

ST. GEORGE SELECT BOARD & ASSESSORS

St. George Town Office

MEETING MINUTES

July 11, 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, Wayne Sawyer, Town Manager Richard Erb and Finance Director Irene Ames, Susy Ellis Present by Zoom: Sandra Roak, Adele Welch.

PUBLIC COMMENTS: No public comments were made.

REGULAR SESSION

NEW BUSINESS ADJUSTMENTS:

Adjustments to the Agenda:

Chair Bates advised that two items be added to the agenda:

1. The Select Board's vote was required for an alternate member of the Appeals Board.
2. Cartwright's proposal for a statement from the Select Board regarding the Makerspace project.

A motion was made to approve the June 27, 2022 minutes as corrected by Cartwright and seconded by Elwell. A vote was made to approve the minutes, 4-0.

COMMUNICATIONS: Town Manager Erb received an email from the Maine Municipal Association advising that the Maine Forest Service is seeking to partner with eligible organizations to manage and administer financial assistance programs for the Operation Firewood Banks. The information was passed along to Rob Kelley to see if the CDC had interest and they do. There are small grants available.

WARRANT:

Finance Director Irene Ames stated there isn't much out of the ordinary. Seasonal expenses of portable toilets and lawn mowing have returned.

Erb and Ames reported that \$500,000 from the general fund and \$500,000 from the reserve fund were moved from a checking account to a jumbo twelve-month CD. The interest rate

increased from .3% to 1.3% and as the funds are not expected to be utilized, the additional interest income will provide approximately \$10,000 for the town.

A workman's compensation safety initiative program must be completed to save \$3,000 of unemployment tax expense.

The total expenses listed on the warrant were \$31,342.38.

TOWN MANAGER'S REPORT: Erb reported that LD290, a tax relief act for seniors, has been in the news lately. The Maine Revenue Service advised that an applicant must be 65 years old or older, must be a permanent resident of Maine and must have owned a Maine homestead for at least ten years. As long as an individual files an application each year, their property tax shall be fixed at the amount set at the year of the original application and may be transferred to a new Maine homestead, even in a different municipality. Applications shall be accepted beginning 9/1/22 through 12/1/22 and the law takes effect in FY2024. The forms shall be provided by the State on August 8th. Currently there are no income guidelines. There is discussion that the program may be limited to properties up to ten acres and income limitations may be established. Information shall be provided via the town newsletter and plans are being discussed for the computer requirements necessary to complete the applications. Erb believes it will require a great deal of work.

Erb reported that the roof work has been completed at the Town Office. The work involved flashing, skylight replacement and water damage repair which increased the costs.

The vacant position in the Town's Office was filled by Bill Batty and he will begin on August 8th.

A meeting was held last week to discuss the future of the ambulance and its incorporation into the town. Chair Bates, John Falla, Tim Polky, Amy Drinkwater, Tara Elwell and Erb met earlier in the week to discuss the pros and cons of being folded into the town and created a list of questions to be studied and transition issues. The plan is to have this on the Select Board's agenda on October 3rd for further discussion, and then a possible public meeting on October 27th.

COMMITTEE REPORTS

Harbor Committee - Erb reported that the committee met to discuss 10 Cold Storage Rd. Noel Mussen attended via Zoom and discussed that the grant administration plan is due by August 7th. The plan is to complete the bid package by the end of August. The bid process will take four to six weeks. The potential bid opening is October 16th. The work must start within six months from when the grant was awarded. After meeting with the EDA, it is likely that the engineering services provided by Mussen and Johnson will be retained. The committee agreed

to schedule regular meetings to keep everyone informed. They shall meet at the end of July and on a monthly basis afterwards. It was also determined that if the costs are higher than expected, the Town may spend more than its one-million-dollar contribution requirement but should not expect any additional federal funds above the current four-million-dollar grant. The Town currently has two million dollars which could be allocated to the project. It is anticipated that this will be a one-year project and shall begin in December. Cartwright asked about possible green spaces for the project and Erb responded that he hoped the public would come out to discuss the issue.

Conservation Committee - Cartwright reported that revised bids have gone out for the bridge on the Fort Point Trail. They also discussed hiring a consultant regarding the Resource Protection Zone issues to discuss appropriate setbacks. Chair Bates mentioned the issues currently being discussed in the Planning Board regarding the variations between the Town's maps and the State's maps in relation to the Resource Protection Zone and the decision on which set of maps to use.

Planning Committee - Chair Bates reports from the Planning Board 7:00pm June 28 Meeting

- An application for a commercial building permit to install a bait freezer, and remove the old cooler and building, at 92 Eagle Quarry Road was accepted as complete; meeting the standards of Site Plan Review ordinance and the Shoreland Zoning ordinance, it was approved.
- An application to install shoreline rip rap at 9 Duncan Lance was accepted as complete. With the Army Corps and DEP permits in hand and meeting the standards of Section 15C10 and 15S in the Shoreland Zoning Ordinance, it was approved.
- The application 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 previously accepted as complete; to remediate unfulfilled requirements from their 2017 permit, the board required that all of the trees and the portion of the fence along the south and southeast side of the property must be in place before a building permit for the current application would be issued; with this requirement, and subject to conditions satisfying the Site Plan Review ordinance, the application was approved.

After Chair Bates' report, the Select Board discussed the safety issues surrounding the separate parking lot permit requested by The Happy Clam and possible DOT (Department of Transportation) studies which were discussed by the Planning Board.

Shellfish Committee: Sawyer reported that he has not attended a meeting for quite a while due to health reasons but is willing to resume his attendance. Tara Elwell has been attending meetings in Sawyer's absence.

NEW BUSINESS

Chair Bates advised that a vote by the board was required on the following list of Town expenditures that are to be carried forward on the accounting side:

01) Town Office: Line 5440 Roof Replacement \$16,414

03) Planning: Line 5802 Conservation Commission \$11,591

04) Fire Department: Line 6279 Generator \$20,000

07) Solid Waste: Line 8265 Compactor Building \$10,000

Cartwright made a motion to approve these balances be carried forward and Sawyer seconded the motion. By a 5 - 0 vote, the motion was approved.

Nomination for Appeals Board Vacancy - Chair Bates nominated Evelyn Blum for the Appeals Board. Elwell made a motion to approve the nomination and was seconded by Sawyer. By a 5 - 0 vote, the motion was approved.

Makerspace endorsement - Cartwright discussed the positive benefits of the Makerspace project at the school and requested the Select Board endorse the project and urge the public to vote for it on July 19th. Elwell made a motion to endorse the following statement provided by the Select Board. "We, the St. George Select Board, hereby endorse the proposed Makerspace at the St. George Municipal School. We are convinced that this will offer our young people extraordinary opportunities to learn useful, sustainable skills that will last them a lifetime. We urge residents to vote in favor of this project." Sawyer seconded the motion. By a 5 - 0 vote, the motion was approved.

Select Board Action Plan- Chair Bates provided a list of items he would like the Select Board members to consider assisting with if they have the availability: improved communications with the public, working with the Saint George Business Alliance, affordable housing, and liaison with the Saint George School Board. Erb is currently assisting with the town auditing and Thompson is working on the committee for the allocation of ARPA funds. A general discussion ensued as to ways best to communicate with the public.

Municipal & School Greenhouse Gasses - Chair Bates announced the State has set goals to reduce greenhouse gas to 45% of the 1990 levels by 2030. They are seeking to reduce emission levels to 20% by 2050. There are no mandates on the towns but State grants are available for towns attempting to meet these goals. Chair Bates stated he would like to research areas where the Town might reduce their carbon emissions. He also mentioned that decisions may need to be made regarding whether reductions are limited to cost centers of the Town or if other ideas should be considered. Solar panels were installed in 2017 and LED lights have been installed throughout the town and have contributed to a significant reduction. There are many other opportunities for reductions. Currently the heating costs at the school are five times higher than the rest of the municipal buildings combined.

Randy 1, Cartwright 2.

Long Cove and Wildcat Quarries - Cartwright discussed the recreational aspect of the quarries. William Atwood owns the 59 acre Wildcat Quarry. Long Cove Quarry is 31 acres and last sold on June 14, 2121 for \$560,000. Elwell stated that the Wildcat Quarry was fenced due to liability issues. On Vinalhaven, the quarry is the public swimming hole. Mr. Mullins has not approached

the Planning Committee, but Cartwright's understanding is that public access will not be allowed.

The meeting was adjourned at 8:10pm.

Respectfully submitted,

Tammy Taylor

Select Board Recording Secretary

Town of Saint George, Maine