

WISCASSET SELECT BOARD,
TAX ASSESSORS AND OVERSEERS OF THE POOR
May 18, 2021, Community Center

Preliminary Minutes

Present: Kim Andersson, Chair Pam Dunning, Vice Chair Kathy Martin-Savage, Jeff Slack,
Sarah Whitfield and Town Manager Dennis Simmons

Chair Pam Dunning called the meeting to order at 6:02 p.m.

1. Pledge of Allegiance

2. Approval of Treasurer's Warrants

a. **Kathy Martin-Savage moved to approve the payroll warrants of May 7 and May 14, 2021. Vote 5-0-0.**

b. **Kathy Martin-Savage moved to approve the accounts payable warrants of May 11 and May 18, 2021. Vote 5-0-0.**

3. Approval of Minutes

Kathy Martin-Savage moved to approve the minutes of May 4, 2021. Vote 5-0-0.

4. Special Presentations or Awards

Pam Dunning presented a copy of the Town Report to Norma Gordon and thanked her for her decades of volunteering in the Town.

5. Committee Appointments – none

6. Public Hearings

a. Annual Town Meeting Warrant Articles: At 6:08, **Kathy Martin-Savage moved to enter into the public hearing. Vote 5-0-0.**

In response to a question from Kim Andersson regarding Article 3, Dennis Simmons explained that if a departmental budget failed to pass, the Town had the authorization to raise and appropriate 3/12 of the previous year's budget until the budget item was approved at a subsequent town meeting.

Regarding Article 6 (approval of lease for solar installation at airport), Ed Polewarczyk asked the board to exercise due diligence keeping in mind the environment and the destruction of 20 acres of forest; the financial capabilities of the company (an LLC) to indemnify the Town of Wiscasset and cover the cost of decommissioning; and lack of assurances that enough energy will be produced to meet the financial obligations which has not been demonstrated.

Ed Polewarczyk asked if the passing of the warrant articles would result in a tax increase. Pam Dunning explained that until the articles were voted, and the assessor's town-wide assessment was

completed, it was not possible to figure out the mill rate. Dennis Simmons said there was a 4.5% increase in the budget.

Kathy Martin-Savage moved to close the public hearing at 6:18. Vote 5-0-0.

7. Public Comment

Kim Anderson moved to allow Chad Chabazi, who is not a resident of Wiscasset, to speak. Vote 4-1-0 (Slack opposed). Chad Chabazi, Vice president of Project Development for Cenergy Power, said the company had worked for over two years and had spent over \$100,000 in developing the solar project at the airport. The company has received approvals from CMP, has an energy billing agreement with the State of Maine, and has 15 other projects in Maine. With regard to the removal of timber, he said the trees will need to be removed in any event for airport safety. He said the solar project will offset more than the removal of trees. He also said that LLCs are common in this type of development. He pointed out the long-term economic benefits to the town with the annual lease payment of \$50,000.

8. Department Head or Committee Chair

a. Department Head Monthly Reports: Bruce Mullins was commended for his work on the dangerous building situation, and all department heads were thanked for their reports.

b. Waterfront Committee, Susan Robson, Vendor Permit Recommendations:

- Industrial Maine (clothing, home décor, kitchen and jewelry)
- Wiscasset, Waterville and Farmington Rail Car (will be on the side of the pier, recommend waiving rent and fee)
- Wicked Good Yoga (on recreational pier – recommend reduced fee because of limited hours)

Kim Andersson moved to approve the Vendor Permits for Industrial Maine and the WWF rail car on the waterfront. Vote 5-0-0. Kim Andersson moved to approve the use of the pier by Wicked Good Yoga. Vote 4-0-1 (Dunning abstained).

9. Unfinished Business

a. Schooner Fest update – Peter Wells: Wells, Co-chair of the Schooner Fest Committee, updated the board on the plans for Schooner Fest to be held August 18-22 celebrating the Hesper and Luther Little. The celebration will feature, among other things, the harbor filled with schooners and sloops, a boat parade, 19-minute scripted performances in downtown Wiscasset, sea chanty singers, 17 bands, a triathlon, kids’ activities, five-foot wooden cutouts painted by local artists placed around town, food trucks, and 6-1/2-foot banners downtown. Dennis Simmons expressed concern about the location of food trucks and the lack of downtown parking. He asked who would be responsible for the cost of trash removal, port-a-potties, and additional law enforcement, if needed. Wells said he had contacted the DPW about trash removal and will be working with the Harbormaster. It was suggested that parking would be available at the elementary school. Simmons said all concerns have to be addressed by August 1st. It was suggested that the committee talk to the commercial fisherman and include them in the planning.

b. Sheepscot Climate Action Club Resolution: Sarah Whitfield said she was impressed with the work the committee had done and invited the group members to participate in the Comprehensive Planning Committee work. Pam Dunning reminded the board that the resolution was drafted by students and was non-binding. She thanked the students for bringing the resolution to the board. **Kim Andersson moved to approve and sign the Sheepscot Action Club Resolution. Vote 4-0-1 (Kathy Martin-Savage abstained.)**

10. New Business

a. Monthly Financials

- Year-to-date depart expense report
- H.M. Payson Statement of Accounts

B. Paving Bid Opening

The following bids were received:

Crooker Construction, Topsham	\$542.50/ton
Hager Construction	\$152,000.00 (total)
Pike Industries	\$186,600.00 (total)
Allstates Construction	\$172,037.20 (total)
P & B Paving	\$133,282.00 (total)

In response to a question on timing, Ted Snowden said work would probably be done in the fall.

Kathy Martin-Savage moved that the Town Manager and Public Works Director to review the bids and award the bid to the lowest qualified bidder. Vote 5-0-0.

c. Sewer Abatement

- George Parker-311 Old Bath Road: Rob Lalli, Wastewater Treatment Plant Superintendent, said that Parker acquired the property four years ago and insisted that the property was not connected to the sewer system, although a water meter had been installed. Parker had asked for an abatement of all sewer charges billed, although no payments had been made. In addition, the property had been foreclosed. Lalli recommended that the sewer abatement not be granted. **Kim Andersson moved to deny the sewer abatement request to George Parker, 311 Old Bath Road. Vote 5-0-0.**
- Sandra Kipp-576 Birch Point Road: Lalli said that Ms. Kipp's outside spigot had leaked and water had gone into the ground, not the sewer system, and her bill was larger than usual. He recommended an abatement of \$214.50. **Jeff Slack moved to approve the abatement. Vote 5-0-0.**
- Ron and Sharon Leeman-61 Old Bath Road: Lalli recommended that the abatement be granted. He said the Leemans had been traveling and were unaware that their water meter was broken. The Leemans had been charged a flat fee rate, normally charged when water meters are not working, which was higher than their usual rate. **Jeff Slack moved to approve the abatement to Ron and Sharon Leeman for \$353.60. Vote 5-0-0.**

d. Bill of Sale (payment of taxes):

- **Kim Andersson moved to execute the Bill of Sale of a mobile home located at 824 Gardiner Road to Jeffrey E. Howard. Vote 5-0-0.**
- **Kathy Martin-Savage moved to execute the Bill of Sale of a mobile home located at 970 Gardiner Road, Lot 17, to Amanda Lewis. Vote 5-0-0.**

e. Business License

Jeff Slack moved to approve the Business License for Deirdre C. Flynn Smith and Bradley R. Smith, DBA IndustrialME, located on the Main Street pier. Vote 5-0-0.

12. Town Manager's Report

Dennis Simmons thanked the office staff for managing to keep the office open although they were short-staffed. He reported that Police Department union negotiations are underway.

Simmons met with Karen Haley and David Pope regarding maintenance issues at the Academy building and a proposed MOU they wish the board to consider.

Mary Ellen Barnes, Emily Rabbe and Simmons met with Alan Brigham, Economic Development Administration regarding opportunities for funds under the Nuclear Closure Communities program to assist with costs of the Old Ferry Road repair. Simmons will be working with Barnes and Rabbe to prepare the grant proposal.

A draft of the proposed Sidewalk Use Policy was received from the Ordinance Review Committee and will be on a future agenda after a few items are researched.

Wiscasset will be receiving funds from the Coronavirus State and Local Fiscal Recovery funds which can be used for a number of purposes. The amount is estimated to be \$375,163.50 and must be expended by December 3, 2024.

12. Other Board Business

There was a consensus that the 4th of July parade be held this year.

13. Adjournment

Kathy Martin-Savage moved to adjourn the meeting at 7:15 p.m. Vote 5-0-0.