

SELECTMEN and ASSESSORS MEETING SUMMARY

May 6, 2015

In attendance: Selectmen – Wesley Daniel, Duane Vigue, and Berkley Linscott; CEO – Bob Temple; Town Clerk/Treasurer – Ann Dean; Public: Dorothy Sainio, Henry Sainio, Cathy Blake, Rick Whelan, Andrew Thompson, Liz Casey, Mei-Ling Cheung, Steve Ocean, Peg Hobbs, Helen G. Caddie-Larcenia

Wes called the meeting to order at 7PM.

Duane Vigue moved to accept the summary from 4/29/2015 as written, Berkley Linscott seconded, all in favor.

Duane Vigue moved to accept the warrants as written \$3726.25/payroll and \$6583.53/vender, Wes Daniel seconded, all in favor. Warrants read, approved, and signed.

Public Works Report – Duane Vigue reported on last week, Monday – mixed gravel in the pit, sanded on the P300 prepped for painting, fixed the exhaust on the P200; the rest of the week they mixed surface gravel in the pit, prepped and painted P200; the P200 is finally finished. Wes Daniel moved to accept the Public Works Report as read, Berkley Linscott seconded, all in favor.

CEO Report – Bob Temple started gravel pit inspections. Two are completed, the Town Pit and J.C. Stone.

Bob has had two permit requests for home additions under 240 square feet. An addition attached to a house needs a permit if it's not an open porch or deck. Bob asked if he should charge the minimal fee for a permit for a house addition under 240 square feet (the fee schedule and the Administrative Ordinance have two different answers). Wes Daniel made a motion to charge the minimal fee for a permit on an addition attached to a house, under 240 square feet, Duane seconded, all in favor.

Mr. Shifman owned the house that is one lot up from the post office. In 1988, conveyed off the back part of the land to the abutter, Gordan Brown. We show the front lot having an acre of land, our ordinance requires that lot to have 30,000 square feet. The ordinance was enacted in 1988. The problem is when Rick Whelan got it as a listing to sell it turned out that there is only 14,000 square feet which means the lot doesn't meet the ordinance requirements if indeed the ordinance was enacted prior to the sale of the lot. Bob Temple contacted MMA who said it is not a problem for us as they should not be sited 26 years later for a violation that existed at that point and time. It does create a problem with the sale of the lot and the title because it's less than 20,000 square feet. MMA suggested that Bob call Health Engineering. Health Engineering said we can consider the lot grandfathered because it's been in existence. They asked Bob if there were signs of any health issues of septic malfunctions; there are none. Bob has written a letter to Rick, the representative, which outlines all the information from MMA and Health Engineering. *The existing lot should be considered "grandfathered" since there were not existing health issues and no septic system malfunction. Based on the input from MMA and Subsurface Wastewater Unit, I find that the lot is legally non-conforming and grandfathered.* This letter will be recorded at the Registry of Deeds so it protects everyone so there is no challenge to it any other point and time. Duane Vigue made a motion that Bob Temple produce the letter to be recorded at the Registry of Deeds, Wes Daniel seconded, all in favor.

The Planning Board is meeting next Tuesday (5/12/15), 7PM. Bob drafted an agenda and the only thing the Planning Board has is the election of officers. Anyone from the Planning Board that would like to be on the Community Solar Ordinance Committee will stay for their first meeting. Bob will call all the appointed members of the Solar Committee. For voting we need to arrive at an odd number of members for the Solar Committee. Take into consideration that all members will not be available for all meetings where there could be voting.

Tim Dube has a tree house that a neighbor is complaining about. Bob contacted DEP about having a tree house in the shoreland zoning. DEP said it was not a problem if it's not something that's seen on T.V. but one that kids play in. Bob and Tim will get together before Saturday (5/9/15) to take a picture to send to DEP. Bob will let the neighbor know that there is no violation. If the neighbor says the tree house is on his property that would be a dispute between them.

Treasurer/Town Clerk Report – Ann Dean helped Stanley Millay and Mike from GIS with the tax maps. They were able to send the files needed. Stanley came in to fix some of the discrepancies ex: lot 5-10 should read 05-10. Ann resent the file using the drop box. Ann got Bob Temple's request and stated Stanley has a file with old maps. Duane Vigue asked if there is an estimated time of completion. Ann stated that it will be an ongoing process.

Removal of tree near fire station – Duane Vigue got a quote from Scott MacKenney from Second Nature Tree Service to remove the pine tree for \$900.00. As was agreed upon he will cut the tree into manageable sections that we will take care of and he will chip the limbs and brush. Wes Daniel moved to accept this bid to have the tree removed monies to come out of Building Maintenance Account, Duane seconded, all in favor.

Rental & Equipment process for ditching – Duane Vigue will get prices from 3- 4 local earth workers on hourly quotes for an excavator/operator (ditching of Vanner Road or anything else that has to be done towards the Capitol Improvement Project).

Bill Lane answer, Vanner Road Culvert - Duane Vigue spoke with Bill Lane pertaining to speaking with Charles Vanner. He agreed with the assumption that this is not really in his line of work, his job is to design this particular project. He felt out of place doing anything further than that but the Selectmen should approach on their own. He also said that it's easy to take the fire sump hole out of the plan. He'll take it out before the bids go out. Bill is waiting for, from us, to verify the completion date was acceptable to us which on the RFP's is September 1st. Paving will not be done until after that and before October 15. Wes Daniel asked Berkley Linscott if he read what he had printed out of the Road Manual. Wes stated that according to this we do not have an issue with Vanner Road. Berkley said it could be looked at both ways. Wes said this will not be on the agenda again. Duane stated that if Mr. Vanner has an issue with anything that is going on he needs to present himself at the meeting and be logged, recorded, and taken care of in a respectful, legal manner instead of off the cuff meeting out there where it's he said/she said type of deal. The Road Manual states that after 20 years we have the right to maintain as well as the legal obligation to maintain the road. If there are any discrepancies or issues with landowners that this prescriptive use overrides that. Berkley stated it should have gone through a town meeting way back in the 60's (53 years ago) and should have something saying the town accepted it (the road was rebuilt in a different place). Duane stated that prescriptive use or imminent domain can apply. Bill is doing the RFP on the culvert and is waiting for an okay from us on the deadline date of September 1 and can have them to us immediately. The project will take about one week (They shut down ½ of the road at a time while doing prep work. When the culvert goes in the road may be closed for no more than 24 hours. Duane will call Bill to ship the RFP's out with the deadline date of September 1.

Appointment to TriCounty for alternate member – Wes Daniel moved to accept Norman Casas as the alternate member for TriCounty Solid Waste, Berkley Linscott seconded, all in favor, appointment signed.

Quitclaim deed for Marr Cemetery; Ann Dean Lot 9. Selectmen signed and Dorothy Sainio witnessed the quitclaim deed.

Sale of town property – Wes Daniel stated that the town foreclosed on three properties (1 two years ago and 2 this past year). 1) backland off Old Union Road – 11/10 acres (Ann to check to see if it has a right of way); 2) 617 Waldoboro Road – occupied; 3) 386 Liberty Road – occupied. The Selectmen will hold a public auction. Duane will ask his brother who is an auctioneer. Kathy Blake stated that Larry Truman is also an auctioneer. Wes Daniel and Ann Dean will work on the timeline and ad in hopes it will be done by the end of July. The

minimum bid will be back taxes, fees, and costs. Duane Vigue moved to work on this as soon as possible and get it done by the end of July, Wes Daniel seconded, all in favor.

ISO Rating – New ISO Rating for insurance (Public Protection Classification). The Town of Washington has gone from a 9 to 6. This means you will get a discount on the fire part of your insurance will be reduced if you are within five miles of the fire station. If you are out of the five mile range another town may pick it up if they have gone through this ISO rating change. The only place in the town is on Mountain Road where the pavement stops to the Palermo town line which won't be covered under this. Wes Daniel suggested you call your insurance company. This goes into effect August 1, 2015.

Public Comments and Questions

Ann Dean reminded everyone that Tuesday (5/12/15) night is the School referendum at Medomak High School. She asked people to show up and become informed. Ann would like to know why the pre-K part is already included in the budget. The school wants to know how much interest there is in PreK after they put the money into the budget. How did they figure how many are interested before putting the money into the budget? For Washington the payment will go from 109,000 to 116,000 per month. Steve Ocean stated that town share has gone up so much is because the valuation set by the state changed. The state is not giving as much as they had been giving before. Steve Ocean will try to have an answer for Ann Dean by Tuesday.

Wes Daniel explained that after the MMA inspection they had certain things to do. Phil Meunier and Wes put fencing around the tower at no charge (Phil had the fencing and they both put it up). The lights in the generator room have been fixed and removed the screens from the doors in the Bryant room. We will purchase walk through screens for these doors after inquiring about pricing. Duane Vigue will have the safety manual for the chipper and lock out tag outs by July 1.

Meeting adjourned at 7:45PM.

Respectfully submitted,

Mary Anderson