property taxes, as evidenced by tax lien certificate[s] recorded at the Lincoln County Registry of Deeds in Book 4654, Page 190[and Book 3264, and Page 310].

IN WITNESS WHEREOF, the Inhabitants of the Town of Boothbay has caused this deed to be signed by a majority of its municipal officers as authorized by Town Meeting vote.

DATED: July 11,2018

INHABITANTS OF THE

TOWN OF BOOTHBAY

Witness

Charles R. Cunningham, Selectman

Witness

Steve Lewis, Selectman

Witness

Dale Harmon, Selectman

Witness

Kristina Ford, Selectman

Witness

Michael Tomacelli, Selectman

STATE OF MAINE

Lincoln, ss.

July 11, 2018

Personally, appeared the above named Charles R. Cunningham and swore the foregoing instrument to be his free act and deed and the free act and deed of the Inhabitants of the Town of Boothbay.

Before me,

Notary Public/Attorney at Law

Print Name

RELEASE DEED

KNOW ALL PERSONS BY THESE PRESENTS, that the INHABITANTS OF THE TOWN OF BOOTHBAY, a municipal corporation existing under the laws of the State of Maine and located in the County of Lincoln, State of Maine, in consideration of one dollar and other valuable consideration paid, releases to Arthur Ross Edwards("Grantee[s]"), resident of Boothbay, County of Lincoln, State of Maine, that certain lot or parcel of land located in Boothbay, County of Lincoln, State of Maine and being more particularly described as follows:

REAL ESTATE LOCATED at 414 River Rd
LINCOLN REGISTRY OF DEEDS REFERENCE:

B 1391 P 11

MAP AND LOT DESCRIPTION: R05-064

MAP AND LOT NUMBERS REFER TO SUCH NUMBERS AS FOUND ON TAX
MAPS OF THE TOWN OF BOOTHBAY, PREPARED BY:

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DATED: July 11,2018

INHABITANTS OF THE

TOWN OF BOOTHBAY

Witness

Charles R. Cunningham, Selectman

Witness

Steve Lewis, Selectman

Witness

Dale Harmon, Selectman

Witness

Kristina Ford, Selectman

Witness

Michael Tomacelli, Selectman

STATE OF MAINE

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Before me,

Notary Public/Attorney at Law

Print Name