

ST. GEORGE SELECT BOARD & ASSESSORS

St. George Town Office

APPROVED MEETING MINUTES

June 27, 2022 - 7p.m.

The Select Board meeting was called to order at 7 p.m. Present were Richard Bates (Chair); Select Persons: Randy Elwell, Van Thompson, and Steve Cartwright; Town Manager, Richard Erb and Finance Director, Irene Ames. Members of public: Kristin Falla, Peter Dyer and Suzanne Luzius. Present by Zoom: Stephanie Smith, Loreen Meyer, John Meyer, Sandra Roak, Allison Briggs and Ken Oelberger

PUBLIC COMMENTS:

Peter Dyers presented a twenty mile per hour traffic limit sign intended for Clark Island Road and was advised that the Town will not allow him to post this sign. Only the Department of Transportation is allowed to set traffic limits and issue traffic limit sign authorizations. The Board allowed Mr. Dyers to move forward with procuring a "Very Slow Please" sign that may be posted with Town approval only. Chair Bates suggested that the Department of Transportation be contacted to review the speed limit on the road.

REGULAR SESSION:

Adjustments to the agenda: A New Business Action Item: MMA Legislative Policy Slate was added to the agenda.

Old Business Discussion Item: Last week, Suzanne Lucias presented the issue regarding the streetlight on 94 Watts Ave. and her desire to have it removed as it is a nuisance. The light had been inoperable for thirteen years until it was repaired recently. Chair Bates stated that if there were no issues for so many years, the streetlight should be deemed unnecessary. Selectperson Cartwright mentioned the cost savings of removing unnecessary street lights. Selectperson Thompson made a motion to approve the removal of the street light and Selectperson Elwell seconded the motion. With a 4 - 0 vote, the motion to remove the street light was approved.

Selectperson Elwell made a motion to approve the minutes. Selectperson Cartwright seconded the motion. A vote was made to approve the minutes, 4-0.

COMMUNICATIONS: No Communications were received.

WARRANT:

Finance Director Irene Ames announced that there were three weeks of payroll. The school was paid this week and some road pavement payments were made. The warranty was signed.

TOWN MANAGER'S REPORT:

Michelle Young attempted to sell flowers last Saturday at the Town Office parking lot but the lot was full and so she sold her products at the ballpark instead.

Jamie Miller is returning to take care of road side mowing for the town; it will be his last year. It will be hard to replace him next year if he isn't available. Other options were discussed.

COMMITTEE REPORTS

Conversation: Selectperson Cartwright joined a volunteer group on the Clark Island Trail. They are working on the trail with the Conservation Commision and Maine Coast Heritage Trust, providing another trail for the local area.

Planning Board: Chair Bates reported from the meeting at 7:00pm on June 16 Meeting:

- An application was considered for a residential building permit to reconstruct the property at 219 Otis Point Road previously destroyed by fire. An onsite visit was scheduled for 5:00 PM July 7.
- An application was considered for a commercial building permit to install a food prep trailer, a mobile storage trailer, an open deck, and storage & sales building at 13 River Road (The Happy Clam) was considered; the board determined that the application was complete.
- An application was considered for a commercial building permit to create a 0.5 acre public parking area at 24 River Road (opposite The Happy Clam) was considered; the board determined that the application was complete.

- The board then held a public hearing on the two Happy Clam applications, with people giving pros and cons on the applications.
- The board decided that it needs more time to consider the letters submitted, including one from Attorney Brannan and Collins representing Mr. Wyeth, and gather more information about the seating limits and pedestrian road crossing safety issues. Also the board would like to get guidance from the DOT to identify if there are any safety issues associated with the traffic.

OLD BUSINESS

Sound Level Measurements near Outback Saloon and the implications - Town Manager Richard Erb has been working well with Greg Howland of the Happy Clam/Outback and more cooperation has been occurring lately. Erb mentioned that the noise levels are affected by the type of music and whether the windows are open or not. Erb explained that this level of noise decibels normally does not lead to enforcement. The music can still be heard at nearby homes but the Select Board needs to decide what level of noise is acceptable. Chair Bates mentioned that he believes the matter may be laid to rest for the moment.

Removal of Streetlight on Harts Neck Road, near Pink St. - There are only seasonal rentals in the area and not many other street lights in the area. Selectperson Thompson made a motion to remove the streetlight and Selectperson Elwell seconded the motion. Selectperson Steve Cartwright recused himself from the matter as he lives in the near vicinity. By a 3 - 0 vote, the motion to remove the streetlight was approved.

Status of 10 Cold Storage Road - Selectperson Elwell attended the meeting with the Federal Government, along with Town Manager Erb and Office Manager Tara Elwell. The approval has been granted for \$3.9 million in federal funds, requiring a match by the town of approximately \$1 million. Erb is working with the EDA on grant details and reporting. Fraud awareness training is required and the town needs to check that all permits are current. The town needs to assure them that the funds are available and that the property is owned by the town. A harbor committee meeting is scheduled for July 5th. Erb believes the consultants have contributed a lot of donated time and done a good job and should be retained. The project is expected to begin in the next six months but an extension may be requested. The entire project must be completed in two years. The consultant advised that the town is ready to go to bid.

Status of the ARPA (American Rescue Plan Act) Funds - Selectperson Thompson discussed that he met with Suzie Ellis, Alane Kennedy and Mike Felton on June 15th to discuss how best to disperse the funds to support the community and meet the limitations and guidelines. They will meet again in the coming month and will discuss the needs of the town, working with Town Manager Erb. Chair Bates discussed other fundraising opportunities for the upkeep of historical building sites on the peninsula that may be achieved through various organizations in the community.

New Business Action Items

Contract with Waste Management for Solid Waste Disposal - Town Manager Erb discussed the contract we have with our current vendor, Waste Management and that it expires next year in October. They have issued the Town a quote for a new five year contract. The price with Waste Management will increase from \$63 per ton to \$76.09 per ton. Up to this point, the Town's price has been based on a CPI index but it would change to a 5% increase over the five year period under the new contract. There are only a few other options available. Eco Maine is the only viable option but the price is higher. Erb would prefer staying with Waste Management. Selectperson Elwell made a motion to allow Erb to contract with Waste Management for another five years and Selectperson Thompson seconded the motion. By a 4 - 0 vote, the motion to contract with Waste Management was approved.

Approve Bridge and Trail Contracts for Fort Point Project - Ken Oelberger and Dale Pearson - Ken Oelberger advised that the RFPs have been sent out for the bridge and the trail work with a deadline of June 15th. Twenty RFPs have been sent out for the trail and two proposals have been received and Kennebec Trail Company, a professional trail building company is favored with a bid of \$77,354. After reviewing their references and examples of their work, Ken Oelberger requested permission to contract with this company. Selectperson Elwell made a motion to authorize Ken Oelberger and the Conservation Committee to proceed to the next step of requesting state approval. If approved, the committee will work with Town Manager Erb to contract with the company. The work is planned to begin in May next summer and the company will be expected to finish within sixty days. The contract for the bridge project is separate from the trail. Bids have been received but some have been for delivery only. The second round of bidding will require quotes for both delivery and installation of the bridge, to allow for a fair comparison. Selectperson Cartwright mentioned that it would be great to coordinate the work for the trail and bridge to keep closure of the trail to a minimum. The bridge work is expected to start by May of next year but may be started earlier

based on weather conditions and availability. After this discussion, the motion was voted on and approved 4 - 0.

Auditing Options for FY22 - Town Manager Erb discussed that the school still needs the Town's audit in addition to its own to turn into the State in order to continue to receive state funding. They have been filing extensions and the last one was June 30th. The auditor is aware of the deadline but has not finished it. Erb is seeking assistance from other CPAs and spoke to Ron Beaulieu regarding his availability. Beaulieu stated that separate CPAs are required for the accounting work and the auditing and therefore agreed to assist with one or the other. He is more interested in doing accounting. His rate is \$195 per hour and his staff is \$125 per hour. Erb has a meeting this week to discuss potential auditors. Selectperson Elwell made a motion to approve Beaulieu to do the accounting for the Town and Selectperson Thompson seconded the motion. By a 4 - 0 vote, Bulee was approved to do the accounting for the town.

- Town Manager Erb is a candidate for the MMA Legislative Policy Committee. There are two candidates and two slots.

Municipal Appointments -

Boards, Committees and Commission Appointments -

Selectperson Elwell made a motion to approve both the Municipal Appointments and the Boards/Committees/Commissions Appointments. Selectperson Cartwright seconded the motion. By a 4 - 0 vote, the appointments were approved.

Respectfully submitted,

Tammy Taylor
Recording Secretary
Town of Saint George