

Board of Selectmen's Meeting Minutes

March 8, 2022; 5:00 P.M.

Board Members Present: Carmen E. Lone, Chairman; Glenn R. Zaidman, Vice-Chairman; Paul A. Tworog; Robert J. McHatton, Sr.; G. Frederick Packard

Administration Present: Town Manager Robert A. Peabody, Jr.; Deputy Town Manager Georgiann Fleck; Town Clerk Laurie Chadbourne; Community Development Director Linda LaCroix; Police Chief Philip Jones; Public Services Director David Madsen; Fire Chief Gen Garland

1. Call to Order

Chairman Lone 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. February 16, 2022

b. February 22, 2022

c. February 24, 2022

Motion was made by Vice-Chairman Zaidman for approval of the minutes from the February 16, 2022, February 22, 2022, and February 24, 2022 Board Meetings; second from Selectman Packard.

5 approve/0 oppose

4. Public Comments on Non-Agenda Items

Community Development Director Linda LaCroix provided a brief update on the Oak Street sidewalk project. Due to resident feedback, lamps will not be installed at this time, however, a conduit will be put in for potential future lighting.

Lega Medcalf, resident of Hio Ridge Road, noted that there are vehicles entering the Transfer Station that do not display a sticker. She also suggested sticker modification to be identifiable without the word "Bridgton." Selectman Tworog noted that employees are checking for stickers on the vehicles per the Department Report. Selectman McHatton added that the Town will be voting on "pay per bag" which will take care of all trash trucks that do not recycle if it passes.

Pete Dubrulle, representing Bridgton Food Pantry, reported that the food pantry is looking to relocate and requested the Board consider granting the tax acquired property on Lower Main Street. Mr. Dubrulle provided information and statistical data on the Food Pantry. He added that he has been discussing this with Town Manager Peabody and understands that the property is under legal review to ensure clean title. The consensus of the Board was to add this to a future agenda for discussion and consideration.

5. Committee/Liaison Reports

a. Ordinance Review Committee Recommendations on Dog Control, Curfew and Fireworks Ordinance Revisions

Representing the Ordinance Review Committee, Lee Rudin reviewed the proposed changes to the Dog Ordinance, Curfew and Fireworks Ordinance. Community Development Director LaCroix suggested that the proposed amendments are reviewed by legal before placement on the warrant.

6. Correspondence, Presentations and Other Pertinent Information

a. Bridgton Farmers Market 2022

Market Manager BrennaMae Thomas-Googins was present and provided a brief update on the market for 2022.

b. Conservation Project: Matt Markot, Executive Director Loon Echo Land Trust

Executive Director Matt Markot requested support for the purchasing conservation easements on approximately 1,300 acres some of which is in Bridgton. Vice-Chairman Zaidman suggested that the Board hear from Town Manager Peabody before acting. Chairman Lone directed this item to the next agenda.

7. New Business

a. Awards and Other Administrative Recommendations

1. Community Development Block Grant Recommendations by CDAC

Representing the Community Development Advisory Committee Ursula Flaherty reviewed their recommendations for funding from the Community Development Block Grant 2022-23 Program. Discussion ensued regarding the various programs. **Motion** was made by Selectman McHatton to accept the recommendations of the Community Development Advisory Committee as presented; second from Vice-Chairman Zaidman. [The Board granted Chairman Lone permission to vote on this item.] 5 approve/0 oppose

The Municipal Officers of the Town of Bridgton will hold a Public Hearing at 4:00 PM, Tuesday, March 22, 2022 on the Community Development Advisory Committee recommendations to the Selectboard for funding of 2022-2023 Community Development Block Grant applications. The applications will be made available on the Town website, www.bridgtonmaine.org, and copies will be posted at the Town Office. The meeting will be held in person and remote access will be provided. Information on how to participate remotely will be published at least 24 hours in advance of the meeting. Please direct any questions to Linda LaCroix, Community Development Director at llacroix@bridgtonmaine.org or 207-803-9956.

2. Discussion of Annual Town Meeting

Chairman Lone opened discussion of the Annual Town Meeting. Discussion involved voting by secret ballot or at an open town meeting. Vice-Chairman Zaidman suggested that voters be asked, by secret ballot, if they want to vote by secret ballot or open town meeting in future years and directed the Town Manager to draft the language.

b. Permits/Documents Requiring Board Approval

1. Approval of Town Manager's Contract

Motion was made by Selectman McHatton to authorize Chairman Lone to negotiate an employment agreement with the terms discussed in executive session; second from Vice-Chairman Zaidman.

5 approve/0 oppose

2. Accept Payment and Approve Quit Claim Deed to Alexa Roos, Map 11, Lot 13-10

3. Accept Payment and Approve Quit Claim Deed to Alexa Roos, Map 11, Lot 13-17

Motion was made by Vice-Chairman Zaidman to accept payment and approve Municipal Quitclaim Deeds to Alexa Roos for property described as Map 11, Lot 13-10 and Map 11, Lot 13-17; second from Selectman Packard. 5 approve/0 oppose

4. Resolution Supporting Application to the Governor's Office of Policy Innovation and the Future Community Resilience Partnership Program

Community Development Director Linda LaCroix and Deputy Community Development Director Victoria Hill requested that the Board approve a resolution of support of an application to the Governor's Office of Policy Innovation and the Future Community Resilience Partnership Program. Director LaCroix responded to questions asked by the Board. **Motion** was made by Vice-Chairman Zaidman not to approve the application; second from Selectman Tworog. Discussion ensued involving the intent and resolve. **Motion** was made by Chairman Lone to amend the motion to allow Community Development Director LaCroix time to contact the State prior to taking a vote; second from Selectman Packard. 3 approve/2 oppose (Zaidman and Tworog were opposed) Deputy Town Manager Fleck advised the Board to take their vote on an affirmative motion to which a yes vote would be in favor of supporting the resolution and a no vote would be in opposition of the resolution. 0 approve/5 oppose Chairman Lone directed this item to the March 22, 2022 Board Meeting.

c. Selectmen's Concerns

- **Selectman Packard** noted that we have a big truck that is broken down and he also saw a flatbed with a truck going down the road to which Public Services Director Madsen reported that the sidewalk plow brakes need to be repaired and he brought back a loaner.
- **Selectman Tworog** asked for a copy of the revised budget following the preliminary discussion to which Town Manager Peabody will follow up.
- **Vice-Chairman Zaidman** received information that Stevens Brook School is trying to print a year book for each student at no cost and needs to raise \$4,300 by selling ads, a full-page ad is \$150 and he encouraged support of their project to which Community Development Director Linda LaCroix will take out an ad through her department.
- **Selectman McHatton** asked what the anticipated legal fees are for the Comprehensive Plan update to which Community Development Director LaCroix responded that she does not see any need to seek legal advice.
- **Selectman McHatton** reported that the Recycling Committee voted unanimously to ask the Board to seek voter consideration on pay per bag. Vice-Chairman Zaidman added that the Board needs to set a fee if it is going to the ballot. The Board requested a presentation from the bag company at their next meeting.
- On behalf of the Recycling Committee, **Selectman McHatton** requested funding for advertising; the Board directed Town Manager Peabody to fund this expenditure.
- **Chairman Lone** had no concerns.

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

Deputy Town Manager Fleck read the following into the record:

TOWN OF BRIDGTON DEPUTY TOWN MANAGER'S REPORT; March 8, 2022

General: Please make sure to refer to the Town of Bridgton's website, www.bridgtonmaine.org to subscribe for email alerts. These include Meeting Agendas and Minutes; Public Notices; Career Opportunities; Events; Wastewater Project and Main Street Project Updates.

Public Services Department: Construction of the wastewater treatment plant has begun! Heavy equipment has been moved onto the site and snow has been cleared to prepare the site for the upcoming construction. A pre-construction meeting is scheduled for March 15th.

Code Enforcement: For the month of February 2022, 6 building permits were issued with a valuation of \$455,000 (10 in 2021). 16 plumbing permits were issued (12 in 2021). The Planning Board is currently reviewing 3 applications for development.

Bridgton Recreation: Beginning Wednesday, March 9th the Recreational Department is making masking optional following an announcement by the State of Maine and Governor Mills that the Maine CDC is now recommending optional masking for after school settings. Participants, staff, and volunteers of our programs may choose either to wear a mask or not wear a mask during our programs. It is expected that everyone regardless of their choice will be respected for their

decision on their personal level of comfort and protection, and we will support everyone's individual choice. Our programs will still heavily enforce: Constant Hand Washing after Activities for at Least 20 Seconds; Distance Apart while doing sit down activities; Cleaning and Disinfecting Equipment; Outside Activities as a Priority; Encourage Participants and Staff to Stay Home When Not Feeling Well; Encourage Parents to Communicate Illness to the Rec Department and Educate How Germs are Spread from Person to Person. Please check out our comprehensive website at www.bridgtonmaine.org or for questions and/or additional information please contact Recreation Director, Gary Colello, at 647-1126.

Town Clerk's Department: Nomination papers are available for the following:

(1)Selectman/Assessor/Overseer of the Poor; 3 year term: (2)Planning Board Regular Member 3-year term: (1)Planning Board Alternate Member; 3-year term: (1) MSAD #61 Director; 3-year term: (1) Water District Trustee; 3-year term
The nomination paper filing deadline is the close of business hours on April 15, 2022. Please contact Town Clerk, Laurie Chadbourne at 207-647-8786 or lchadbourne@bridgtonmaine.org with any questions.

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

Respectfully submitted, Georgiann M. Fleck, Deputy Town Manager

8. Old Business

a. Wastewater Status Update

There were no additional updates.

9. Treasurer's Warrants

Motion was made by Selectman McHatton for approval of Treasurer's Warrants numbered 89, 90, 91 and 92; second from Vice-Chairman Zaidman. 5 approve/0 oppose

10. Public Comments on Non-Agenda Items

Jeremy and Meghan from Street Eats were present to ask the Board permission to park their food truck at the Community Center. Vice-Chairman Zaidman stated the Frank Howell and the new owners of the Magic Lanterns should also be contacted. Chairman Lone directed them back to the Town Clerk's Office to follow the permitting process.

Deb Brusini provided the Board with a brief update of the Planning Board projects.

Ursula Flaherty let the Board know that Bridgton celebrated International Women's Day through the Art & Culture Subcommittee with a flash mob.

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

March 22, 2022, April 12, 2022, April 14, 2022 at 4:00 P.M. – Comprehensive Plan Workshop
April 26, 2022

The Board directed the Deputy Town Manager to coordinate rescheduling the workshop meeting with Emergency Management.

12. Adjourn

Motion was made by Vice-Chairman Zaidman to adjourn the meeting at 7:40 P.M.; second from Selectman Packard. 5 approve/0 oppose

Respectfully submitted,



Laurie L. Chadbourne, Town Clerk