

**Board of Selectmen's Meeting Minutes**  
**August 26, 2020; 4:00 P.M.**

Board Members Present: Liston E. Eastman, Chairman; Glenn R. Zaidman, Vice-Chairman; Carmen Lone; G. Frederick Packard; Paul A. Tworog

Administration Present: Deputy Town Manager Georgiann Fleck; Town Clerk Laurie Chadbourne; Community Development Director Linda LaCroix; Fire Chief Tom Harriman; Police Chief Phillip Jones

1. Call to Order

Deputy Town Manager Fleck called the meeting to order at 4:00 P.M.

Deputy Town Manager Fleck read the results of the August 25, 2020 Run-off Election.

2. Pledge of Allegiance

The Board recited the "Pledge of Allegiance."

3. Elect Chairman and Vice-Chairman

**Motion** was made by Selectman Zaidman to nominate Lee Eastman to service as Chairman of the Board; second from Selectman Packard. **Motion** was made by Selectman Eastman to nominate Glenn Zaidman to serve as Vice-Chairman; second from Selectman Packard. All in favor.

4. Executive Sessions

a. 4:00 P.M. Per MRS Title 36 § 841: Poverty Tax Abatement Hearing

**Motion** was made by Vice-Chairman Zaidman to enter executive session at 4:04 P.M. per MRS Title 36, Section 841 for a poverty abatement hearing; second from Selectman Lone. 5 approve/0 oppose

**Motion** was made by Vice-Chairman Zaidman to exit executive session at 4:36 P.M.; second from Selectman Lone. 5 approve/0 oppose

b. 4:30 P.M. Per MRS Title 1 § 405.6.E.: Legal Matters

**Motion** was made by Vice-Chairman Zaidman to enter executive session at 4:36 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 Lone to exit executive session at 5:16 P.M.; second from Vice-Chairman Zaidman. 5 approve/0 oppose

Action Items Following Executive Session

a. Poverty Tax Abatement

**Motion** was made By Vice-Chairman Zaidman to approve the poverty tax abatement application; second from Selectman Lone. 0 approve/5 oppose

5. Organizational Matters

a. Meeting Schedule Dates and Times

There were no changes made to the meeting schedule.

b. Schedule for Review of Treasurer's Warrants  
July-Sept 2020 = Chairman Eastman / Selectman Tworog  
Oct-Dec 2020 = Selectman Lone  
Jan-March 2021 = Selectman Packard  
April-June 2021 = Vice-Chairman Zaidman

c. Committee Liaisons

All liaisons will remain the same, with one exception, Paul Tworog will serve as the Pondicherry Park liaison.

6. Approval of Minutes

a. August 11, 2020

**Motion** was made by Selectman Lone for approval of the minutes from the August 11, 2020 Board Meeting; second from Selectman Packard. 5 approve/0 oppose

7. Police Chief Phillip Jones; Oath of Office Ceremony

Town Clerk Laurie Chadbourne administered the Oath of Office to Police Chief Phillip Jones. Former Bridgton Police Chief Richard Stillman pinned the chief badge on Phillip Jones and stated that it was an honor to do so. He added that Phil was an outstanding sergeant and he is proud that he has been promoted to Chief. He congratulated Chief Jones and his family.

8. Public Comments on Non-Agenda Items

Community Development Director Linda LaCroix provided the Board with a copy of the certificate of approval issued by the Maine State Housing Authority for the 15 Harrison Road Municipal Affordable Housing Development and Tax Increment Financing District.

Community Development Director Linda LaCroix provided the Board with a copy of the proposed amended Victualer's Licensing Ordinance with changes red-lined.

Community Development Director Linda LaCroix reported that the Town set aside funds for a ribbon cutting ceremony and dedication of the first phases of the wastewater and streetscape project, i.e. Upper Main Street. In addition, there is promotional monies under a carry forward and a small budget under the CDD to use for this type of event. Now that the project is substantially complete, the Community Development Office put together an event under the moniker "Bridgton Celebrates." (additional discussion below)

Community Development Director Linda LaCroix reported that the marijuana licensing fees will be ready for Board consideration at their meeting on September 8, 2020.

Chairman Eastman brought agenda item 11.b.5. forward.

11. New Business

b. Permits/Documents Requiring Board Approval

5. Police Department Carry Forwards

**Motion** was made by Vice-Chairman Zaidman to approve the Police Chief's requested carry forwards; second from Selectman Packard. 5 approve/0 oppose

## 8. Public Comments on Non-Agenda Items (continued)

Barry Denofrio provided some history on the Woods Pond Lake levels. **Motion** was made by Selectman Lone to direct the Town Manager to work with the Public Services Director to create a written plan for each lake that can be used in perpetuity; second from Vice-Chairman Zaidman. 5 approve/0 oppose

Vice-Chairman Zaidman stated that he loves celebrations but voiced concerns that the Board has not been made aware of Community Development Director LaCroix's proposed celebration using taxpayer dollars, in addition, September 11<sup>th</sup> is not a date for a celebration; he also questioned the number of people allowed to gather under the Governor's Order. Director LaCroix responded that this was put together within a matter of days, approved by the Town Manager, and presented as a date for new beginnings. She added that she has been receiving inside and outside pressure to hold events. Chairman Eastman added that we should not be celebrating until the project are complete and agreed with Vice-Chairman Zaidman that taxpayer dollars should not be spent, and September 11<sup>th</sup> is not a day to do so. Selectman Lone believes that this has been well thought through and a celebration is in order. Selectman Tworog believes September 12 would be more appropriate and added that an uplifting event in town would be good. Selectman Packard does not support the date of September 11<sup>th</sup> but thinks that Bridgton needs something positive and uplifting. Chairman Eastman noted that the consensus of the Board is to allow the celebration to move forward on September 12<sup>th</sup>.

## 9. Committee Reports

Ordinance Review Committee Chairman Leonard Rudin provided a status update. Vice-Chairman Zaidman wanted to ensure that the Committee was meeting their intent and asked how the Board can assist the Committee. The Committee has support through the Board liaison and Vice-Chairman Zaidman suggested that an agenda item be placed on each agenda for liaison updates. The Board opted to hold a workshop session with the Ordinance Review Committee at 4:00 P.M. on Tuesday, October 13, 2020.

## 10. Correspondence, Presentations and Other Pertinent Information

There was no correspondence, presentations, or other pertinent information.

## 11. New Business

### a. Awards and Other Administrative Recommendations

#### 1. Disposal of 123 Raspberry Lane

**Motion** was made by Vice-Chairman Zaidman to establish a minimum bid of \$50,000 and a required deposit of \$20,500 to bid on 123 Raspberry Lane (tax acquired property); second from Selectman Packard. 4 approve/1 oppose (Selectman Lone was opposed)

Chairman Eastman brought agenda item 11.b.3. forward.

## 11. New Business

### b. Permits/Documents Requiring Board Approval

#### 3. Vote to Authorize Lease Purchase of a 2020 Dodge Ram 2500 4X4 Truck and Related Accessories in the Principal Amount of up to 44,223

**Motion** was made by Vice-Chairman Zaidman approve the lease purchase of a 2020 Dodge Ram 2500 4x4 truck and related accessories in the principal amount up to \$44,223; second from Selectman Packard. 5 approve/0 oppose (see attached)

b. Permits/Documents Requiring Board Approval

1. Orders for Placement of Referendum Questions on November 3, 2020 Ballot:

- a. Shall the Town enact an ordinance entitled, "Amendments to Town of Bridgton Victualers Licensing Ordinance to Require Marijuana Establishments to Obtain a Local License"?

Community Development Director Linda LaCroix stated that a marijuana licensing ordinance could stand alone but the Town Attorney advised that it is more efficient to amend the Victualer's Licensing Ordinance. The Board directed Director LaCroix to work with the Attorney to draft simpler language and not to change the title to which Director LaCroix responded that she will have the revised document at the next meeting for certification. **Motion** was made by Selectman Lone to approve the "Order to Place Referendum Question on the November 3, 2020 Ballot;" second from Chairman Eastman. 5 approve/0 oppose

2. Certificate of Commitment of Sewer User Rates Commitment #242

**Motion** was made by Vice-Chairman Zaidman to commit the March 1, 2020 to May 31, 2020 Sewer User Rate Commitment #242 comprising of 2 pages totaling \$8,004.57 to the Treasurer for collection; second from Selectman Packard. 5 approve/0 oppose

3. Vote to Authorize Lease Purchase of a 2020 Dodge Ram 2500 4X4 Truck and Related Accessories in Principal Amount of up to \$44,223.00

*This item was addressed earlier in the meeting.*

4. Amendments to Consolidated Tax Acquired Property Policy and Procedures for the Disposal of Tax Acquired Properties

**Motion** was made by Selectman Packard to approve the revised Consolidated Tax Acquired Property Policy; second from Selectman Tworog. 5 approve/0 oppose

5. Police Department Carry Forwards

*This item was addressed earlier in the meeting.*

c. Selectmen's Concerns

**Selectman Packard** had no concerns.

**Selectman Tworog** had no concerns.

**Vice-Chairman Zaidman** made a **motion** to direct the Town Manager to prepare a request for proposal for legal services by the end of September; second from Selectman Packard. 5 approve/0 oppose

**Vice-Chairman Zaidman** requested that the Town Manager ensure that the manhole covers meet the Town's expectations and are functioning properly.

**Selectman Lone** reported that some parking lot lights and streetlights are out and has been reported.

**Selectman Lone** voiced concerns on the condition of the tattered flags in Town and requested that they be replaced as soon as possible.

**Selectman Lone** reported that the new carpets at the Community Center look great and all the doors now have a locking system.

**Chairman Eastman** had no concerns.

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

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

Deputy Town Manager's Report; August 26, 2020

Run-off Election

The Special Town Meeting/run off election held Tuesday, August 25, 2020, yesterday, for Bernard N. King Jr., and Paul A. Tworog and resulted in Paul A. Tworog being elected with 260 votes. I would like to say thank you to both candidates for their interest in this position and congratulate Paul on winning the candidacy.

General

Health Officer, Catherine Pinkham, will be passing out masks and hand sanitizer with information COVID #19 at Food City on Monday, August 31<sup>st</sup>.

We were notified by Laura Reading of The Developers Collaborative of the Harrison Road development project that the TIF for the development to be located at 15 Harrison Road has been approved by the Maine Housing Authority.

The Dam Site/Brookside park project is complete and came in \$2,600 under the proposed budget. We are finalizing the Main Hill Parking lot landscaping plan and acquiring easements.

Representative for the United States Census will be on-site on Thursday, August 27<sup>th</sup> located at the main entrance of the Bridgton Town Office from 9:00a.m. to 1:00p.m. to assist residents with their 2020 Census. If you have not yet filled out your census or need assistance completing it, please stop by and the representatives will be happy to assist.

Linda Lacroix, Community Development Director, continues work with the Broadband Assessment Ad Hoc Committee in an effort to report findings to the Select Board on its research on expanding and securing robust broadband access for residents and businesses of the town. The Committee is part of a larger group of state and county officials, providers and interested residents that includes the Towns of Bridgton, Harrison, Naples and Denmark. If anyone is interested in keeping up with the work of the committee or becoming active please contact Linda at 803-9956 or by email [llacroix@bridgtonmaine.org](mailto:llacroix@bridgtonmaine.org).

Fall Soccer and Run Club have opened with a registration deadline of September 4<sup>th</sup>. The Soccer season will begin September 14<sup>th</sup> and Run Club, a flexible youth running program, will begin the week of September 14<sup>th</sup> for elementary school children. There will be required temperature readings at each practice and hand sanitizer will be at all program events. We want to thank Norway Savings Bank for sponsoring all registration fees for Bridgton residents for the fall soccer program. Pre-K through 6<sup>th</sup> grade Bridgton residents may participate in youth soccer for FREE this fall. For more information please call Recreation Director Gary Colello at 207-647-1126 or refer to our website at [www.bridgtonmaine.org](http://www.bridgtonmaine.org)

Bridgton Fire Department

The Department completed a two-evening joint training with Harrison and Sweden on vehicle crash response which Harrison sponsored. The training was well-attended and everyone should be more comfortable working together. Members are working hard completing renovations to the air boat, which should be back in service soon. Annual apparatus pump testing, and hose testing are being done next week, staff will be assisting. The department will send a detail to a former officer's memorial service this Friday.

Until next time....be safe and be well.

Respectfully submitted,  
Georgiann M. Fleck, Deputy Town  
Manager

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

a. Wastewater Status Update

b. Streetscape: Upper and Lower Main Street Status Update

Deputy Town Manager Fleck provided a brief update of the Wastewater Status and the status of the Upper and Lower Main Street projects.

13. Treasurer's Warrants

**Motion** was made by Chairman Eastman for approval of Treasurer's Warrants numbered 17, 18, 19, 20, and 159; second from Selectman Packard. 5 approve/0 oppose

14. Public Comments on Non-Agenda Items

There were no public comments on non-agenda items.

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

September 8, 2020

September 22, 2020

16. Adjourn

Chairman Eastman adjourned the meeting at 7:37 P.M.

Respectfully submitted,

Laurie L. Chadbourne  
Town Clerk