

Board of Selectmen's Meeting Minutes December 8, 2020; 3:30 P.M.

Board Members Present (Virtual): Liston E. Eastman, Chairman; Glenn R. Zaidman, Vice-Chairman; Carmen E. Lone; Paul A. Tworog

Board Members Absent: G. Frederick Packard

Administration Present: Town Manager Robert Peabody; Deputy Town Manager Georgiann Fleck; Town Clerk Laurie Chadbourne; Public Services Director David Madsen; Community Development Director Linda LaCroix; Code Enforcement Officer Brenda Day

1. Call to Order

Chairman Eastman called the meeting to order at 3:30 P.M.

2. Pledge of Allegiance

The "Pledge of Allegiance" was recited.

3. 3:30 P.M – 5:00 P.M. Executive Session Per MRS Title 1 § 405.6.E.: Legal Matters

a. Consultation with Town Attorney

Motion was made by Vice-Chairman Zaidman to enter executive session at 3:33 P.M. per MRS Title 1, Section 405.6.E for legal matters; second from Selectman Tworog. 3 approve/0 oppose

Selectman Lone joined the executive session portion of the meeting.

Selectman Lone was not present for the start of the regular meeting.

Motion was made by Vice-Chairman Zaidman to exit executive session at 5:45 P.M.; second from Selectman Tworog. 3 approve/0 oppose

4. Action Items Following Executive Session

There were no action items following executive session.

5. Approval of Minutes

a. November 10, 2020

Motion was made by Vice-Chairman Zaidman for approval of the minutes from the November 10, 2020 Board meeting; second from Selectman Tworog. 3 approve/0 oppose

6. Public Comments on Non-Agenda Items

Kelly Margolis, President of Woods Pond Association, provided an overview of the courtesy boat inspection program on Woods Pond. Jeff Stern added some detailed information on the program and is proud of all involved.

Public Services Director Madsen reported an issue with the grater and he is obtaining prices for repair and will present options for consideration at the next meeting.

7. Committee/Liaison Reports

Selectman Tworog reported on a successful volunteer workday on the trails in Bridgton a few weeks ago.

8. Correspondence, Presentations and Other Pertinent Information

a. Woodlands Memory Care of Bridgton Tax Increment Financing Amended Proposal

Matthew Walters, Woodland Memory Care, presented their proposal a few weeks ago and submitted an amended proposal. Discussion ensued. Board Members requested estimated dollar amounts using different scenarios for comparison to which Mr. Walters will provide for the next meeting.

Selectman Lone re-joined the meeting.

9. New Business

a. Awards and Other Administrative Recommendations

b. Permits/Documents Requiring Board Approval

1. Certificate of Commitment of Sewer User Rates Commitment #245

Motion was made by Vice-Chairman Zaidman to commit the August 1, 2020 to October 31, 2020 Sewer User Rate Commitment #245 comprising of three pages totaling \$8,304.25 to the Treasurer for collection; second from Selectman Lone. 4 approve/0 oppose

c. Selectmen's Concerns

- **Selectman Lone** had no concerns.
- **Vice-Chairman Zaidman** requested that an additional stop sign be placed at the intersection of Kansas Road and Main Street to which this issue was directed to the next meeting.
- **Vice-Chairman Zaidman** thanked the Public Services Department, Police Department, Fire Department and all first responders for their efforts in dealing with the last storm.
- **Selectman Tworog** had no concerns.
- **Chairman Eastman** expressed his disappointment with the two poorly done manhole fixes on Main Hill.

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

Town Manager Peabody submitted and read the following report into the record:

Manager's Report

12/08/20

General

As you all are aware, the Town Office was closed for 14 days to quarantine our staff and clean the offices due to two staff members contracting COVID-19. 2020 has proven to be a truly challenging year for the Town and its employees. We are committed to following the Governor's mandates and the CDC's protocols to keep both staff and our customers safe. While dealing with the pandemic, Town staff have worked hard to keep Bridgton safe, move projects forward, provide the day-to-day services expected by our residents and be ready for the challenges of providing Town services even when working remotely.

A "job well done" goes out to the Public Works Department, Fire Department and Police Department for the handling of all the challenges during the Saturday's snowstorm.

A reminder that masks are required at the Town Office. If you are unable to wear one due to an underlying medical condition, please call to set up an appointment so that we can accommodate you in a manner that is safe for you and our staff.

An important reminder that with winter weather upon us, it is important to keep your driveways and private roads cleared and sanded so that, if the need arises, emergency personnel can safely access your property.

Regarding weather events, please be aware that we post information on the Town's Facebook page and the Town's website. Additionally, all the local television channels are notified when the Town Office closes.

I have issued my annual budget memo to the Department Heads. Proposed budgets, except for the Public Services Department, are due December 31st. Public Services budgets are due January 8th.

Cemeteries

As an update, Sawyer Engineering has been hired to survey both sections of the South High Street Cemetery.

Recreation

The Parade of Lights has been re-scheduled for Friday, December 11 at 5:30pm. The parade route can be found on the Bridgton Recreation website and the Town's Facebook page.

Community Development

2021 Community Development Block Grant (CDBG) applications are available on the Town website. The mandatory virtual meeting explaining the grant program and application process is being held Wednesday, December 9 at 9am- sign in details are on the Town website. Applications are due January 12, 2021. Questions may be directed to Linda LaCroix, Community Development Director or Courtney Kemp, Administrative Assistant.

Town Office

The Town applied for and been approved for the following safety upgrades at the Town Office using funds from the Keep Maine Healthy Grant:

Installation by Specialty Services Corporation of UV Lights (Premier One Germicidal Lamps) in the heat pumps- \$4,533; and

One handheld electrostatic disinfectant fogger for disinfecting hard surfaces in the Town Office- \$549 and 4 one-gallon solutions for \$144. The offices will be fogged in the mornings before opening.

10. Old Business

Chairman Eastman brought item c forward.

c. Water Level Policy – Lake Level Policy & Procedures

Public Services Director Madsen stated that he believes the policy created will work best for all. Selectman Tworog was concerned with only two levels since, in the past, three levels were maintained. Director Madsen responded that the policy leaves room for weather related issues.

William Pries requested transparency to the public on the actual lake levels and suggested that this information be included in the department's monthly reporting. He also voiced concerns with the waterfront sites and asked why the third level was removed to which Director Madsen said that the removal of the third level is intended to keep people from damaging the lake noting that every fourth year the water will get lowered for maintenance. Mr. Preis thinks that Director Madsen has done a good job the last few months in keeping the lake level where it is supposed to be.

Barry Denofrio submitted several pages of data to the Town and does not believe this policy is accurate. He voiced concerns with the levels and shoreline erosion and hoped this policy would not be passed as written. He does not have confidence in the policy and requested more time to work accurately with specificity.

Discussion ensued. **Motion** was made by Vice-Chairman Zaidman to approve the policy for managing water levels at Highland Lake and Woods Pond; second from Chairman Eastman. 4 approve/0 oppose

Chairman Eastman brought item d forward.

d. Acceptance of Donation from Jim Cossey

James Cossey submitted a request to the Select Board to reconsider the offer to donate funds to the Bridgton Police Department donation fund for the purchase of two ElanCity speed control signs. This donation is without any other conditions or restrictions. **Motion** was made by Vice-Chairman Zaidman to accept the donation from James D. Cossey for the purchase of two ElanCity speed control signs; second from Selectman Lone. 4 approve/0 oppose

a. Wastewater Status Update

b. Streetscape: Upper and Lower Main Street Status Update

Town Manager Peabody provided a brief update on the status of the wastewater and streetscape projects.

c. Water Level Policy – Lake Level Policy & Procedures

This item was addressed earlier in the meeting.

d. Acceptance of Donation from Jim Cossey

This item was addressed earlier in the meeting.

e. Board Meeting Dates During Holiday Season

There was no amendment to the regular schedule.

11. Treasurer's Warrants

Motion was made by Selectman Lone for approval of Treasurer's Warrants numbered 65, 66, 67, 68, 69, 70, 71 and 72; second from Selection Tworog. 4 approve/0 oppose

12. Public Comments on Non-Agenda Items

There were no public comments on non-agenda items.

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

December 22, 2020

January 12, 2021

14. Adjourn

Chairman Eastman adjourned the meeting at 6:59 P.M.

Respectfully submitted,

Laurie L. Chadbourne

Town Clerk