

Board of Selectmen's Meeting Minutes

April 23, 2019; 4:30 P.M.

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

Board Member Absent: G. Frederick Packard

Administration Present: Town Manager Robert Peabody; Deputy Town Manager Georgiann Fleck; Town Clerk Laurie Chadbourne; Public Works Director Jim Kidder

1. Call to Order

Chairman Eastman called the meeting to order at 4:30 P.M.

2. Pledge of Allegiance

The Board recited the "Pledge of Allegiance."

3. Executive Session per MRS Title 1 §405.6. A.1: Personnel Matters

Motion was made by Vice-Chairman Zaidman to enter executive session pursuant to MRS Title 1, Section 405.6.A. at 4:32 P.M. for discussion of personnel matters; second from Selectman Lone.

4 approve/0 oppose

Motion was made by Selectman Murphy to exit executive session at 4:55 P.M.; second from Selectman Lone. 4 approve/0 oppose

4. Action Items Following Executive Session

a. Confirmation of Town Manager's Appointment: Thomas Harriman, Fire Chief

Motion was made by Vice-Chairman Zaidman to confirm Thomas Harriman to the position of Fire Chief; second from Selectman Lone. 4 approve/0 oppose

5. Approval of Minutes

a. April 9, 2019

Motion was made by Selectman Lone for approval of the minutes from the April 9, 2019 Board Meeting; second from Vice-Chairman Zaidman. 4 approve/0 oppose

6. Public Comments on Non-Agenda Items (*Each speaker **may** be limited to 3 minutes.*)

Representing Charge Point, Chris Nyan, reviewed a PowerPoint presentation regarding an EV Charging Station in Bridgton. The Board directed this item to their meeting on May 28, 2019 for formal review.

7. Committee Reports

Representing the Ordinance Review Committee, Deb Brusini reported that the Committee has been working on an informational article for the Bridgton New to explain the five proposed (four amended, one repealed) ordinances. The Board supports their efforts and thanked the Committee.

Representing the Community Development Committee, Bob McHatton, Sr. reported that the Committee is supporting the internship program through Opportunity Alliance. Locations are currently being identified. Also, the CDC is available to assist Ryan Wallace and his team.

8. Correspondence, Presentations and Other Pertinent Information

a. First and Last Motel: Jo-Anne Connolly

On behalf of Joanne Connolly, Attorney Richard Bryant requested that the Town reconsider and accept Ms. Connolly's offer to bring all taxes up to date a Quit Claim that property back to her as this is her sole source of retirement access.

Motion was made by Vice-Chairman Zaidman to enter executive session at 5:20 P.M. per MRS Title 1, Section 405.6.E. for legal consultation with the Town's Attorney; second from Selectman Murphy.

4 approve/0 oppose

Motion was made by Vice-Chairman Zaidman to exit executive session at 5:38 P.M.; second from Selectman Murphy. 4 approve/0 oppose

b. Census and Employment Opportunities: Elizabeth Enright

Representing the Census Bureau, Elizabeth Enright, represented a PowerPoint of the 2020 Census.

9. New Business

a. Awards and Other Administrative Recommendations

1. Discussion of Establishing Deadlines for Referendum

Vice-Chairman Zaidman would like to move the deadline back to allow the Board time to review the documents before directing them to the voters for consideration. Discussion ensued. **Motion** was made by Vice-Chairman Zaidman to establish a two-month protocol for submittal of non-citizen-initiated referendum questions to the Board of Selectman for inclusion on the Annual Town Meeting Warrant; second from Selectman Murphy. 3 approve/1 oppose (Selectman Lone was opposed)

2. Properties on Depot Street in the Town Right of Way

Town Manager Peabody provided the Board with the Milone and McBroom Depot Street Survey from 2014. He noted that the question was raised about other properties on Depot Street are encroaching in the Town Right of Way. Town Manager Peabody will obtain legal costs, discuss the issues with land owners, gather additional information and report back to the Board.

3. Traffic Ordinance: Municipal Parking Lot Discussion

Town Manager Peabody provided the Board with Article V. Section I. Municipal Parking Lots: Town of Bridgton Traffic Ordinance. As noted, this section was amended December 13, 2016 to establish the hours that municipal parking lots shall be closed to overnight parking. A copy of the minutes (initial agenda item 09/16/2016) and public hearing on the Ordinance were also provided to the Board. Selectman Lone noted that there is increased pressure on municipal parking lots and suggested that a permit process be established. Selectman Murphy added that vehicles are parking in the area designated for the Farmers Market making it difficult for them to unload their products. Discussion ensued. The Board opted to hold a future workshop session with input from the Police Department, Public Works Department and those property owners on Depot Street.

4. Dangerous Buildings on Main Street

Town Manager Peabody reported that a number of concerns have been raised regarding the condition of the building at 271 Main Street owned by MacDonald properties L.P. A copy of the property record card, photo and a letter from the Code Enforcement Officer to the owner dated April 5, 2019 was provided to the Board. **Motion** was made by Vice-Chairman Zaidman to send a letter to the property owner directing them to

obtain a report from a structural engineer indicating that the building is safe, the amount of time to be determined by the Code Enforcement Officer; second from Selectman Lone. 4 approve/0 oppose

5. Proposed Land Use Ordinance: Discussion of Public Education Process

Representing the Land Use Committee, Chuck Renneker reported that the proposed ordinance is available on the town website, hard copies are also available at the Town Office.

Motion was made by Vice-Chairman Zaidman to authorize and allocate up to \$3,000 from account 014—6-6170 (Community Development—Promo/Marketing) for the Land Use & Zoning Committee’s advertising/educational campaign; second from Selectman Lone. 4 approve/0 oppose

b. Permits/Documents Requiring Board Approval

1. Letter Agreement for Lower Main Street: HEB Engineers

Motion was made by Selectman Lone to approve the agreement between the Town of Bridgton and HEB for professional services; second from Vice-Chairman Zaidman. 4 approve/0 oppose

Colin Dinsmore, HEB Engineering, reported that the original bid project schedule has been modified to begin construction in the fall and wrapping up in the spring of 2020. Bids are due May 10th and he will provide the results to the Board at their meeting on May 14th.

2. Victualer’s Licenses to: Nectar of Maine; Break Room 248; Chun Yang, Inc.; Mack’s Place; Bridgton Lil’ Mart; Dunkin Donuts; Subway; Tarry-A-While Resort, Inc.; McDonald’s; ALA Mexicana 2

Motion was made by Vice-Chairman Zaidman to approve Victualer’s Licenses to Nectar of Maine; Break Room 248; Chun Yang, Inc.; Mack’s Place; Bridgton Lil’ Mart; Dunkin Donuts; Subway; Tarry-A-While Resort, Inc.; McDonald’s; ALA Mexicana 2; second from Selectman Murphy. 4 approve/0 oppose

3. Documents Related to Annual Town Meeting

a. Annual Town Meeting Warrant

Motion was made by Vice-Chairman Zaidman to sign the June 11 and June 12, 2019 Annual Town Meeting Warrant; second from Selectman Murphy. 4 approve/0 oppose

b. Notice of May 28, 2019 Public Hearing on Referendum Questions

Motion was made by Vice-Chairman Zaidman to set a public hearing on May 28, 2019 at 5:30 P.M. on the Secret Ballot Referendum Questions; second from Selectman Lone. 4 approve/0 oppose

c. Ordinance Certification:

1. Amendments to Town of Bridgton’s Willett Brook Aquifer Protection Ordinance
2. Town of Bridgton Land Use Ordinance
3. Repeal of Town of Bridgton Affordable Housing Preference Ordinance
4. Amendments to Town of Bridgton Anti-Litter Ordinance
5. Amendments to Town of Bridgton Bicycle Ordinance
6. Amendments to Town of Bridgton CATV Ordinance
7. Amendments to Town of Bridgton Ordinance to Regulate Automobile Graveyards, Junkyards and Automobile Recycling Businesses
8. Town of Bridgton Uniform Fee Ordinance and Related Amendments to Other Ordinances

Motion was made by Vice-Chairman Zaidman to sign the Municipal Officers' Certification of Official Text for each of the Ordinances appearing on the Annual Town Meeting Warrant; second from Selectman Murphy.
4 approve/0 oppose

c. Selectmen's Concerns

- **Selectman Murphy** stated that it is unacceptable for the Transfer Station to be open on Easter Sunday; those employees should be home with their families. Town Manager Peabody responded that the department works under a union contract which he is obligated to abide by that contract.
- **Selectman Lone** had no concerns.
- **Vice-Chairman Zaidman** requested that a reminder be sent to the Maine Department of Transportation to which Town Manager Peabody responded that correspondence received from MDOT confirms they will be in the area within the specified time.
- **Chairman Eastman** reiterated the urgency of advertising for a wastewater operator to which Town Manager Peabody responded that the ad is going out on Thursday.

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

Deputy Town Manager Fleck congratulated Thomas Harriman on Board confirmation of Fire Chief and read the following into the record.

DEPUTY TOWN MANAGER'S REPORT; April 23, 2019

Youth Safety Day

The Bridgton Police Department will be hosting its third Youth Safety Day at Steven's Brook Elementary on Saturday May 4th from 10a.m. to 2p.m. Last year's event had over 100 attendees. The goal of this event is to create positive interactions between public safety and youth creating a relationship based on trust. For more information or to become a sponsor please contact Ashley Bedard, Public Safety Administrative Assistant at 207-647-3110.

Salmon Point Campground

Bob Morse has returned for the start of his fourth year as manager. The long winter and wet spring is making it difficult to get the campground open for the beginning of its season, May 1st. There is currently an opening for a seasonal full-time maintenance position with the opportunity to be manager for 2020 and beyond. For more information please call 207-647-8786.

Senior Tax Assistance Ordinance

On Tuesday, April 16, 2019, Bob A. Peabody Jr., Town Manager; Georgiann M. Fleck, Deputy Town Manager; Glenn "Bear" Zaidman, Vice Chairman and Carmen Lone, Select Board Member went to Augusta to testify in support of what is known as LD811 "An act to Provide Additional Flexibility in the Municipal Property Tax Assistance Programs for Seniors". An Ordinance entitled "Senior Tax Assistance Ordinance" was proposed in 2018, however, following legal review needed a statutory change for legality purposes. Glenn "Bear" Zaidman contacted Senator Hamper to propose the change. We are awaiting the decision by the legislature.

Recreation

Gary Colello, Recreation Director, would like to thank **Opportunity Enterprise** for their clean-up efforts on Earth Day. They were able to clean up Highland Lake, Skateboard Park and the Town Commons Park!

On April 27th there will be a **Community Field Clean-up Day** beginning at 10a.m. Come join the Recreation Department this coming Saturday, April 27th and do your part to clean up ready the fields for the start of Baseball/Softball season. All you need to bring is rakes and gloves! For more information please contact Gary Colello, Recreation Director at 207-647-1127

On April 26th the Recreation Department will be hosting a round table with **Western Maine Area Recreation Departments** in conjunction with the Maine Recreation and Parks Association. This round table is to help small Town recreation departments meet and greet recreation professionals, develop partnerships for adult and children programs, develop working relationships with neighboring Towns, co-op purchases along with other topics. The round table will be hosted at the Bridgton Town Hall on Friday, April 26th at 1:00p.m. and is open to the public.

Bridgton, Casco, Harrison and Naples Recreation is hosting a **Portland Sea Dogs** Adult Trip on June 6th with the bus departing at 9:30a.m. from the Bridgton Town Office and arriving at Hadlock Field at 10:45a.m. Tickets are \$33 for residents and \$47 for non-residents. Included is 1 ticket in Section 202, buffet lunch at Hadlock, coach pick-up and drop-off. Play Ball!

On August 6th an adult trip to **Cabbage Island** its' famous clam bake is planned with the bus leaving Harrison Town Office at 8:00a.m. Arriving in Boothbay Harbor for a little shopping, boarding the Bennie Alice for a scenic tour of the harbor, clam bake on Cabbage Island (N.E. Fish Chowder, 2 lobsters, steamed clams, corn on the cob, onion, potato, blueberry cake, coffee or iced tea) arriving back in Harrison around 7:00. Residents \$77.00 and Non-Residents \$97.00.

The **Maine Bureau of Parks and Lands** is interested in hearing about the types of outdoor activities you participate in and your thoughts about outdoor recreation opportunities in Maine. Your participation in this survey is very important as the results will be used to help develop the new Statewide Comprehensive Outdoor Recreation Plan. To participate go to <https://www.research.net/r/MaineSCORP>. For additional information contact Rex Turner at the Maine Bureau of Parks and Lands at 207-767-6440 ext 101.

For more information on these trips and more contact Gary Colello, Recreation Director at 207-647-1127.

Municipal Job Opportunities

The following positions are currently open for submittal of an application: Salmon Point seasonal full-time maintenance position with the opportunity to be manager for 2020 and beyond; Lifeguards; Water Safety Instructors; Youth Development Professionals and Counselors in Training for Summer Camp and a Community Development Director. More information is available on the Town of Bridgton website at www.bridgtonmaine.org or by calling 207-647-8786.

Financials

Tracking financials for month ending March 31, 2019 resulted in a benchmark of 75% for the month with revenues at 82.7% and expenditures at 75.1%.

Respectfully submitted,
Georgiann M. Fleck
Deputy Town Manager"

Town Manager Peabody also congratulated Thomas Harriman and looks forward to working with him. He also thanked Chief Fay for his tenure as the first full time fire chief.

Fire Department Donation

Motion was made by Vice-Chairman Zaidman to accept an anonymous donation to the Fire Department in the amount of \$100 to be used toward the purchase of food for Fire Department Members; second from Selectman Murphy. 4 approve/0 oppose

10. Old Business (*Board of Selectmen Discussion Only*)

a. Wastewater Status Update

Town Manager Peabody reported that the ad for a wastewater operator is going out this Thursday. He added that the Board met with the current Wastewater Superintendent and Engineers last evening to discuss public education. Additional information will be placed on the website.

b. Streetscape: Upper and Lower Main Street Status Update

Town Manager Peabody reported that the Board has signed with HEB to provide construction oversight. He added that he is waiting for the plans from the Water Company.

11. Treasurer's Warrants

Motion was made by Selectman Murphy for approval of Treasurer's Warrants numbered 89, 90, 91, 92, 93 and 95; second from Vice-Chairman Zaidman. 4 approve/0 oppose

12. Public Comments on Non-Agenda Items

There were no comments on non-agenda items.

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

May 14, 2019 and May 28, 2019

14. Adjourn

Chairman Eastman adjourned the meeting at 7:43 P.M.

Respectfully submitted,

Laurie L. Chadbourne
Town Clerk