Board of Selectmen's Meeting Minutes
March 24, 2015; 5:00 P.M.

Board Members Present: Bernard N. King, Jr., Chairman; Kenneth J. Murphy; Paul E. Hoyt

Board Member Absent: Douglas A. Taft, Sr., Vice-Chairman; Robert J. McHatton, Sr.

Student Representative Anthony Champoli was absent.

Administration Present: Town Manager Robert Peabody; Town Clerk Laurie Chadbourne; Community and Economic Development Director Anne Krieg; Recreation Director Gary Colello

1. Call to Order

Chairman King called the meeting to order at 5:00 P.M.

2. Pledge of Allegiance

The Board recited the "Pledge of Allegiance."

3. Approval of March 10, 2015

Motion was made by Selectman Murphy for approval of the minutes from the March 10, 2015 Board Meeting; 2nd from Selectman Hoyt. 3 approve/0 oppose

4. Correspondence and Other Pertinent Information

Chairman King brought agenda item 4.b. forward.

b. Introduction of New Bridgton Police Officer

Officer Phillip Jones reported that after a lengthy hiring process he is pleased to introduce new Bridgton Police Officer Craig Hammond. Mr. Hammond is a twenty-two year law enforcement veteran and is also an Emergency Medical Technician. Mr. Hammond thanked the Board and said he is happy to be on board.

a. MSAD #61 Budget Presentation

Superintendent Alan Smith presented and reviewed the following information:

Maine School Administrative District #61
2015-16 EXPENDITURE BUDGET
COST CENTER SUMMARY (2.1% Increase)

	2 Years Prior Budget	1 Year Prior Budget	Budget Total	Budget Difference
	7/1/2013 - 6/30/2014	7/1/2014 - 6/30/2015	7/1/2015 - 6/30/2016	7/1/2015 - 6/30/2016
Article 2 - REGULAR INSTRUTION				
SBES Instruction	1,411,883.00	1,443,289.00	1,492,633.00	49,344.00
SLS Instruction	2,188,087.00	2,230,217.00	2,326,179.00	95,962.00
SES Instruction	564,197.00	602,905.00	604,554.00	1,649.00
LRMS Instruction	2,190,461.00	2,045,389.00	2,054,897.00	9,508.00
Charter School Tuition	0.00	100,000.00	140,000.00	40,000.00
LRHS Instruction	2,744,382.00	2,828,231.00	3,050,063.00	221,832.00
G/T - Extended Studies	226,889.00	259,827.00	248,886.00	(10,941.00)
ELL - English Language Learners	25,948.00	27,858.00	18,502.00	(9,356.00)
Article 2 Totals	**9,351,847.00**	**9,537,716.00**	**9,935,714.00**	**397,998.00**
Article 3 - SPECIAL EDUCATION				
Special Ed Administration	732,463.00	614,579.00	646,192.00	31,613.00
Resource Services	1,274,592.00	1,279,272.00	1,509,564.00	230,292.00
Self-Contained/Day Treatment	1,671,947.00	1,734,867.00	1,559,425.00	(175,442.00)
Specialists (Speech, OT, PT, Psych, Social Work)	934,214.00	1,030,635.00	949,915.00	(80,720.00)
Out of District Placements	420,000.00	485,000.00	420,000.00	(65,000.00)
Article 3 Totals	**5,033,216.00**	**5,144,353.00**	**5,085,096.00**	**(59,257.00)**
Article 4 - LRVC - Career and Technical Education	**1,264,546.00**	**1,401,460.00**	**1,466,650.00**	**65,190.00**
Article 5 - OTHER INST - CO-CURR/SUMMER				
Summer School	9,161.00	9,400.00	9,490.00	90.00
CO-Extra Curricular - (Athletics & Transp to events)	458,569.00	480,333.00	482,409.00	2,076.00
Article 5 Totals	**467,730.00**	**489,733.00**	**491,899.00**	**2,166.00**
Article 6 - STUDENT & STAFF SUPPORT				
SBES Guidance	62,375.00	66,252.00	70,787.00	4,535.00
SLS Guidance	74,102.00	75,768.00	91,433.00	15,665.00
SES Guidance	20,448.00	28,196.00	28,785.00	589.00
LRMS Guidance	83,174.00	82,448.00	76,633.00	(5,815.00)
LRHS Guidance	293,427.00	285,981.00	296,758.00	10,777.00
Nurses - Health Services	237,784.00	242,713.00	248,456.00	5,743.00
504/ADA Support	24,800.00	29,613.00	29,095.00	(518.00)
DW Curriculum & Inst.	550,361.00	506,894.00	515,203.00	8,309.00
SBES Library/Media	23,912.00	23,406.00	26,111.00	2,705.00
SLS Library/Media	40,837.00	44,788.00	49,887.00	5,099.00
SES Library/Media	11,181.00	7,744.00	7,614.00	(130.00)
LRMS Library/Media	78,822.00	100,445.00	104,777.00	4,332.00
LRHS Library/Media	141,266.00	145,222.00	152,451.00	7,229.00
SBES Technology	46,980.00	44,852.00	50,884.00	6,032.00
SLS Technology	54,141.00	52,423.00	76,588.00	24,165.00
SES Technology	25,334.00	21,218.00	24,440.00	3,222.00
LRMS Technology	101,571.00	106,107.00	104,867.00	(1,240.00)
LRHS Technology	241,289.00	249,942.00	268,837.00	18,895.00
DW Technology	481,091.00	475,863.00	526,850.00	50,987.00
DW Student Testing	18,000.00	25,720.00	29,700.00	3,980.00
Article 6 Totals	**2,610,895.00**	**2,615,595.00**	**2,780,156.00**	**164,561.00**

3/24/2015

	2 Years Prior Budget	1 Year Prior Budget	Budget Total	Budget Difference
	7/1/2013 - 6/30/2014	7/1/2014 - 6/30/2015	7/1/2015 - 6/30/2016	7/1/2015 - 6/30/2016
Article 7 - System Administration				
Superintendent's Office	341,150.00	360,326.00	351,736.00	(8,590.00)
Business Office	317,885.00	329,724.00	363,633.00	33,909.00
School Board	100,587.00	90,480.00	73,829.00	(16,651.00)
Labor Relations	68,345.00	78,345.00	35,000.00	(43,345.00)
Article 7 - Totals	**827,967.00**	**858,875.00**	**824,198.00**	**(34,677.00)**
Article 8 - School Administration				
SBES Administration	180,976.00	185,871.00	200,213.00	14,342.00
SLS Administration	278,338.00	297,109.00	309,835.00	12,726.00
SES Administration	94,611.00	103,509.00	109,069.00	5,560.00
LRMS Administration	297,969.00	307,403.00	320,790.00	13,387.00
LRHS Administration	373,233.00	402,718.00	428,116.00	25,398.00
Article 8 - Totals	**1,240,507.00**	**1,296,610.00**	**1,368,023.00**	**71,413.00**
Article 9 - Transportation				
Transportation - Regular	1,321,773.00	1,375,038.00	1,397,413.00	22,375.00
Transportation - Special Services	211,932.00	255,610.00	335,803.00	80,193.00
Article 9 - Totals	**1,533,705.00**	**1,630,648.00**	**1,733,216.00**	**102,568.00**
Article 10 - Facilities and Maintenance				
SBES Operations/Maintenance	412,075.00	427,495.00	408,609.00	(18,886.00)
SLS Operations/Maintenance	537,340.00	523,399.00	529,557.00	6,158.00
SES Operations/Maintenance	151,139.00	165,547.00	150,303.00	(15,244.00)
LRMS Operations/Maintenance	504,964.00	496,409.00	439,435.00	(56,974.00)
LRHS Operations/Maintenance	738,511.00	749,749.00	714,672.00	(35,077.00)
DW Operations/Maintenance	612,128.00	652,854.00	746,429.00	93,575.00
Revolving Renovation Fund Loans	49,716.00	64,716.00	63,979.00	(737.00)
Supt's Office Operations/Maintenance	28,516.00	32,090.00	34,815.00	2,725.00
Educational Services Building Operations/Maintenance	87,481.00	86,927.00	35,529.00	(51,398.00)
Grandstand Operations/Maintenance	4,310.00	5,700.00	6,107.00	407.00
Special Services Operations/Maintenance	25,294.00	28,338.00	29,055.00	717.00
Article 10 - Totals	**3,151,474.00**	**3,233,224.00**	**3,158,490.00**	**(74,734.00)**
Article 11 - Debt Service	**2,246,893.00**	**2,202,704.00**	**2,163,274.00**	**(39,430.00)**
Stevens Brook Elementary, LRMS Renovation & Athletic Fields, LRHS/VC Renovations Educational Services Building (Bus Garage, Automotive, Construction)				
Article 12 - Community Use/Food Service	**90,000.00**	**100,000.00**	**100,000.00**	**0.00**
Grant Total	**27,818,780.00**	**28,510,918.00**	**29,106,716.00**	**595,798.00**

3/24/2015

M.S.A.D. #61
REVENUE/TAX COMPARISON
2015-2016 PROPOSED BUDGET
Based on a 2.1% Increase

	13/14 Budget		14/15 Budget		15/16 Est.
State Subsidy	1,500,000.00		1,400,000.00		1,900,000.00
State Clients	100,000.00		75,000.00		75,000.00
Balance Forward	750,000.00		850,000.00		750,000.00
Medicaid	100,000.00		100,000.00		200,000.00
Federal Interest Credit (QSCB)	450,000.00		450,000.00		450,000.00
Tuition	40,000.00		40,000.00		40,000.00
Misc Revenue	25,000.00		25,000.00		25,000.00
Total Non-Tax Revenue	2,965,000.00		2,940,000.00		3,440,000.00
Local Tax Revenue	24,963,764.00		25,570,918.00		25,666,716.00
General Budget	27,928,764.00		28,510,918.00		29,106,716.00
Adult Ed Budget	575,917.00		584,015.00		624,370.00
Adult Ed Local Tax Share	319,615.00		319,615.00		342,585.00
Capital Reserve (Addl Art)	0.00		50,000.00		100,000.00
Total Local Taxes	25,283,379.00		25,940,533.00		26,109,301.00
Total Budget	28,504,681.00		29,144,933.00		29,831,086.00
Increase to local taxpayers					168,768.00
	EPS Local Cont.	Add'l Local	Adult Ed	Total Local Cont.	Inc/(Dec)
Bridgton	7,240,444	1,809,554	123,908	9,173,906	37,688
Casco	5,208,416	1,150,190	78,758	6,437,364	151,209
Naples	6,014,299	1,328,155	90,944	7,433,398	50,810
Sebago	2,300,426	715,232	48,975	3,064,633	(70,939)
	20,763,585	5,003,131	342,585	26,109,301	168,768

3/24/2015

Superintendent Smith responded to several questions asked by the Board and members of the audience. Chairman King urged the public to attend the School Board Meeting on Monday, March 30, 2015 at 6:00 P.M. Chairman King then thanked Superintendent Smith, School Board Chairman Janice Barter, Director Deb Albert, Director Karen Eller and Finance Officer Sherri Weese for attending the meeting.

b. Introduction of New Bridgton Police Officer
This item was addressed prior to agenda item 4.a.

5. New Business
a. Permits/Documents Requiring Board Approval
1. Victualer's License to Vivo Country Italian Restaurant & Bar
2. Victualer's License and Liquor License to Chao Thai Restaurant
3. Victualer's License to Beth's Kitchen Café

Motion was made by Selectman Murphy for approval of agenda item 5.a.1. through 5.a.3.; 2nd from Selectman Hoyt. 3 approve/0 oppose

4. Sewer Abatement

Motion was made by Selectman Hoyt for approval of the sewer abatement request from Henry Hebb (account 209) for $705.84 due to a leak in his waterline; 2nd from Selectman Murphy. 3 approve/0 oppose

5. Sewer Commitment #154

Motion was made by Selectman Hoyt to commit Sewer User Rates Commitment #154 totaling $8,829.92 comprising of three pages to the Treasurer for collection; 2nd from Selectman Murphy. 3 approve/0 oppose

6. Accept Payment and Approve Quit Claim Deed to Terrill Bent & Stacey Bent;
Map 40, Lot 6-2, 57 Kimball Road

Motion was made by Selectman Hoyt to accept payment and approve the Municipal Quit Claim Deed to Terrill & Stacey Bent for property located on Map 40, Lot 6-2 at 57 Kimball Road; 2nd from Selectman Murphy. 3 approve/0 oppose

b. Bids, Awards and Other Administrative Recommendations
1. Reserve Account Policy

Town Manager Peabody submitted the revised Reserve Account Policy for Board review. **Motion** was made by Selectman Hoyt to table this issue until April 14, 2015; 2nd from Selectman Murphy. 3 approve/0 oppose

2. Revaluation Process

Motion was made by Selectman Hoyt to table this issue until April 14, 2015; 2nd from Selectman Murphy. 3 approve/0 oppose

c. Legal Matters

Town Manager Peabody informed the Board that he has contacted the two individuals that are interested in purchasing town owned property as was previously approved by the Board.

d. Selectmen's Concerns

There were no Selectmen's concerns.

Mike Tarantino noted that Mr. McHatton had brought up the idea of establishing a committee to review town owned property and hopes that the Board will move forward with this idea. Town Manager Peabody responded that this issue has been added to the list of goals for the Board.

e. Town Manager's Report
Town Manager Peabody reported the following:

"Manager's Report
03/24/15

Reminder: The Maine Department of Transportation is holding a public input meeting to discuss any and all types of transportation issues in Bridgton on April 1st. The event will be held in two sessions: one from 2:00pm-4:00pm and the second from 6:00pm-8:00pm. Both will be held in the downstairs conference room. Folks urged to attend and are asked to use the rear entrance.

The Town received its franchise fee today from Time Warner. The check was for $49,211.80. The budget estimate was $50,000.

February's Department Head Reports are in front of you this evening. We will be putting them on the Town Website."

Town Manager Peabody also reported that the Fire Department provided more detailed information in response to the request from the Board.

f. Other Matters

- Chairman King reported that the Fire Department Study is on-going but should be finished up within the next few weeks.

- Chairman King requested that a review of street signs be conducted for removal of businesses that are no longer in business; Town Manager Peabody will direct this issue to the Code Enforcement Officer.

6. Treasurer's Warrants
Motion was made by Selectman Murphy for approval of Treasurer's Warrants numbered 88, 89, 90, and 91; 2nd from Selectman Hoyt. 3 approve/0 oppose

7. Committee Reports
Budget Advisory Committee Member Vanessa read the following into the record:

"Budget Advisory Committee Recommendations 2015

Committee comprised of: Earl Cash, Art Triglione, Bill Vincent, Vanessa Jones

009 General Government—BAC discussed at length the addition of a new Administrative Assistant position at the town office. BAC voted 3 to 1 against the addition of this position.
019 Short Term Debt—BAC recommends removing this $2,500 from the budget.
022 Library—BAC voted to fund the library as the manager recommends. The committee recommends that the library be held accountable to deliver an annual financial statement to the town including assets, liabilities, and working capital, prior to the beginning of the budget season.
The committee also discussed the $9,000 allocated to the North Bridgton Library last year, and agreed unanimously that the money should be put back into the general fund, and should not be given to the Bridgton Public Library.

223 Police Department—The BAC discussed at length the addition of a patrol officer, and voted 2 to 2 (half for, half against the addition of the new officer). Vanessa Jones, who voted in favor of the addition of a new officer, stated a personal bias due to the fact that her husband is employed by the police department and she felt that adding an officer would increase officer safety. She did not recuse herself from the vote, since the BAC's recommendations are only advisory in nature.
BAC discussed the cost of ammo. Earl Cash said that he knows where he could get a better price on ammo and suggested that "shopping around" would be a good idea. Bill Vincent agreed.
251 Ambulance—The committee recommends that the stipend for the ambulance service be reduced by $10,000, to $42,000. Unanimous vote.
348 Transfer Station—BAC voted unanimously to deny the request for an additional employee.
The committee unanimously agrees that the town should put the paving of the transfer station parking lot out for competitive bid prior to proceeding.
353 Cemetery Maintenance and Seasonal Park Attendants-- BAC supports these positions as requested, voted 4 to 0.
522 Outside Agencies—The BAC voted unanimously to reduce funding by 20% per line(based on last year's amounts or requested amount, whichever is lower). The committee discussed at length the need for a policy regarding Outside Agencies. The BAC proposes this policy: Outside Agencies will be funded at a 20% reduction per year (based on either last year's amount, or the requested amount, whichever is lower), each year over the next 5 years, down to zero.
856 Capital Improvements—The BAC unanimously recommends no funding for fire department items 8-9043, 8-9071, 8-9072, 8-9073, 8-9074, based on the fact that the study is not ready yet.
The BAC voted 3 to 1 to defer the paving and sidewalks on Depot Street until the funds can come out of TIF or CDBG monies.
950 Economic Development Director—The committee recommends the removal of the $60,000 from line item 3-2027 designated for a study of the downtown area."

Chairman King thanked the committee for their hard work and commitment. Town Manager Peabody also thanked the Committee for their dedication in asking fair questions and appreciated the respect shown to department heads.

8. MSAD #61

There were no other issues involving MSAD #61.

9. Hearings

a. Public Hearings/Informational Hearings

1. Community Development Block Grant Funding Projects for HUD Fiscal

Chairman King re-opened the public hearing to discuss the Community Development Block Grant Funding Projects for HUD Fiscal Year 2015 (continued from 03.10.2015) at 6:00 P.M. Director Krieg reported that an architect reviewed the Highland Lake Beach bathroom facility specifications and indicated that $85,000 may be a little low.

Selectman Murphy asked how Director Krieg arrived at the project cost of $85,000 to which Director Krieg responded that she used the specifications from the Naples facility (which was $100,000) and reduced the project cost to adjust for a smaller facility. Selectman Murphy asked if the entire project would be funded through CDBG to which Director Krieg responded, "yes."

Selectman Hoyt voiced concerns with approving a project and the funding with no specifications in front of him; he asked what would happen if the cost was higher than anticipated. Town Manager Peabody replied that the project would be designed to meet the available funding.

Mark Lopez suggested that a contractor be consulted to receive a more accurate project estimate. Glenn Zaidman agreed and added that a contractor in the area has already indicted to him that the project could be completed for much less.

Town Manager Peabody stated that it's important to build the facility. Selectman Murphy agreed.

Glenn Zaidman recommended that the Board establish and appoint a building steering committee. Chairman King directed this issue to the next agenda for full Board discussion.

Selectman Hoyt asked for the status of the public bathroom facility at the Community Center. Discussion ensued involving the proposed facility including disability requirements, public security concerns and the ability to renovate the building. Bill Vincent offered to ask a friend, that is also a plumber, to review the project.

Director Krieg noted that the County Commissioners are meeting on April 13, 2015 to review the recommendations for use of the funds from Bridgton.

Chuck Renneker noted that there is not a lot of time to prepare detailed information. Town Manager Peabody responded that he is planning to recommend that the Board establish a "Standing Capital Improvement Committee" to review, plan and organize.

The Board opted to continue the public hearing to April 7, 2015 at 5:00 P.M. for further discussion. Director Krieg will invite a representative from the Community Center to attend to respond to questions regarding the Navigator Program and also a representative from the Stevens Brook Elementary School to respond to questions regarding the Backpack Program. **Motion** was made by Selectman Hoyt to continue the public hearing to April 7, 2015 at 5:00 P.M.; 2nd from Selectman Murphy. 3 approve/0 oppose

2. To Accept Written and Oral Comments on an Application from Vivo Country Italian Restaurant & Bar (18A Depot Street) for a New Liquor License

Chairman King opened the Public Hearing to accept written and oral comments on an application from Vivo Country Italian Restaurant & Bar (18A Depot Street) at 6:35 P.M. There were no public comments. The Public Hearing was closed at 6:36 P.M.

10. Action Items Following Public Hearing

1. Possible Action on Community Development Block Grant Funding Projects for HUD Fiscal Year 2015

Motion was made by Selectman Murphy to table this item to April 7, 2015; 2nd from Selectman Hoyt. 3 approve/0 oppose

2. New Liquor License to Vivo Country Italian Restaurant & Bar

Motion was made by Selectman Murphy for approval of the new liquor license to Vivo Country Italian Restaurant & Bar; 2nd from Selectman Hoyt. 3 approve/0 oppose

11. Public Comments and Presentations

- Mike Tarantino suggested that the Board establish a knowledgeable committee to conduct a full review of options for the Town Hall and provide their recommendation to the Board.

- Mark Lopez agreed with Mr. Tarantino and noted that the Town consultant does not know the condition of the structural integrity of the building.

- Chuck Renneker stated that when the original question was approved, the financial details of the entire project were not accurate. Mr. Renneker added that the Town of Casco constructed a new building with a meeting room, kitchen and gym for approximately $500,000.

- Chairman King reported that he has received many emails concerning the Town Hall and all of those emails were in favor of renovating the building with no mention of cost. Mark Lopez responded that the public hasn't been made aware of the entire cost for renovation, but believes that everyone cares about the cost through their tax dollars.

- Ryan Vogel introduced himself as a resident and youth lacrosse coach with two children that participate in recreation programs. He said the building is not functional for the majority of programming and that funds should be directed to building another building that would be much more functional for sports and the community as a whole.

- Mike Tarantino said the project cost should be made available and then request public input. Town Manager Peabody responded that he supports the idea of an ad hoc committee to develop total project costs.

- Skip Sullivan introduced himself as a resident and pickle ball player that has the utmost respect for the Select Board. Mr. Sullivan said that the town hall has a history to it and a lot of people respect that history but with history comes being old. He added that the town hall building has become the recreation center because it's the only place that is currently available. He urged the Board to consider the best use of taxpayer money.

- Chuck Renneker noted that is has been three months since the vote on the Comprehensive Plan and asked for the status of the State's approval to which Director Krieg stated that she will make contact with the State for an update.

- Bill Vincent asked for the status of the Land Use Ad Hoc Committee to which Town Manager Peabody responded that the Board will review committee applications on April 14, 2015.

12. Old Business

a. Town Hall Update

Director Krieg reported that the Board had directed staff to report back a funding mechanism to replace the furnace at the Town Hall. Director Krieg talked with Eric Dube from Casco Bay Engineers and he indicated that the cost may be closer to $70,000. She identified a few options that may be available including the use $45,000 from Eco Maine Reimbursement and $25,000 from next year's budget for Depot Street paving (paving could come from another source, possibly block grant funds), $10,000 from the sidewalk budget (sidewalk could be funded from the TIF); another mechanism would be to dedicate next years block grant funds. Director Krieg added that the engineer contract is for the exterior of the building only; the cost to include an interior analysis is estimated at $11,000-$12,000.

Discussion ensued. **Motion** was made by Selectman Hoyt to direct the Town Manager to explore the process for a complete study of the Town Hall and identify potential funding sources; 2nd from Selectman Murphy. 3 approve/0 oppose

b. Comprehensive Plan Implementation; Task List

Director Krieg provided the Board with a "Policy Implementation Table; Short Term Implementation Items from 2014 Comprehensive Plan."

13. Dates for the Next Board of Selectmen's Meetings/Workshops

April 7th, 2015; April 14, 2015; April 28, 2015; May 12, 2015; May 26, 2015; June 9, 2015; June 10, 2015

14. Executive Session

a. MRSA Title 1, Chapter 13, Subsection 405.6.A.
Review Wastewater Committee Applications

b. MRSA Title 1, Chapter 13, Subsection 405.6.A.
Personnel Matters

Motion was made by Selectman Hoyt to enter into executive session at 7:05 P.M. per MRSA Title 1, Chapter 13, Subsection 405.6.A.; 2nd from Selectman Murphy. 3 approve/0 oppose

Motion was made by Selectman Hoyt to exit executive session at 7:52 P.M.; 2nd from Selectman Murphy. 3 approve/0 oppose

15. Appointment of Committee Members

a. Wastewater Committee

Motion was made by Selectman Hoyt to table this item to April 14, 2015; 2nd from Selectman Murphy. 3 approve/0 oppose

16. Adjourn

Chairman King adjourned the meeting at 8:00 P.M.

Respectfully submitted,

Laurie L. Chadbourne
Town Clerk