

ST. GEORGE SELECT BOARD & ASSESSORS

St. George Town Office

MEETING MINUTES

September 23, 2019 – 7 p.m.

The Select Board meeting was called to order at 7 p.m. Members present were: Richard Bates, Chair; Randy Elwell, Jerry Hall, and Tammy Willey (Wayne Sawyer was absent). Also present: Tim Polky, Terri-Lynn Baines, Mary K. Hewlett, Michael Jordan, Alan Letourneau, Beckie Delaney, Sharon Moskowitz, Lynna Henderson, Anne Cox, Jane Brown, Aaron Grindle, Terry Brackett and Amy Drinkwater.

PUBLIC COMMENTS: None.

REGULAR SESSION:

- Adjustments to Agenda: The following items were moved from New Business and taken up under Regular Session:

- Solid Waste Transport Contract
- Planning Board Request to use Mid-Coast Economic Development District (MCEDD) Consultant
- Jackson Memorial Library Interim Report
- Ambulance Association Interim Report

Due to Selectperson Sawyer being absent, the Annual Review of the Select Board Policy Manual was removed from the agenda.

- Solid Waste Transport Contract: Town Manager Polky reported on the status of the Solid Waste Transport contract. An ad was placed in the newspaper several weeks ago to receive bids on the SW transport contract. The contract was five years old and had been extended once for Justin Long. Polky said there were three bidders: Aaron Grindle of Grindle's Transport, Thomaston Recycling, and Gordan Libby.

- Grindle's price was \$490.00 a trip for MSW (Municipal Solid Waste) and \$480 a trip for demo.
- Thomaston Recycling was \$600.00 a trip for each, MSW and demo.
- Libby's was \$538.00 for each one.

Polky stated all three had a fuel escalator but Grindle's Transport was still less than the other bids.

Polky reported this was a three-year contract with defined conditions which included: Who does what? What is the transfer station responsible for and what is the contractor is responsible for? Polky said he and Grindle talked and Grindle agreed to the conditions; Polky said his recommendation was to award the contract to Aaron Grindle.

Chair Bates asked Grindle about back up coverage. What happens if his truck is not working? Grindle said he would make a phone call and get another truck here. Bates asked, "You can get

another here. You can handle that?" Grindle said yes and Chair Bates added, "I think the worst thing that can happen is we get backups of trash at the transfer station."

On a motion by Selectperson Elwell, seconded by Hall, it was voted 4-0 to award a three-year contract to Grindle's Transport and permit the Town Manager to sign the Solid Waste Transport contract on behalf of the Select Board.

- Planning Board Request to use MidCoast Economic Development District (MCEDD)

Consultant: Chair Bates introduced Anne Cox, Chair of the Planning Board. Chair Cox said the town's Comprehensive Plan outlined definite areas for the Planning Board to pay attention, and one was town ordinances. She explained that over the last year, the Planning Board held ordinance review workshops after their regular board meetings. The Board discussed and worked on two new town ordinances, a cable landings ordinance, and a sign ordinance and as they worked on the ordinances, they began to notice inconsistencies between them.

Chair Cox said the Board had two issues:

1. A structural issue of how the Planning Board could structure the many different ordinances so they are consistent and user friendly so the public can interpret the ordinances as to what pertains to their project.
2. The other issue is very content driven. There are new topics to review such as cluster housing and other issues that the Planning Board has had no experience in dealing with.

Chair Cox said after writing the offshore cable landings ordinance which they sent for legal review, it turned out the Board was going in the wrong direction. So, they had to reassess and rewrite the ordinance. Cox said they also worked diligently on writing a sign ordinance but when that came back from legal counsel, they learned that in 2016 there was a supreme court decision which affected signs. That made most of the ordinance the Board had proposed out of date and invalid, so they had to start over.

Chair Cox explained that the Planning Board did not want to work through those kinds of processes again and Bill Najpauer of the MCEDD was recommended to help with planning and ordinance writing. Cox said Najpauer had met with the Planning Board and CEO Brackett, twice. He came to one meeting to hear what the Planning Board's concerns were and then came back with an outline of how the Board might start their organizing and preparing for the process.

Chair Cox stated the Planning Board would like to join the MCEDD and asked if the Select Board would support their request. She said in talking with Najpauer, the Planning Board learned there were other potential benefits in joining the MCEDD, such as sourcing infrastructure and recreational development grants and technical advice. Cox stated Najpauer had been working with the town of Rockport, so she spoke with Will Gartley, a Rockport Planning Board member, who highly recommended Najpauer.

Town Manager Polky said MCEDD is a membership organization. The annual dues for the town are based upon a per capita fee of \$1.25 per person. The membership fee for St. George is approximately \$3,230.00.

Selectperson Hall asked how we would pay for the membership fee? Polky said he and Chair Bates discussed this and Polky said there may be funds in the town office account to pay for the membership dues. Polky agreed with Chair Cox that help with grant writing might pay for itself. Anne Cox stated that in addition to the annual membership fee, Najpauer said there may be an additional \$500 fee if he ends up doing more work.

Selectperson Willey asked if the MCEDD was working with Noel Musson on grant writing for 10 CSR? Polky said no but that might be a possibility.

Selectperson Willey asked if Najpauer thought things would get organized within a year or would it be ongoing year to year? Chair Cox said what they were looking at doing was a significant merging and combining of ordinances. She said the Planning Board wanted to be thorough in their work, so she did not know the timetable. Cox said, "They want to take time but not waste time."

Selectperson Hall asked if they anticipated this to be a long-term relationship? Chair Cox said yes and believed they would work with Najpauer for more than a year. Hewlett mentioned that Najpauer had also worked with other towns who combined their ordinances.

CEO Brackett said the Planning Board was supposed to review the town's ordinances every five years. He stated the Board would be merging ordinances but were also writing ordinances for the first time. He noted that in the future, after the re-write and with technical assistance, it should be easier for the Planning Board to review the ordinances.

Jordan added that in addition to organizing and the codification project, there were issues he thought the Board would want to face such as sea level rise, clustered housing, and affordable housing. He added that many of the present members of the Planning Board had not had any hands-on experience with these issues. Jordan advocated the need for help from a more experienced person who had dealt with ordinance issues.

Letourneau said they also talked about the idea of being able to make the ordinances user friendly, such as incorporating charts which showed the differences between ordinances. He felt it would be easier for someone to interpret an ordinance and easier to get their question(s) answered rather than reviewing five different ordinances and pick pieces that apply.

A motion was made by Selectperson Elwell, seconded by Hall to pay the 2019 membership fee of \$3,230.00 to join the MidCoast Economic Development District (MCEDD). The vote was 4-0. Motion carried.

- Jackson Memorial Library (JML) Interim Report: Sharon Moskowitz and Beckie Delaney introduced themselves. Moskowitz said she has been the children's librarian for the last seven years and Delaney said she has been a Pre-K assistant, a Pre-K teacher, and now she and Moskowitz are the Co-Directors of JML. Moskowitz and Delaney thanked the Select Board for its continued support of the library.

Moskowitz and Delaney said they were very excited about current events being planned for the library. They distributed a brief handout of the 2019 Directors' Report and then presented a report in length. Highlights from their presentation:

- They anticipate the number of visitors to be approximately 12,000 in 2019 compared to 10,000 in 2018.
- Moskowitz is working with the school on the K-2 library at the school. Third and fourth graders go to the library and other grades go to the library, sporadically.
- The Preschool Program is in its eleventh year and eleven children are signed up so far.
- The library has added a number of programs, which includes cooking, crafters, three different games occurring during the week, three book clubs throughout the month, a men's group, a French club which meets once a week, and tech time.
- JML has a very active after school program. LEAPS of Imagination program is in its fifth year. Four weeks in the fall, fourth graders go to the library during school hours and work with a group of artists. They connect nature, literature, artwork, self-reflection and to do special artwork. JML hosts an exhibit of their work their artwork has been exhibited at a couple of galleries in Rockland.
- JML's goal is to increase family and intergenerational involvement. For example, have more experienced cooks show children how to make traditional recipes like pie making or teach them simple cooking skills. Moskowitz has written a grant and they are hoping to receive some funding for this program.
- Regarding the Maine Bicentennial and making connections, JML would like to collaborate with different groups in town on this event. Delaney said she has reached out to the eighth graders at the school and to the Historical Society. The library's goal is to work collaboratively on projects for the Bicentennial to be displayed at St. George Days.
- Goals going forward: having family movie nights, potlucks, getting people together to sit and chat and compare notes and support one another.
- A change in library hours. Saturdays have a start time of 10 a.m. and this has enabled them to have more Saturday programs. Many evening programs now start at five or six o'clock.
- Working on improving the internet access and applying for more hot spots. The library has applied for a grant for more hot spots because these are almost always checked out.
- There are about 1,500 patrons with cards at the library.
- Pre-K program review and how it will be affected when the State puts the Pre-K children in the schools. Delaney said there is a possibility that JML might shift down to three-years old, but the curriculum would change and they were not sure what that would look like. Delaney said the state also wants to put the services for 3-5 years onto the school.

- St. George Volunteer Firefighters and Ambulance Association (SGVFAA): Amy Drinkwater, Ambulance Director, gave an interim report on the SGVFAA. She has been the director in St. George for the past five years, is also working with So. Thomaston and has recently been hired by Thomaston as their ambulance director.

This is a summary of Ms. Drinkwater's report. Drinkwater said St. George Ambulance works really well. St. George has a mutual aid agreement with So. Thomaston. St. George has 24-hour medic coverage, with a paramedic in-house. Drinkwater noted because not all eight paramedics

live in town, they bring in per diem paramedics from out of town. The fire department works well with the Ambulance Association and sometime fire department members will drive when the ambulance needs them. The Association tries to match what funds the town gives them by fundraising. The call volume is up because they are helping with mutual aid which gives them the experience of going elsewhere and helping out.

The call volume for the Community Paramedicine (CP) program is on and off. Drinkwater said because of the new laws, the CP program has expanded, a little. She said if they take someone on as a patient, they can follow up with them, talk with them about the program, and get in touch with their doctor, if the patient wishes them to.

Drinkwater said the Community Paramedicine program is now an approved site in St. George. It is no longer a trial program. The new laws went into effect August 2019. The Ambulance Association can now bill for some of the CP visits that are done, depending on which insurance companies are participating. The patient is not billed. If the bill does not get paid, the service is still free; but they do try to bill the insurance company. Drinkwater said the CP program sometimes saves the patient from having to go to the doctor's office or if the patient is housebound, the paramedic can draw blood and take it to the lab.

Another program is T-3 (Transport, Treat, or Transfer [to another facility]). If a patient does not need to go to the ER, they can go to the doctor's office or be treated in place. The CP paramedic can go into the home and can take care of the patient. This service has been approved by Medicare. People can apply for this service, but there are certain guidelines. Chair Bates noted that could potentially end up better for all the town residents.

Selectperson Elwell said this goes back to the discussion of aging in place. It allows the older residents in town to stay home as long as they are able to and it also is about community. He believes this program helps to keep people's minds at ease to think they may be able to stay in their homes, longer. And by having home visits, this program helps patients deal with preventative issues.

Chair Bates said some measure of the program is the fact that there are paramedics who come from Calais, Augusta, Belfast, and other busy service areas but come to St. George. He believes it is to the residents' advantage that there is much expertise in town. Drinkwater agreed that the paramedic expertise in St. George is impressive.

Selectperson Willey said the program is really good for people who can no longer drive and are in need of in-home services.

- Minutes: The minutes of September 9, 2019 were amended as follows:

Page 4, Bullet 5, Sea Level rise, correct date to 11/14/19

Page 4, Connect St. George corrections: Under paragraph 1, line 7, correct word it to **the audit** and change to read: ... meeting on October 1. **At that time, they** will review...

Line 8, change word it to **the project**.

Paragraph 2 corrections: line 1, change to read: ...committee **believes** that fiber **runs**...

Line 2, change to read: ...many cases, **are** not fiber.
Page 5, line 2, change to read: ...back up to power **after replacing the main breaker**, an inverter **failed**.

Line 4, change to read: ... for each inverter to **fail**.

A motion was made by Selectperson Hall, seconded by Elwell to approve the September 9, 2019 Select Board minutes, as amended. The vote was 4-0 (Sawyer absent). The motion carried.

- Communications: The following communications were received.

- An email to Town Manager Polky and Chair Bates from Superintendent Mike Felton stating the school will be hosting a community meeting with their architect, Oak Point Associates, on Tuesday, October 29 at 5:30 p.m. in the school gym to conduct a building assessment to evaluate how well the school is using its current space and identify future facility needs. The school needs to hear from the community on how the school can best meet the needs of students.

Chair Bates added that he and the Town Manager were given a tour of the facility by the School Board. It was very instructive regarding the issues the school was dealing with as they cope with the many demands of Special Education and the other classes they have. He said this is an important meeting and encouraged everyone to attend.

- An email regarding a meeting with the Knox County municipalities, to be held on October 1 at 1 p.m. at the Knox County Courthouse, Rockland. Polky and Bates will attend.

- Warrant: The warrant for the week of September 23, 2019 was reviewed and signed. The total expenses were \$197,905.52 and includes a payment of \$100,000 to the Ambulance Association, a payment of \$10,000 to St. George Youth and Scouting Council, and a payment of \$18,860 to the Musson Group.

Selectperson Willey asked if Grindle's Transport had been previously transporting the trash. Polky said Grindle's Transport had been doing business under the name of Justin H. Long with whom the town had the contract. Polky said Long had been subcontracting it to Aaron Grindle for the last two years. Long's contract expired September 1, 2019, and Long did not choose to re-apply.

TOWN MANAGER'S REPORT:

Mr. Polky reported the project to replace the culvert on Rt. 131 in Port Clyde went very well. A surface coat of pavement needed to be laid down but other than that, the project was pretty much done.

There was a meeting with Prock Marine on September 19th about 10 Cold Storage Road (CSR). They plan to meet with Prock again this week to work out the contract.

Polky expects the winter sand to arrive any time and the salt is here.

The compost at the Transfer Station was sent to the lab for testing. Polky said the results "came back great" so compost is again for sale at the transfer station.

COMMITTEE REPORTS:

- Budget Committee: Selectperson Hall said the Budget Committee recently met and discussed several issues.

1. Richard Cohen briefed the committee on the sea level rise concern being raised and the Budget Committee agreed this was something that needed to be monitored and planning done. The committee was very interested in the upcoming meeting to get a better understanding of the issues confronting the town and the costs associated with those issues.
2. There was a discussion and some members were upset that the town had decided to lease the old library building to the Historical Society which prompted Scott Vaitones to pull together a draft listing all the town properties that were exempt from taxes and how much it was costing the town. No action item came from the discussion. The draft is still a work in progress.
3. The Budget Committee agreed to review the organizations listed under Social and Community Services that the town appropriates funds to. The committee will review what services they provide the town and if there are any overlap in program services.

Chair Bates felt the Budget Committee's issue of nonprofit organizations and properties in town that do not pay taxes should be faced head on and not have one policy for one building and another policy for another. Selectperson Hall asked if it was classified as a nonprofit, could it sell things and be okay. Chair Bates noted, "Not if you have revenue generating space." Bates felt this issue should be looked at.

Selectperson Hall said the Budget Committee had asked about the town's tax acquired properties. He said he explained that this had received renewed attention by the Town Manager, and he had taken actions regarding this.

- Harbor Committee: Selectperson Elwell reported on the 10 CSR project. The committee recently met with Noel Musson and held a telephone conference with Greg Johnston and another engineer. Elwell said the engineers, Musson's group and Prock were working out construction costs, including the most efficient and cost-effective plan without affecting the project.

- Solid Waste and Recycling Committee: Selectperson Willey reported that the committee was scheduled to meet on September 25th at 7:30 a.m.

- Planning Board: Chair Bates reported that the Planning Board met at 7:00 p.m. on September 10, 2019.

- The after-the-fact building application at 16 Main Street (Tenants Harbor General Store), to add three air conditioners next to the existing unit was accepted as complete; satisfying the standards of the Site Plan Review ordinance, it was approved.

Before the regular meeting the Board met with Bill Najpauer (MidCoast Economic

Development District) to see his examples of ways some of the town ordinances could be made more consistent and readable. The Board plans to meet with the Select Board on September 23 to propose that the Town joins the MCEDD.

- Notes from Boards, Committees and Commissions: Chair Bates asked the Select Board to remind their respective committees to get their short summaries to him (Bates) by Sunday, September 29th.

OLD BUSINESS: None.

NEW BUSINESS: Agenda items were moved to Regular Session.

Mr. Polky noted that he and Selectperson Elwell would not be at the October 7th Select Board meeting.

At 8:20 p.m., on a motion by Selectperson Hall, seconded by Willey, it was voted to adjourn the meeting.

Respectfully Submitted,

Marguerite R. Wilson
Select Board Recording Secretary