

Board of Selectmen's Meeting Minutes
September 24, 2019; 4:00 P.M.

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

Administration Present: Town Manager Robert Peabody; Deputy Town Manager Georgiann Fleck; Town Clerk Laurie Chadbourne; Public Works Director Jim Kidder; Code Enforcement Officer Rob Baker

1. Call to Order

Chairman Eastman called the meeting to order at 4:00 P.M.

2. Pledge of Allegiance

The Board recited the "Pledge of Allegiance."

3. 4:00 P.M. Pondicherry Park Workshop with Loon Echo Land Trust and Lakes Environmental Association

Chairman Eastman opened the workshop session at 4:01 P.M. Heather Royer, Mary Jewett and Jon Evans were present. Discussion ensued regarding the trees in Pondicherry Park. **Motion** was made by Vice-Chairman Zaidman to hire an arborist; second from Chairman Eastman. [The Board will notify the easement holder of this procedure and request a waiver of the 30-day requirement.] 5 approve/0 oppose Chairman Eastman closed the workshop at 4:40 P.M.

4. Approval of Minutes

a. September 10, 2019

Motion was made by Selectman Packard for approval of the minutes from the September 24, 2019 Board meeting; second from Selectman Lone. 5 approve/0 oppose

Chairman Eastman brought agenda item 10.1.a. and b. forward.

10. New Business

a. Awards and Other Administrative Recommendations

1. Appointment of Catherine Pinkham as Local Health Officer

Catherine Pinkham was present and reported that she has obtained her health officer certification and is currently working for the Town of Harrison. **Motion** was made by Vice-Chairman Zaidman to appoint Catherine Pinkham to the position of Health Officer; second from Selectman Murphy. 5 approve/0 oppose

b. Permits/Documents Requiring Board Approval

1. Certificate of Commitment of Sewer User Rates Commitment #231

Motion was made by Vice-Chairman Zaidman to commit the May 1, 2019 to July 31, 2019 Sewer User Rate Commitment #231 comprising of 3 pages totaling \$15,230.35 to the Treasurer for collection; second from Selectman Murphy. 5 approve/0 oppose

2. Ordinance Certification to Town Clerk

a. Proposed Land Use Ordinance Amendments

Motion was made by Vice-Chairman Zaidman certify the "Proposed Land Use Ordinance Amendments;" second from Selectman Lone. 4 approve/1 oppose (Packard was opposed)

b. November 5, 2019 Repeal of the Town of Bridgton Affordable Housing Local Preference Ordinance

Motion was made by Vice-Chairman Zaidman to certify the “November 5, 2019 Repeal of the Town of Bridgton Affordable Housing Local Preference Ordinance;” second from Selectman Lone.
5 approve/0 oppose

5. Public Comments on Non-Agenda Items

There were no public comments on non-agenda items.

Chairman Eastman brought agenda item 8 forward.

8. Committee Reports

On behalf of the Community Development Committee, Robert McHatton, Sr. reported that the Committee met with those doing the study in town and will bring that information back to the Board upon completion.

9. Correspondence, Presentations and Other Pertinent Information

a. Request from John Schuettinger for Re-appointment to the Board of Appeals

Motion was made by Vice-Chairman Zaidman to appoint John Schuettinger to the Board of Appeals for a three-year term ending September 1, 2022; second from Selectman Lone. 5 approve/0 oppose

10. New Business

3. Ratification of Police Department Contact

The Board directed this item to the October 8, 2019 Board Meeting.

4. Ratification of Public Works Department Contract

Motion was made by Vice-Chairman Zaidman to ratify the agreement July 1, 2019 to June 30, 2022 Agreement between the Town of Bridgton and the Public Works Union; second from Selectman Packard.

5 approve/0 oppose

5. Victualer’s License to Shawnee Peak

Motion was made by Vice-Chairman Zaidman for approval of the Victualer’s License to Shawnee Peak; second from Selectman Murphy. 5 approve/0 oppose

c. Selectmen’s Concerns

- **Selectman Packard** had no concerns.
- **Selectman Murphy** had no concerns.
- **Vice-Chairman Zaidman** reported that the swing set at Woods Pond Beach needs maintenance.
- **Chairman Eastman** requested that the Board discuss moving to a more automated payroll system; this item will be added to the agenda for the first meeting in January.
- **Chairman Eastman** directed the Town Manager to reach out to the State for the results of the Meadow Road traffic study.
- **Chairman Eastman** asked if the Town Manager is prepared for Board review of the Personnel Policy on October 8th to which Town Manager Peabody responded that the document will be ready for review.
- **Chairman Eastman** set a workshop session for 4:00 P.M. on November 26th for discussion of a master plan for town owned properties.

6. Public Hearings at 5:30 P.M.

a. Special Amusement Permit Application from Shawnee Peak

Chairman Eastman opened the public hearing at 5:30 P.M. There were no public comments. The hearing was closed at 5:30 P.M.

b. 271 Main Street Structure Designation; Dangerous or a Nuisance

Chairman Eastman opened the public hearing at 5:31 P.M. There were no public comments. The hearing was closed at 5:32 P.M.

c. Automobile Graveyard Junkyard Applications:

1. Ovide's Used Cars

Chairman Eastman opened the public hearing at 5:32 P.M. There were no public comments. The hearing was closed at 5:32 P.M.

2. Powerhouse Salvage

Chairman Eastman opened the public hearing at 5:33 P.M. David Martin voiced concerns that this establishment does not meet the requirements of the law. Code Enforcement Officer Rob Baker has never asked for any sales receipts to confirm that Mr. Gallinari is operating a viable business. CEO Baker had concerns with the lack of fencing as there are junk cars, trailers, boats and other miscellaneous items near the road and visible to the public. He recommended that any permit approval be conditional upon those items being removed or a fence being put up by a date certain (as determined by the Board). David Martin hopes that the Board takes the time to review the law and ensure compliance. He added that this establishment is visible from the cemetery and that it's sad to look over at that mess when attending a funeral service. Ovide Corbeil agreed that fencing should be put up. The hearing was closed at 5:39 P.M.

d. Local General Assistance Ordinance and Appendices A through D: Oct. 1, 2019 through Sept. 30, 2020

Chairman Eastman opened the public hearing at 5:39 P.M. There were no public comments. The hearing was closed at 5:39 P.M.

7. Action Items Following Public Hearing

a. Special Amusement Permit to Shawnee Peak

Motion was made by Selectman Packard for approval of the Special Amusement Permit to Shawnee Peak; second from Selectman Lone. 5 approve/0 oppose

b. 271 Main Street Structure Designation

Dan Macdonald reported that the buildings at the corner are scheduled to come down. They are in the final stages of having the engineers do environmental research to get a BRAP letter from the Department of Environmental Protection. He is hoping to have this wrapped up by the middle of October. As soon as the letter is received, there is a buy for the buildings and the sale will be conditional that both building come down. If the sale does not go through, the buildings will be taken down by the end of the year. Meantime, the front façade will be cleanup up immediately and made safe. **Motion** was made by Selectman Lone to table this item until the October 22nd Board meeting; second from Vice-Chairman Zaidman. 5 approve/0 oppose

c. Automobile Graveyard Junkyard Permits:

1. Ovide's Used Cars

Motion was made by Selectman Packard to approve the Graveyard/Junkyard Application from Ovide's Used Cars; second from Selectman Lone. 5 approve/0 oppose

2. Powerhouse Salvage

Town Manager Peabody read the statute that addresses the mandate that the business must demonstrate, at the time of licensing, that the facility is part of a viable business. Discussion ensued. Concerns with raised with the lack of fencing as is also required by state law. CEO Baker reiterated that the fencing must be in good condition. **Motion** was made by Selectman Lone to approve the Graveyard/Junkyard Application from Powerhouse Salvage; second from Chairman Eastman. 0 approve/5 oppose

d. Local General Assistance Ordinance and Appendices A through D: October 1, 2019 through September 30, 2020

Motion was made by Selectman Lone for approval of the Local General Assistance Ordinance and Appendices A through D -- October 1, 2019 through September 30, 2020; second from Vice-Chairman Zaidman. 5 approve/0 oppose

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

Deputy Town Manager Fleck submitted and read the following report into the record:

"Bridgton Fire Department: The Department is steadily working on **policy and compliance** work with staff. The Department is sponsoring a **local fundraiser** and BBQ at Central Station, Gibbs Ave, on **Saturday, September 28, 2019 from 1PM to 5PM** to benefit the victims of the Farmington explosion. Come meet and greet local race car drivers and their cars, with a BBQ prepared by Chris McDaniels and staff.

Chief Harriman met with **MMA Risk Management** service last week. The Department has three firefighter's attending **firefighter 1 & 2** training classes, 300 or more hours each, over the next few months in Oxford. Chief Harriman attended an **emergency response meeting** at Lake Region High School and attended the **"ALICE"** (Alert, Lockdown, Inform, Counter and Evacuate) with other town employees on Thursday, September 19th.

"Bridgton Police Department": **Matt Regis**, new hire, is in his fifth week at the Maine Criminal Justice Academy in Vassalboro. He is expected to graduate on December 6th. The Bridgton Police Department has completed interviews for Officer Brandan George's replacement. We are conducting background checks and should have a final candidate within the next few weeks.

General: The **Ordinance Review Committee** is inviting and encouraging the public to attend their workshop on Wednesday, October 2, 2019 beginning at 6:00p.m. for review of the Disorderly House Ordinance and Fireworks Ordinance. This Thursday, September 26th there will be **NO Department of Motor Vehicle services** in Bridgton.

Lake Region High School Celebrates Homecoming this week with a parade on Thursday, September 26th on Main Street/Portland Road and a bonfire to follow at the Stevens Brook Elementary School. On Friday, September 27th Homecoming games include varsity and junior varsity field hockey beginning at 4:00p.m., and the football game at 7:00p.m. and on Saturday, September 28th beginning at 9:00a.m. more field hockey games, a cross country meet and the Homecoming DANCE at 7:00pm. For more information on the homecoming events visit lakeregionschools.org.

On **Saturday, October 12th at 11AM**, Liam Opie, with the support of the American Legion Post 67, will be performing a **Flag & Marker Dedication Ceremony** at the Ridge Cemetery to honor John F. Potter, commissioned as Captain of the Maine State Militia in 1837, and who served as a North Bridgton Post Master, a Bridgton Selectman, and 4-term Oxford County Sheriff.

The **Bridgton Easy Riders Snowmobile Club** will be performing trail work on Saturday, September 28, 2019. Volunteers are asked to meet at the Bridgton Community Center at 9AM for a 4-hour maintenance session. For more information, contact Club President, Blain Chapman, 647-5225.

Bridgton Recreation: Every Friday night from 5:00p.m. to 9:00p.m. the Rec Department hosts **open gym** at the Bridgton Town Hall. **Fryeburg Fair** will be held Sunday, September 29, 2019 through Sunday, October 6th. On Tuesday, October 1st the Bridgton and Harrison Recreation Departments are offering a **round-trip bus ride to the Fair**. Bridgton and Harrison Residents ride for FREE, non-residents pay \$5.00. The bus leaves the Harrison Town Office at 9:30a.m. and Bridgton town Office at 9:45a.m. Volunteers are needed for the **annual Halloween Party** on Thursday, October 31, 2019 at the Town Hall. Contact Gary Colello for more information on how you can help.

Respectfully submitted, Georgiann M. Fleck, Deputy Town Manager"

11. Old Business

a. Wastewater Status Update

Town Manager Peabody provided a brief wastewater status update.

b. Streetscape: Upper and Lower Main Street Status Update

Town Manager Peabody provided a brief upper and lower main street streetscape project update.

1. Oberg Parking

Colin Dinsmore from HEB Engineering reported that the plan has been updated with an estimated expense of \$4,950 to be billed to the Town. Lengthy discussion ensued. **Motion** was made by Vice-Chairman Zaidman to accept the new plan, put in the sidewalk around the building and remove the tree; second from Selectman Packard. Engineer Dinsmore offered to not charge the Town for the additional engineering costs. Vice-Chairman Zaidman **withdrew his motion**; Selectman Packard withdrew his second. All in favor to remove motion. **Motion** was made by Vice-Chairman Zaidman to reconsider the motion made on September 10, 2019 which read *"Motion was made By Vice-Chairman Zaidman to direct the Town Manager to request a cost estimate from the Engineer to redesign the area and if that cost is acceptable to the Oberg family they will pay for the expense, if any decisions are needed prior to the next meeting, the Board will hold a special meeting to address this issue; second from Selectman Packard. 5 approve/0 oppose"*; second from Selectman Packard. (vote on motion from September 10th) 1 approve (Selectman Lone approved)/4 oppose **Motion** was made by Vice-Chairman Zaidman to approve the amended plan, install the sidewalk [The Oberg family verbally agreed to allow the Town to install the sidewalk on their property], remove the tree and accept the engineers offer to not bill the town; second from Selectman Murphy. 4 approve/1 oppose (Selectman Lone was opposed)

c. First and Last Resort

Town Manager Peabody had submitted a request for qualifications to about a dozen brokers and two responded. **Motion** was made by Vice-Chairman Zaidman to direct the Town Manager to begin the bid process (which would include a stipulation that the building be removed); second from Selectman Packard. 5 approve/0 oppose

12. Treasurer's Warrants

Motion was made by Selectman Packard for approval of Treasurer's Warrants numbered 25, 26, 27, 28, 29, 30, 31, 32, 33 and 34; second from Selectman Murphy. 5 approve/0 oppose

13. Public Comments on Non-Agenda Items

There were no public comments on non-agenda items.

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

October 8, 2019

October 22, 2019

15. Adjourn

Chairman Eastman adjourned at 7:12 P.M.

Respectfully submitted,

Laurie L. Chadbourne
Town Clerk