

# Board of Selectmen's Meeting Minutes

## July 24, 2018; 5:00 P.M.

Board Members Present: Liston E. Eastman, Chairman; Glenn R. Zaidman, Vice-Chairman; Robert P. Murphy; G. Frederick Packard; Carmen E. Lone

Administration Present: Town Manager Robert Peabody; Town Clerk Laurie Chadbourne; Public Works Director Jim Kidder; Fire Chief Steve Fay

### 1. Call to Order

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

### 2. Pledge of Allegiance

The Board recited the "Pledge of Allegiance."

### 3. Approval of Minutes

#### a. July 10, 2018

**Motion** was made by Vice-Chairman Zaidman for approval of the minutes from the July 10, 2018 Board Meeting; second from Selectman Packard. 5 approve/0 oppose

### 4. Public Comments and Presentations on Non-Agenda Items

Therese Johnson noted that there are many public concerns involving the future of Bridgton Hospital to which Chairman Eastman responded that the Board sent a letter to the hospital and has not yet received a reply.

### 5. Committee Reports

Evan Miller provided a verbal update regarding the Community Development Committee. He reported, in part, that Helen Archer was elected to serve as Chairman and that the Committee resolved to keep the community updated on relevant information. They welcome resident and nonresident ideas and input.

Vice-Chairman Zaidman requested a copy of the mission and charge of the Community Development Committee. Town Manager Peabody will also ensure that the website reflects the most recent update.

### 6. Correspondence and Other Pertinent Information

Town Manager Peabody read that following email from Barry DeNofrio into the record:

"Bob, I will not be able to attend tomorrow's meeting. I would just like to give you and the Board some information about the Woods Pond Beach because of the concerns raised with the closing of the beach two weeks ago.

Several concerns have been expressed to me.

1. Fecal matter at the beach. This year the DPW has done an excellent job removing any dog and geese waste in a timely manner. I have not observed any such matter in weeks.

2. Lake level. The lake water level was approximately 4.25 at the beginning of July thru the 5<sup>th</sup>. The average for the same in the past is 4.30; the difference is .6 (.5 x 1.2) of an inch. The difference is insignificant. Yes, the level is lower now because of the lack of rain, but is still within the expected summer range.

3. General cleanliness at the beach. Again, the DPW has cleaned the beach routinely and thoroughly this summers. All the organic mulch is removed from the beach itself. There has not been any floating natural organic debris in the water in the summer months as in the past. The park area has natural mulch necessary for erosion control which is clean and replenishes itself annually.

I cannot speak to any recent CDC concerns. I hope these observations are helpful."

### 7. New Business

#### a. Awards and Other Administrative Recommendations

##### 1. MMA Voting Ballot

Town Manager Peabody reported that the Maine Municipal Association holds an annual election. This year, Towns are electing a Vice-President and three (3) Executive Committee Members. **Motion** was made by Selectman Packard to approve the slate of officers proposed by the MMA Nominating Committee; second from Selectman Lone. 5 approve/0 oppose

## 2. Discussion Regarding a Workshop with Pondicherry Park Steering Committee

The Board discussed meeting with the Pondicherry Park Steering Committee to discuss dangerous trees, invasive species, handicapped accessibility and other matters of interest. **Motion** by Vice-Chairman Zaidman to set a workshop with the Pondicherry Park Steering Committee and all other interested parties on Wednesday, August 8<sup>th</sup> at 5:30 P.M. if that is acceptable to all involved; second from Selectman Lone. 5 approve/0 oppose

### b. Permits/Documents Requiring Board Approval

#### 1. Road Name for Map 13, Lot 60A

**Motion** was made by Vice-Chairman Zaidman to approve Olsens Way as the name of the unnamed road in the proposed subdivision sited on Map 13, Lot 60A; second from Selectman Packard. 5 approve/0 oppose

#### 2. Ratification of Sewer Commitment #210; Route 2

**Motion** was made by Vice-Chairman Zaidman to ratify the February 1, 2018 to April 30, 2018 Sewer User Rate Commitment #210 comprising of 3 pages totaling \$14,817.02 to the Treasurer for collection; second from Selectman Lone. 5 approve/0 oppose

### c. Selectmen's Concerns

- **Selectman Packard** asked if there has been any reply from the correspondence sent to Bridgton Hospital to which Chairman Eastman responded that no reply has been received as of yet.
- **Selectman Lone** asked when the new sign will be installed at the Town Hall to which Town Manager Peabody responded that it has been ordered and will be installed upon completion.
- **Selectman Murphy** reported that bushes are overgrown near the "Welcome to Bridgton" signs coming into Town from Naples and from Harrison to which Public Works Director Kidder replied that he will take care of this issue.
- **Selectman Murphy** asked if there has been any reply from the State regarding the street light study in Sandy Creek to which Town Manager Peabody responded that no reply has been received as of yet.
- **Vice-Chairman Zaidman** noted that the Town was incorporated in 1794 and requested that the print signed by Samuel Adams be placed in a more prominent location for public viewing to which Town Manager Peabody responded that it was recently relocated to the left of the doors as you exit the front office lobby.
- **Chairman Eastman** voiced concerns that the grass on Depot Street is not growing at the rate of expectation and requested that the Town Manager reach out to Perennial Point of View and report back to the Board.

### d. Town Manager's Report/Deputy Town Manager's Report

Town Manager Peabody submitted and reviewed the following report:

**"Manager's Report  
07/24/18"**

National Night Out started 35 years ago and is meant to promote police-community partnerships and neighborhood camaraderie to make our neighborhoods safer, more caring places to live. It gives the chance for positive interactions between Police and community members in a neutral environment. This is the second year Bridgton is participating and will be at Harmon Field, August 7th from 5-7pm. There will be Cruisers, Ambulance, Fire Truck, food, fun, games and more!

As a precaution, the Town will be testing all our beaches weekly until Labor Day. Testing will be done on Thursdays so that we have the results on Friday.

The Bridgton Historical Society is accepting time capsule memorabilia until the end of this month. Please take your items to the Bridgton Historical Society which is on Gibbs Avenue.

I am conducting second interviews with the two leading candidates for the Community Development Director position. My goal is to have a candidate in front of the Board for confirmation is August.

Monday, Jim, Georgiann and I will be interviewing candidates for the Executive Secretary position.

The Fire Department would like to acknowledge the fine work from Justin Gibbons and the crew from Hilltop Roofing for their work at South Station. We would also like to thank Hancock Lumber for supplies and Everlast Roofing for the materials to complete the reroofing project.

It is with great pride that the Fire Chief expresses thanks to the members of the department who operated at the Fryeburg Fair Grounds fire on July 10th. The quick action of the crews from Engine # 1, Ladder # 1 and Tank # 4 kept the fire to the two buildings of origin and helped to prevent a major loss.

The Fire Chief notes that the airboat is progressing on schedule with the major portion of the hull restoration almost complete. Seven members this past Sunday provided an additional 24 man hours to the project.

Before you tonight are the April financials and the Revenue and Expenditure Summary Report. As you will note, the benchmark is 92% for the month. Revenues are at 98% and Expenditures at 88.4%.”

Town Manager Peabody submitted and reviewed the following projects:

**ON-GOING PROJECTS (partial listing)**

<b>Wastewater Expansion</b>	Held public meeting announcing that we applied for the Rural Development Grant and submitted requested materials to Rural Development. Awarded \$1,000,000 in loan forgiveness by MDEP Clean Water Revolving Loan fund.
<b>Phase II Streetscape (Main Street)</b>	Met with HEB to review Preliminary Design plans. Jim will participate in a meeting with them to further review proposed bump-outs. A presentation will be made to the Board for final approval. Anticipated project completion in August. Awarded a \$500,000 grant from MDOT.
<b>Streetscape (Lower Main Street)</b>	Milone & McBroom sent preliminary plans for staff review. Will be scheduling a design review meeting. A presentation will be made to the Board for final approval.
<b>Intersection Study</b>	Milone & McBroom have sent the proposed alternatives to Maine Department of Transportation. Awaiting MDOT response. A presentation will be made to the Board for final approval.
<b>Bridgton Memorial School</b>	Awaiting site sketch from SAD 61
<b>Marketing/Branding</b>	Reviewing new video
<b>Trademarking Brand</b>	Completed
<b>GIS</b>	Project is nearly completed; Asher is working with Jim on the road survey portion including reviewing software; notified Maine Library of Geographic Information Town’s intent to participate in the 2019 Orthoimagery Acquisition Program (projected timeline May-November, 2019)
<b>Good Neighbor Code</b>	Nothing to report
<b>Road Survey</b>	Jim is working with Student Intern & Woodard & Curran for inclusion in GIS Project
<b>Town Hall Door</b>	Installed, awaiting crash-bar and security hook-up
<b>Rte 302/Sandy Creek Rd</b>	Follow-up letter sent, no response
<b>Safety Manual Updates</b>	Charisse is working with MMA & Dept Hds
<b>CDBG 2018/19</b>	Approved by County and Town Meeting
<b>Fire Code</b>	Proposed ordinance completed for November vote
<b>Personnel Policy</b>	Review started
<b>Gazebo Roof</b>	Completed

8. *Public Hearing at 6:00 P.M.*

- a. *Special Amusement Permit to Standard Gastropub*  
*This item was addressed later in the meeting.*

9. *Action Items Following Executive Session*

- a. *Special Amusement Permit to Standard Gastropub*  
*This item was addressed later in the meeting.*

## 10. Old Business

### a. Committee Liaisons

Board Members agreed to serve as liaisons to various committees as follows:

- Investment Committee: Chairman Eastman
- Community Development Committee: Selectman Lone
- Wastewater Committee: Vice-Chairman Zaidman
- Pondicherry Park Stewardship Committee: Selectman Murphy and Vice-Chairman Zaidman
- Land Use Zoning Committee: Selectman Packard
- Events Committee: Selectman Murphy
- Ordinance Review Committee: Chairman Eastman

The Chairman of each committee will be notified.

**Motion** was made by Vice-Chairman Zaidman to disband the Building Committee and send a letter of thanks to all that served; second from Selectman Lone. 5 approve/0 oppose Town Manager Peabody noted that establishing the Committee was a great idea but was difficult to launch; the Board's decision to bring on Jeffrey Frey to serve as "clerk of the works" is working out nicely.

### 11. Treasurer's Warrants

**Motion** was made by Selectman Packard for approval of Treasurer's Warrants numbered 116, 117, 3 and 4; second from Vice-Chairman Zaidman. 5 approve/0 oppose

### 12. MSAD #61

Selectman Lone asked if there has been any follow up from the school department regarding the memorial school to which Chairman Eastman responded that discussion is ongoing.

### 13. Public Comments and Presentations on Non-Agenda Items

There were no public comments or presentations on non-agenda items.

### 14. Dates for the Next Board of Selectmen's Meeting and/or Workshop

*This item was addressed later in the meeting.*

Vice-Chairman Zaidman was informed by Eco Maine that there was zero trash in single sort which keeps the cost down. He thanked the Transfer Station employees for a job well done; the Board agreed.

Chairman Eastman ordered that all public hearings be scheduled for 5:30 P.M. going forward.

Back to agenda item 8.

### 8. Public Hearing at 6:00 P.M.

#### a. Special Amusement Permit to Standard Gastropub

Chairman Eastman opened the Public Hearing at 5:55 P.M. for review and comment on the Special Amusement Permit Application from Standard Gastropub. Carmen Lone asked if their liquor license is current to which Town Clerk Chadbourne confirmed that their liquor license has been renewed. Deb Brusini noted that when the Planning Board approved the permit to Standard Gastropub to include the deck, one of the performance standards included noise that ends at 10:00 P.M. Chairman Eastman closed hearing at 5:57 P.M.

9. Action Items Following Executive Session

a. Special Amusement Permit to Standard Gastropub

**Motion** was made by Selectman Lone to approve the Special Amusement Permit to Standard Gastropub; second from Selectman Murphy. 5 approve/0 oppose

14. Dates for the Next Board of Selectmen's Meeting and/or Workshop

August 14, 2018 and August 28, 2018

August 8, 2018 Workshop with Loon Echo, LEA and Pondicherry Park Steering Committee

15. *(This agenda item number was omitted in error.)*

16. Executive Session

a. Per MRS Title 1, Section 405.6.E; Legal Matters

**Motion** was made by Vice-Chairman Zaidman to enter into executive session at 6:00 P.M. per MRS Title 1, Section 405.6.E for discussion of legal matters; second from Selectman Packard. 5 approve/0 oppose

**Motion** was made by Selectman Packard to come out of executive session at 7:47 P.M.; second from Vice-Chairman Zaidman. 5 approve/0 oppose

17. Action Items Following Executive Session

There were no action items following executive session.

18. Adjourn

Chairman Eastman adjourned the meeting at 7:48 P.M.

Respectfully submitted,

Laurie L. Chadbourne  
Town Clerk