

Board of Selectmen

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

Town Manager

Daniel Bryer Jr.



**Town of Boothbay
Board of Selectmen Meeting
Wednesday, August 9, 2017
7:00 PM
MINUTES**

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

Pledge of Allegiance:

Public Hearing: The wedding reception of Alex Hutchins and Anna Margaret Casebier held at Map U06 lot 19 at 36 Brewer Road (home of Mark Miller) East Boothbay, Maine for a Special Amusement permit for band playing and dancing on September 3, 2017.

Dan Bryer reported that everything was in order, the taxes are paid up to date on the property and there are no outstanding Notice of Violations, it is a standard application and everything is in order. Dale Harmon made a motion to approve this application as presented and Mike Tomacelli seconded the motion. Vote: 4-0 in favor.

Public Comment: Darrell Goudreau said he had attended all of the Planning Board workshops and meetings regarding the creation of marijuana ordinances and there is something on the proposed warrant that was not said at the meeting and he is upset about that. His objection had to do with the cultivation of marijuana allowed in the Industrial Park and C2 district. He asked the Selectmen for their input. Steve Lewis made a suggestion on how to change the wording slightly. Mike Tomacelli said he was not sure what exactly was said at the Planning Board meeting, he could not remember but he did not feel that what was written was exactly as discussed. Kristina Ford asked if there was another Planning Board meeting since the workshop where this was discussed and there was not. This will be discussed later in the evening under new business.

Minutes: The minutes of July 26, 2017 will need to be tabled until the next meeting as only two members were present who attended that meeting. Kristina Ford said when the minutes say approved as amended – she would like the amendments spelled out in the minutes.

Reports: Dan Bryer reported that there are several permits pending for the Code Enforcement Office. Jason Lorraine has two of his certifications so far and is doing a good job. Dan Bryer would like to bring him to a meeting to introduce him soon. The Public Works is still busy doing paving prep work and culvert work, the culvert work will mean road closings but they have talked to people and have put up signs. Industrial Park work will hopefully begin in the next couple of weeks, some landowners have shown interest in helping. The paving in the Industrial Park will be paid for with TIF dollars. Mike Tomacelli asked if all precautions could be taken to minimize the disruption to businesses in the Park during the paving and he also asked if there could be good communication with the businesses there to help make this as easy for them as possible. Dan Bryer said it is almost certain that Boothbay will get the grant for the Park and Ride at the Fire Station. Dan Bryer said the joint project with the water district was a success and he talked about the proposed project of leveling some of Clifford Park. The DEP has now given the go ahead for that project. Dan Bryer reported that the business office is working on processing the tax acquired properties now.

Kristina Ford said she thinks the board needs to be more creative in how they communicate. She feels they need to communicate better with the citizens. Dan Bryer said that as well as the meetings being on line, he also posts the construction schedule for three weeks out on the town's website.

Dan Bryer reported that he wants to honor his contract with the Guard and do his military training days. He will go there each Friday from now until October to put in his 18 days of training. He will still be available by phone on those days if there is an emergency.

Kristina Ford said Dan Bryer reports each meeting on the number of permits for the CEO but she would like to know more information and is willing to be the one to take on this project. She wants to compare numbers from year to year and also the dollar amounts that go with the permits. She shared with the board the number of permits each year and the dollar amounts from 2011 until 2017.

Kristina Ford suggested that all the Selectmen should be helping Dan Bryer more than they currently are. Kristina also said she feels the board needs to communicate better with the citizens, she suggested a retreat to discuss roles and how to do this. Steve Lewis and Dale Harmon said they feel they are connected to the public and do a good job now of communicating. It was pointed out that any retreat would have to be a public meeting as the Selectmen are not allowed to meet in private. Kristina Ford suggested a public meeting to inform the citizens of the construction status as it is about to start up again next month. Dale Harmon and Steve Lewis both felt that the same people who spoke at the last meetings would be the same people to attend now and would use it as a platform to express their opinion again. And that others won't care. Dale Harmon said that the board has tried hard to communicate with the public on this, the meetings are recorded and streamed live, and the website is constantly being updated with information. It was discussed that maybe the first week of September the board could hold an informational informal meeting with the public.

Revaluation Contract: Mike O'Donnell was present for this discussion, he gave a brief history of how the contract was created, it started with the standard State contract and then both O'Donnell's and the Town's attorney Bill Dale revised it slightly to fit. Mr. O'Donnell highlighted areas that he thought should be brought to the Selectmen's attention for their consideration. The only change the Selectmen or Mr. O'Donnell thought should be made is the flexible payment dates to tie in with the budget and town's cash flow. Mike Tomacelli had questions on how the proposed ordinance changes and comp plan would affect the valuations and Mr. O'Donnell addressed his questions. Dale Harmon made a motion for the Town of Boothbay to enter a contract with O'Donnell and Associates for a revaluation with a cost of \$245,000 to be paid as specified in the contract. Mike Tomacelli seconded the motion. Vote: 4-0 in favor. Kristina Ford made a motion to authorize Dan Bryer to sign the revaluation contract on behalf of the town and Dale Harmon seconded the motion. Vote: 4-0 in favor.

Knickerbane Lease Agreement: It was on the warrant in May (art. 29) to renew this lease agreement but has not be voted on by the Selectmen. The original agreement was created in 1990. Steve Lewis thought the price should be \$1 instead of \$0. Dale Harmon made a motion to enter into a contract with Inland Seafood Inc. for twenty years at the cost of \$1 and Kristina Ford seconded the motion. Vote: 4-0 in favor.

Sidewalk Contract finalized: Dan Bryer just wanted to inform the board and the public that this ongoing project now has a contract ready for signing. This was a project approved four years ago between the Town of Boothbay, Boothbay Harbor and a group spearheaded by the YMCA. Groundbreaking should be scheduled for this in the spring.

Warrant for November: The Board was given a draft of the warrant for November for their approval. Dan Bryer said it was asking a lot to ask the Planning Board to create recreational marijuana ordinances in the time they were given. Dan Bryer said as soon as he received the information from the Planning Board he sent it on to Sally Dagget for review and the final wording has to be decided now. After a discussion the board decided to make a slight change to the proposed ordinance regarding cultivating marijuana in the Industrial Park (this will be according to the State law and in the C2District (7,500 feet or 300 plants whichever is less). It was also discussed that this topic could be revisited in May if the need be. Dale

Harmon made a motion to approve the November Warrant as amended (See Dan Bryer for the exact wording voted on) and Kristina Ford seconded the motion. Vote: 4-0 in favor.

Drug Free Zones: Dan Bryer said they Town has signs up saying Drug Free Zones but this was never enacted by the voters.

Fee schedule: Dan Bryer said the fee schedule may need to be revised as the cost of advertising meetings as gone up considerably.

Public Comment: Darrell Goudreau had questions on the proposed new zoning and ordinances and how this will effect a lot of businesses. This will be discussed in future public hearings.

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

Adjourn meeting: At 8:45PM Dale Harmon made a motion to adjourn the meeting and Kristina Ford seconded the motion. Vote: 4-0 in favor.