

ST. GEORGE SELECT BOARD & ASSESSORS  
MEETING MINUTES  
January 30, 2017

The Select Board meeting was called to order at 7 p.m. Members present were: Richard Bates, Chairman; Randy Elwell, Jerry Hall, Wayne Sawyer, and Tammy Willey. Also present: John Falla, Tim Polky, Elizabeth Curtis, Chris Chadwick, Ben Norton and Josiah Wilson.

PUBLIC COMMENTS: Chris Chadwick said he was at the meeting to continue to express an interest in the property at 10 Cold Storage Road.

REGULAR SESSION:

-Adjustments to Agenda: None.

-Minutes: The minutes of January 23, 2017 were amended as follows: (changes in red)

- Page 1: paragraph 4, delete (See Town Manager Falla's correction to February 9<sup>th</sup>, below.)
- Page 5: last paragraph, 1<sup>st</sup> sentence should read committee followed up on the Darci report. Last paragraph, 2<sup>nd</sup> sentence should read various towns that were selected in the Darci report.
- Page 6: 1<sup>st</sup> paragraph, line 4 change sentence to read Mr. Vaitones said the committee looked at the (delete total) cost to St. George in retirement benefits, not the (delete employee contribution) total benefits. Second paragraph, line 5 should read Chairman Bates said the same issue might arise for town employees.
- Page 8: second paragraph, line 3 change to read: Technically that is possible if you use... Line 4; delete the comma after word possible. Third paragraph, line 4 should be corrected to read Mr. Falla said under Constant Contact, which is the email announcement, we have a town office announcement list, Next sentence: hyphenate no-interaction. Last paragraph, 1<sup>st</sup> line, change word from debate to debating.
- Last sentence: start a new paragraph and it should read: (Selectperson Hall will await Chairman Bates feedback on item #12.)
- Page 9, second to last paragraph should read Chairman Bates said that he will finalize a list for the Board members on the various projects.

On a motion by Selectperson Hall (Sawyer), it was voted 5-0 to approve the minutes of January 23, 2017, as amended.

Communications:

The Town Manager received a call last week from Chris Chappell, the Administrator at Mid-Coast Christian Academy in Thomaston. He has a St. George resident who attends the Academy. The student is a high school senior. Mr. Chappell asked about the requirements for the St. George scholarship fund. Mr. Falla explained that to be eligible, a student had to attend one of the five high schools designated by St. George, and Mid-Coast Christian Academy was not one of them. Mr. Chappell told Mr. Falla, he wanted to write a letter and ask the Board to

consider an exception to the requirements. The letter was received. Mr. Falla explained to the Select Board, as trustees of the Town, they are responsible to uphold the school agreement. Therefore, the Select Board could not make any decisions on this matter. Mr. Falla and Mr. Polky will contact Mr. Chappell and refer him to the St. George School Board.

Chairman Bates received a letter from Senator David Miramant with regards to a bill that was submitted to the Maine State Legislature. The bill was to abolish shellfish ordinances. The summary of the bill read: "To eliminate the authority of a municipality to adopt a shellfish conservation program and prohibit a municipality from adopting or enforcing any ordinances that regulate shellfish." The two proponents of this bill are clambers. Senator Miramant will continue to look into this. Selectperson Sawyer said there was another bill, almost the exact opposite, that had been submitted to the Legislature. Mr. Polky noted without that ordinance, no one would be able to clam. When the Town enacted that ordinance, it opened up the clamming in the river for the five towns. Prior to the ordinance change, very few people in the state could dig clams.

Selectperson Willey received a communication from Ben Norton, alternate, on the Coastal Waters Management Board in regards to 10 Cold Storage Road. Chairman Bates said the Board would speak to that (10 Cold Storage Road), later in the meeting.

- Warrant: The warrant for the week of January 30<sup>th</sup> was reviewed and signed. The total expenditures were \$61,561.13 and included a payment of \$29,700.00 to J.K. Kalloch for the winter roads contract. The Town Manager brought the new appointment certificate forms that were approved last week. The Select Board signed the forms. Selectperson Willey asked about any updates on Tim Hoppe Tree Service as he was included in the warrant. Mr. Polky said that Mr. Hoppe needs to go before the Planning Board, first.

#### TOWN MANAGER'S REPORT:

##### Committee Meetings:

Conservation Commission meets February 2, 2017.

#### COMMITTEE REPORTS:

- Conservation Commission: Selectperson Willey asked the Board if they had ideas she could take back to the Conservation committee. Chairman Bates said she could remind them of a goal which was to continue repairing the creek. Selectperson Willey said that would be on their new action plan.
- Planning Board: Meeting of January 24, 2017 was cancelled due to weather.

#### OLD BUSINESS:

Select Board Policy Manual Review: The following policies were reviewed. Items #35, #45 and #46:

-Compensation of Members of the Town Boards: Selectperson Hall said the Coastal Waters Management Board is no longer a Board. It is a committee. The policy should read, "Members of the Planning Board and the Board of Appeals shall be compensated on a quarterly basis." Selectperson Hall asked if the compensation is now \$20 a meeting instead of \$10. The Town Manager believed the amount was voted but the policy was not voted on. Mr. Falla told

Selectperson Hall the compensation is \$20. Selectperson Hall said we should reflect that in the policy. Mr. Falla said, "Yes." Consensus was met.

-Smoking Policy at the Solid Waste Facility: There were no changes to this policy. Mr. Polky felt the policy was great as it is. Consensus was that the policy is working. Selectperson Sawyer said that he had not seen anyone smoking there for a very long time.

-St. George Transfer Station Second Hand Shop: Mr. Polky said he liked the shop the way it is. Chairman Bates suggested a change in the first section. Consensus of the Select Board was to change the policy to read, "Many of the goods that reach the transfer station are in reasonably good condition, including furniture, kitchenware, tools, clothing and sporting goods, and may be reused."

In the section regarding shop hours, Chairman Bates suggested the sentence read, "There can be winter hours between Columbus Day and Memorial Day, subject to agreement by the Town Manager." This was because the Transfer Station no longer has the short hours of operation. Consensus was reached on the change.

Selectperson Hall will summarize the changes from last week and this week, present them, and talk about what items can be reviewed at the next meeting.

#### NEW BUSINESS:

##### -Select Board Schedule:

Meeting dates are as follows: February 6, February 13, February 27, March 6, March 20, March 27, April 3, April 10, April 24, May 1, 2017, and after that is Town Meeting.

Chairman Bates said the schedule was updated on the website.

Selectperson Hall will talk with the Budget Committee and let them know they will have until March 20<sup>th</sup> to present their Final Recommendations to the Select Board.

#### NEW BUSINESS:

-Communications regarding 10 Cold Storage Road Facility: Chairman Bates said the Board received a letter from Josiah Wilson. Chris Chadwick talked with the Board last week and Ben Norton also spoke to the Select Board.

Chairman Bates asked for input. Selectperson Elwell felt the recommendations should be passed on to the Harbor committee, as they are dealing with 10 Cold Storage Road. Selectperson Sawyer felt the Board needed to wait for the Harbor committee's report before discussing. The Harbor committee meeting will be Wednesday, February 8<sup>th</sup>. Town Manager Falla said once the Harbor committee did their research, Schmanska would talk with Noel Musson and give him the feedback. Schmanska would also schedule the next meeting with the Harbor committee and have Musson and Greg there. Mr. Polky added that they might get Nathan Johnson, who represents Aqua Ventus. Aqua Venus is the group proposing the windmills near Monhegan. He thinks that group should meet with the Harbor committee as well as the Select Board before they have their public meeting which is tentatively scheduled for February 28<sup>th</sup>. There will be two meetings that day: 2 p.m. to 4 p.m. and 7 p.m. to 9 p.m. The group asked for space in the building but have not

advertised the meeting yet. The group agreed to meet with the Select Board before their meeting. Mr. Polky said he would try to get them to the February 6<sup>th</sup> board meeting.

Selectperson Sawyer said that when this gets sent to the committee, the Select Board should send a word of encouragement that they work diligently on this. Selectperson Hall said the committee's focus has been the long-term plan. He said that last year they said they were not going to do anything significant there. Basically, it would be small amount of low impact use, subject to the discretion of the Harbormaster. Selectperson Hall felt it fair to ask them whether they are satisfied with that approach of the coming year or whether a different approach should be considered. Selectperson Sawyer agreed. Chairman Bates thought in the past the philosophy has been, where there is no alternative, with the Harbormaster's approval, to let people use that space. Whether it is the Island Transporter, where there is no other alternative, but to launch from there, that is fine. Where there have been alternatives, he thinks it has been fine to say no, because there are alternatives. Mr. Falla said the ultimate criteria is on a case by case basis. Selectperson Hall asked if that is what we should do this summer. He questioned whether there would be construction going on at 10 Cold Storage Road this summer that may interfere with possible uses. Selectperson Hall said there has been an opinion expressed that we ought to consider whether something else might be located on that property this summer. There were questions about Planning Board approval for such activities. If we are going to do anything there this summer, there needs to be a serious discussion about it now. Chairman Bates would still like it to be considered by the Harbor Committee. Selectpersons Hall, Elwell and Sawyer agreed. Selectperson Hall said that the Select Board provides some direction to that committee. He would advocate that they factor that into their thinking. Chairman Bates clarified, "To consider what could be done." Selectperson Willey agreed with Selectperson Hall. She thinks the Board should listen to the fishermen and consider what can be done until construction starts or whatever. She asked Chadwick and Wilson, would they be allowed to go back to the other docks they are currently using, if they had to leave due to construction? Chadwick said he did not know. There are only two docks in Port Clyde. Chadwick felt that the property was large enough to accommodate the fishermen, depending on what it will be used for. Chairman Bates said the Board should be very careful about raising unrealistic expectations for the fishermen. He thought that after the committee considered it, he would not be surprised if they did not make facilities for usage this summer for regular lobstering. Mr. Falla said it is up to the committee. Chadwick said, "That was too bad. We would be making more money as individual fishermen if we had another dock to go to." Chairman Bates gave an example. To ensure a safe operation, the Town ends up employing someone to run the dock this summer, and we end up making some income from the people that are using it; but at the same time having to pay somebody to make sure it is safe, then we haven't done any good at all. We are out of pocket. Chadwick said, "That as townspeople we are \$800,000 plus, sitting on ice that other people are using but I can't use." Chairman Bates commented they couldn't make special arrangements for him. Chadwick commented that they were the only three that could make the meeting. He was confused why the Island Transport goes in and out of there as commercial use. Selectman Hall asked if they pay to use the property. Mr. Falla said, "Yes, they do."

Chairman Bates said the sense of the Select Board is we should refer this to the Harbor Committee to consider, asking them to explore the options for using it this summer but not get ourselves into an untenable situation. Selectperson Sawyer said to take Mr. Norton and Mr.

Wilson's letters to the committee meeting. Selectperson Elwell is the Select Board representative and he said he would take the letters. Selectperson Sawyer said there is nothing the Select Board can do until they get the report back from the committee. Chadwick wanted to make sure his statements were included in the minutes.

Wilson asked if he could address the Chairman, as he had to leave. Wilson recapped his understanding of what occurred. The Select Board would like to put this over to the Harbor Committee, consider a two-prong approach but allow the Harbor Committee to ultimately bring back their recommendation to you. "I don't know, in my mind, what the time line would be for that. When is the recommendation due to the Board?" Selectman Elwell said, "When they get the recommendation done." Wilson, "Is there a firm date that you have charged the committee with, Mr. Chairman?" Chairman Bates, "We do not have them charged with a firm date. They are working through this. These things are not all moving ahead in lock-step. I quite expect that they will have some recommendations. There is no point in coming up with summer recommendations in the fall." Wilson said, "I understand what you are saying." Chairman Bates said he expects they will consider it and hope they will come back to the Board shortly with some advice and recommendations in a timely fashion, as the Town is not exempt from Planning Board regulations. Selectman Hall said given the make-up of that committee, they will understand that a decision needs to be made by such and such a date if it is to be enacted this summer. They will either respond in a timely fashion or conclude nothing will happen there this summer. Chadwick said that he is not necessarily looking to use the property in 2017, but use it in the future.

Mr. Falla, Mr. Polky and Schmanska have had discussions in preparing the budget and getting ready for town meeting and planning along that line. They do not have anything, at this point, in the budget document, as far as what is being done. It is still in the planning stage. Mr. Falla said they did talk about having an open article at Town Meeting that would say, "To see what action the Town wishes to take concerning 10 Cold Storage Road," which would then allow an open discussion, so there are hopefully some plans in place whether it be short term, long term, or both, can be addressed at town meeting. That is what is in the plan now. It may not be the final report but at least a preliminary report that can be addressed at Town Meeting in May. Mr. Polky said he thought there would be at least a plan to go forward before Town Meeting. That is the goal.

Norton asked if he could get some clarification. He said that a year ago, there was a lot of work done by the Ad Hoc committee and some done by the Harbor Committee, and then the Administration was charged with moving this ahead. He said it sounds like they are but doesn't the Administration, at this point, have the authority to go ahead and make a plan for this summer, if there is going to be one or not? What he just heard was it was going back to the Harbor Committee, again. What he said he heard a year ago, was the Administration was charged with moving forward. Selectperson Hall said to his recollection the Administration was charged with going forward for 2016 with a short-term plan, and there was a discussion that there needed to be further consideration given to the use in 2017 by the Harbor Committee. Mr. Falla said that both the Harbor Committee and Administration are working together to come up with a plan. Chadwick asked who was accountable for a plan. Norton said that nothing happened all summer. Chairman Bates agreed that nothing happened last summer. Norton said he just sees

the ball jumping back and forth. He said a year ago, after a lot of discussions had taken place about a lot of different things, he thought the Administration was the one (the way he understood it) that was going to work and move forward. Chairman Bates said that he thought things were moving forward. Norton said the long-range plan is fine. Chairman Bates said he did not have great expectations for use this summer; there may be some very occasional use. The Board has asked the Harbor Committee to look at this. The Board is looking to all of you to come up with some recommendations. Chairman Bates commented, "I see some real difficult administrative tasks in using that in the near term. I think that is going to be a real barrier to doing much." Mr. Falla said the long-term plan needed to be discussed more before a short term-could be developed. He felt they are very close. They talked with Musson in December and said the last meeting in January was going to be preliminary and then the February 8<sup>th</sup> would be input from the Harbor Committee. They then will get together in February with Musson and Greg. Hopefully, at that point, have a master plan as far as long-term. Once there is a longer-term plan in place, the Board will have an idea on how long things will take. We will then know what we have for a time schedule in putting a short-term plan in place. Norton asked if the Administration had the authority to come up with a short-term plan or do they have to bounce it back to the Harbor Committee. Chairman Bates said this is a town owned property, and he thought it was important to get input from the Harbor Committee, because that is their job. Selectperson Hall said that at the end of the day, the Select Board will decide. Chairman Bates and Selectperson Elwell said that would be based on the committee's recommendations. Chadwick said he was at the Harbor Committee meeting.

Chadwick asked if someone came up with a plan, would there be a public vote. He said he didn't know how it worked, that was why he was asking. Chairman Bates said yes it would go to the public for a vote. He said that in municipal government, things move slower and can be frustrating. Mr. Falla explained who has authority on certain matters. The Town Meeting is where money is appropriated. Administration and the Select Board cannot spend anything unless it has been approved by Town Meeting. Mr. Falla said there would have to be a town meeting vote if there is a plan in place, if money needs to be spent on the plan, or if any grants need to be applied for. He said this is what we are trying to get in place for town meeting. We want to be able to say to the public, these are the plans and this is what we need your approval for. The Administration does have some ability to say yes or no on certain matters. For instance, if someone went to the Harbormaster and said he/she needed to pull up to the dock and would only be there for a couple of hours, it is up to the Harbormaster to say, "Yes, it would be fine or no, it won't work."

Mr. Falla said that at a recent meeting, Noel Musson said policies need to be done about the use of the property. The Select Board is the policy making board. We are all in this together, and we all have different areas of responsibility and authority. Chadwick understood but said, "looking down the road for a long term-goal for that piece of property, we might be looking way down the road and saying wait, wait, wait, we've got to get a plan down the road and then by the time we get a plan down the road, a year's gone by, maybe. By the time it is voted, two years have gone by. I don't know. I didn't think it was going to take this long." Mr. Falla said what he heard at the last meeting was whatever we develop for a master plan, we need it to be flexible. If you remember the other night, we were saying okay, if we move some of the parking spots over this way a little bit, we will have a mixed-use area there. It is being designed with that

flexibility. Mr. Falla said we are not saying okay, there's going to be a building here, or we're going to have this here and that is the way it is going to be. We are looking at flexibility as a long-term plan. Chadwick said he understood but asked if they could see where he was going. Chairman Bates said he could see where Chadwick was going with it, and felt it had been talked through. Chairman Bates said it is great you are getting involved in this and come to the meeting on Wednesday. Stay involved. It is a town owned facility and it is going to be fair for everybody. Your input is welcome.

-Budget Format for the Fiscal Year: Chairman Bates said Selectperson Hall met with Finance Director Curtis. Curtis said everything was going to stay the same for the budget format. They discussed the monthly reports and quarterly reports, and she will see what changes she can make. Selectperson Hall said that the bulk of budget format would be just the same, except a summary page would be added. The page would summarize the proposed spending by department, in the conventional manner, and then a separate summary would be prepared with the reserve reversals factored out. Curtis responded to Selectperson Hall, and said, "not for the budget, though. We were talking the monthly and quarterly reports for that." Selectperson Hall said the budget had the summary page. He added, when they talked about the reporting, he would like to see the budget stated without the accrual reversals, so you can look at the cost of town government without that. So far, this year, there has been one reversal, the \$29,000.00 for the truck at the Solid Waste Facility. Selectperson Hall said that the summary page would be for the monthly report. Curtis said, "Yes, but I do not want to change anything in the budget presentations." Chairman Bates said the logic is we want to have continuity with what has happened; therefore when Mr. Falla leaves, we do not have a big change in the numbers, with people asking what is going on, here. Breaking it out as a separate report makes sense. Curtis said, "What we were talking about is on a monthly or quarterly basis, when you are reviewing that, is when you are going to see things jump out at you. These different presentations that he and I discussed will make it clearer, comparing one year to the next." Selectperson Hall said that they talked about the possibility of putting in a year-to-date prior year column. He misunderstood a little bit because he thought for purposes of the budget, the question was, "What is the spending for town government?" It would basically be a one line entry. It could be footnoted or shown: this is what it costs to run the town government for last year, this year, and what is being proposed for next year. Right now, it is not visible except on a net basis. After you take the full operating cost of the town less the revenues, you wind up with a net number. He felt the budget would basically be prepared the same way; but add a one line entry someplace that shows it on an expense basis that we should be able to see. That is what the cost of our town government is before revenues basis. Chairman Bates said he felt it important that the public see there is some continuity as John retires and Elizabeth and Tim take over the finances. He felt the public did not, suddenly, need to see a different set of data. "So, what you are asking for is a supplemental presentation. Secondly, in fairness to Elizabeth and Tim, they have a lot going on and I do not want to make unreasonable demands and ask for a lot of extra work." Selectperson Hall agreed. Chairman Bates said he was concerned in what is being asked. Selectperson Hall said that he had discussed this previously with Mr. Falla. Mr. Falla's comment was that given that he was wearing two hats, he never really had time to do this. Selectperson Hall said there are probably a half a dozen a year and there would need just one adjusted line that would show these on an "after adjustment basis". Selectperson Hall said it would be fine to leave the rest of the presentation just as it is for continuity purpose uses, but would like to see that one other line. Mr. Falla felt Elizabeth could

put it all in one spreadsheet. He said he would not make it available to the general public with a regular document but it would be available if someone wanted to review it. Mr. Falla said the modified accrual basis is a difficult format for municipalities especially when trying to present it to the public and others that want to look at it from a different perspective. Selectperson Hall explained what he was looking for. It was the money that already had been expensed. He said that right now, to get an answer to the question of how much does it cost us to run the town government before the revenues that we receive; you cannot find an answer to that question. Selectperson Hall felt there should be an answer to that question. It could be a supplement report, a one line statement. Selectperson Hall said it is treated as revenue, currently. Mr. Falla said that Elizabeth can put on a sheet this is what we have, these are the expenditures. Speaking from experience, I tried to make changes in the past based upon other lingo and it was difficult. Chairman Bates felt they were talking about continuity with a supplement. Selectperson Hall said, "Yes." Ms. Curtis said a supplemental with additional information will be on the Department's quarterly and monthly reports to start with. Ms. Curtis said her concern is that she wants to make sure that she follows the same format that Mr. Falla has followed, so nothing gets missed. Chairman Bates agreed. Mr. Falla said the budget and what is presented at town meeting, is what the majority is going to look at. That is where they need the continuity. Ms. Curtis said that they looked at last year's package and they could see where the revenues were increased to show the reserves to offset the purchase of the fire truck. Selectperson Hall said he believed that we should see the projected expense for the budget year as compared to the expense of prior year, current year, and budget year. Ms. Curtis asked Selectperson Hall if she could do what they agreed to when they met earlier and present that. Selectperson Hall agreed. Ms. Curtis thought that it could be presented with the March quarterly report. Selectperson Hall said he wants to see this in the budget but, "Whether I do or not, is another question. To me, this does not seem like an unreasonable request and it does not seem to me like it would require a lot of work. It is a handful of adjustments." Ms. Curtis added that is not an accurate reflection of municipal accounting and it is what we need to show. Selectperson Hall said that cost before revenues was not clear to him. Chairman Bates said he was able to read the budget now that he has been there a few years. He told Selectperson Hall that for those people like yourself who want to get into these details, "This is all the stuff we could do and you are thinking there is a wider public out there that wants to know all this. I am not sure there is a wider public out there that wants to know this. We can work it out and start figuring out what is the real change." Selectperson Hall said it is not that hard to do. "You are approaching it like I am asking something big and it is not that hard to do." Mr. Falla said that it is not that hard to do but the presentation has to remain consistent. Selectperson Hall said he is not advocating that you do away with the current presentation. "This is an additional piece of information that I would like to see." Mr. Falla said he had no problem with doing a supplemental but from his experience, the majority of the people do not care about the revenues, expenses, and how much was spent last year. Mr. Falla felt that the public wants to know what the tax rate is going to be. Selectperson Hall said that the far bigger factor there is the school. Mr. Falla said that he agreed it would be easy to put the information together. Selectperson Hall said that once he sees the supplemental page, he may conclude, it is of no significance. Chairman Bates said that Ms. Curtis will come up with a summary/statement. Selectperson Sawyer said his wife is an accountant and she has said that you can't bring what really works in the corporate world into the municipal world and vice versa. Mr. Falla told Selectperson Hall that he would not be surprised if once he saw the summary, he would conclude it was of no significance. Chairman Bates asked



Selectperson Willey for her comments. She said if someone asked for the summary, she did not see why it could not be done. She agreed with Selectperson Hall. Take a look at it. The members may decide it is not significant. Selectperson Sawyer felt there was a consensus, if Ms. Curtis was willing to do it. Selectperson Willey said that may be the public would look at it and say it's about time they showed this. Chairman Bates asked Ms. Curtis if she could make an example for Selectperson Hall and then come back to present it to the board. Chairman Bates stressed that it does not have to be done, but we will have a trial to see how it is. Selectperson Hall's point was, if you go by the appropriations for 2016, we had a huge increase in spending versus 2015 year. In fiscal 2017, we had a big decrease in spending. In his view, is not real. The town did not hugely increase the amount that they asked people to contribute in taxes in 2016, and they did not hugely decrease what they asked people to contribute to taxes in 2017. Chairman Bates felt Selectperson Hall's request is not an essential request, but Ms. Curtis has volunteered to do (the supplemental page) it. Mr. Falla said the bottom line is, "What is the tax rate? That is where you will end up." Selectperson Hall felt it would be good for all the members to look at those numbers (the supplemental page). Chairman Bates said this was a significant meeting and asked for a motion to adjourn.

At 8:15 p.m. a motion was made by Selectperson Elwell, seconded by Selectperson Sawyer, to adjourn the meeting. The meeting adjourned.

Respectfully Submitted,

Marguerite R. Wilson  
Select Board Recording Secretary

Reminders:

- Next Regular Select Board Meeting, Monday, Feb 6, 2017, 7 p.m.
- Presentation of Town Manager's 2017-2018 Budget, Feb 6, 2017, 7 p.m.
- Ad hoc Internet Service Availability Committee, Feb 27, 2017, 7 p.m.