

**Town of Chelsea
Board of Selectmen Meeting Minutes
January 23, 2013**

Regular Meeting:

Call to order:

Chairperson Ben Smith called the meeting to order at 6:32 PM.

Selectboard members present included Mike Pushard, and Benjamin Smith. Linda Leotsakos was absent. Scott Tilton, Town Manager and Gary Quintal, Chelsea Code Enforcement Officer was present along with about fourteen (14) residents and members of the public.

Ben Smith led the attendees in the Pledge of Allegiance.

Consent Agenda:

- A. Approve Payroll Warrant # 032 for \$ 6,090.63.
- B. Approve Accounts Payable Warrant # 033 for \$ 35,747.53.
- C. Approve Board of Selectmen Meeting Minutes of January 9, 2013.

- A motion was made by Mike Pushard that was seconded by Ben Smith to approve Consent Agenda
- items A. and B. as read. Vote was two (2) in the affirmative. Linda Leotsakos is absent. Motion carried.

Consent Item C. was moved to the next Board of Selectmen Meeting.

Public Comment on Items not part of the Agenda:

Dick Condon questioned whether the amount appropriated at the Annual Town Meeting for the property revaluation included the personal property tax or if that would be an additional cost from John E. O'Donnell & Associates. Ben Smith stated that The 'Town Wide Property Revaluation' is a total revaluation and included assessing of personal property.

Scheduled items:

A. New Business:

1. Letters of Interest for the Assessors' Agent position have been received from John E. O'Donnell & Associates, Thomas D. Hayes, Jacki Robbins, Carroll Weeks, Jr., and Nancy G. Pinette. A copy of a draft Contract for Assessing Services, FY 2012-2013 was included in the packet for review.

These items will be addressed at a later Board of Selectmen Meeting. As part of the budget process, the Board is discussing the possibility of hiring of an assessing agent and adjustment to the Assessors' stipends during the coming budget year if assessing duties are handled by an agent.

2. Scott Tilton included a "Preliminary Analysis of Governor LePage's Proposed State Budget" from M.M.A. and how those proposed decreases would increase **all** Chelsea residents' Mil Rate and affect programs in town. Approximately 2/3rds of the residents in Chelsea would lose the Homestead Exemption and the Circuit Breaker Program.

Carol Belanger and Dick Condon recommended that we look into Grants that may be available to encourage businesses to move into Chelsea to help our tax base.

3. Setting a Tentative Date, Time and Place of the Annual Town Meeting was briefly discussed and Ben Smith asked for comments or preferences from the residents in attendance. No preferences were presented. This item will be placed on the agenda for the next Board of Selectmen Meeting. [Last year: Election was Tuesday, June 12, 2012 and Business Meeting was Thursday, June 21, 2012.]

B. Old Business:

1. Scott Tilton suggested that a contest be held to design the Seal for Chelsea involving Chelsea Elementary School students and other interested residents. Guidelines could include Togus Stream, Kennebec River, perhaps be a 10" circle, include the incorporation date August 17, 1850, trees, Capitol Building in the background. It was suggested to include an "Eagle" (the school mascot).

This is an idea to help involve children and adults in Chelsea and focus on moving ahead and creating civic pride. Scott is doing a great job bringing suggestions and items to the Board of Selectmen and residents for consideration and discussion. It will be placed on the agenda for the next Board of Selectmen Meeting to see if there is further interest.

Legal Issues:

- A. At the January 9, 2013 Board of Selectmen Meeting it was recommended that the owners of Crystal Falls and Chelsea's C.E.O., Gary Quintal, further discuss issues surrounding the CEO's recommended findings of violations and come back to the Board of Selectmen after such discussions.

As of this meeting, the Town of Chelsea's C.E.O. still recommends that the Board find that the Crystal Falls Bottle Club in violation of the Chelsea Automobile Graveyard/Automobile Recycling and Junkyard Permitting Ordinance, and therefore, that its application for a bottle club be denied. There are four (4) unregistered and uninspected vehicles on the property. Mr. Rodrigue stated that three (3) of the vehicles are not registered because they are for snow removal and do not leave the property. The fourth vehicle is a bus that was used as a smoking area. It is no longer being used.

Gary Quintal believes that denying the application at this time is necessary under Maine law and Chelsea's ordinance Mr. Rodrigue stated that he felt that he was being singled out and threatened to sue the Board members individually. Mr. Rodrigue stated that he had a codebook that allowed him to have the vehicles on the property without being in violation. He agreed, based on the Board's request, that he would bring the book to Scott so that the Board members would have the information prior to the next meeting.

The Selectmen made it clear that neither they nor Mr. Quintal were singling out Mr. Rodrigue. In order to allow Mr. Rodrigue to provide the authority that he believed supported his position, the Board deferred action on the CEO's recommendation at this time and instead agreed to revisit the issue at the next meeting.

- B. The Chelsea Audit was discussed. There were no outstanding issues. It will be available to the public on the Town of Chelsea Website with the caveat that the Board of Selectmen have not approved the Audit as of January 23, 2013.

This item will be placed on the next Board of Selectmen Meeting for further discussion and possible action.

Written Communication:

- A. Animal Control Officer Report was received.
- B. The Treasurer/Tax Collector Report given to the Selectmen at the January 9, 2013 BOS Meeting was approved, but due to time constraints, they were not able to ask questions. It was put it back on the agenda for the 23rd in case they had questions.
- C. A letter from Shelley Wichenbach, Time Warner Cable – Northeast dated January 3, 2013 was received regarding agreements with programmers and broadcasters.

Written Communication: continued,

- D. A letter from Shelley Wichenbach, Time Warner Cable – Northeast dated January 16, 2013 was received regarding agreements with programmers and broadcasters.
- E. Kennebec River Meeting January 9, 2013 Meeting Notes were included for discussion. Not much is known about this group. Ken Young, Executive Director is available at 453-4258 ext. 213 or kyoung@kvcoq.org for more information.
- F. A letter from M.M.A. dated January 3, 2013 was received thanking members for their support and participation in M.M.A. and informing members of a membership dues increase of approximately 2.5%.
- G. Board of Selectmen budget review and Budget Committee review workshop dates were included in the packet. The workshops are open to the public and are welcome, however no public comments or questions will be acknowledged at the meetings.
- H. A letter from Maine Communication System Policy Board dated December 17, 2012 and from the Consolidated Emergency Communications Bureau dated January 10, 2013 was received explaining the change in fee structure and associated costs to the municipalities.

Verbal Communication:

A. Town Manager Report.

Town Report – The request for bids to print the Town Report are going out shortly. The plan is to print only 750 copies and to not mail them to everyone and send to those requesting one.

Budget Committee – The Budget Committee met last Wednesday. Mr. Hitchings was selected the Chair. Mr. Perry was selected Vice Chair. Mrs. Belanger was selected Secretary. The meeting schedule was modified. Everyone seemed excited about the task of working on the Capital Improvements Plan. The creation of the CIP will be undertaken as soon as the 2013-14 budget and town meeting are completed.

Salt/Sand Shed Property Gate – The gate at the Salt Sand Shed property needs to be repaired. It cannot be closed. The metal collar that allows it to swing needs new welds. Steve McGee will fix this at minimal expense to the town (\$200-\$300).

Salt – Two loads of road salt have been delivered (66.13 tons) to the salt shed. One will be mixed with sand. Sand will be needed (500 yards) in the next week or so depending on the weather.

Road Advisory Committee – I spoke with Joe Mills recently and he is not interested in serving on the Roads Advisory Committee. It appears he is frustrated in the process and the new Bylaws. The current two members of the Committee met with Andy McPherson last Friday. Mr. McPherson is an estimator from Hallowell. He was shown various roads in order to assist the Committee and me preparing the roads plan and budget for 2013-14.

Road Sweeping – My plan is in the next couple of weeks to send out gravel road grading bid requests. The goal is to get the roads graded sooner so residents can enjoy a smoother ride earlier in the year.

Sharon Morang – I have spoken to Mrs. Morang about her taking minutes at the both the Selectmen and Planning Board meeting. She is very interested. The details need to be worked out i.e. schedule, rate of pay and process. I will be discussing this further with the Planning Board and Sharon before presenting the entire plan to the Selectmen.

Manager Interchange – I would like to attend the 34th Statewide Manager Interchange in Bangor on Friday March 1st. This is an all-day event and is very educational and helpful to me as the Town Manager for Chelsea. My plan would be to drive to Bangor on Thursday night. I have a free voucher for a room. I am willing to pay the \$60 registration fee myself. I would only request that the Selectmen pay me for the day of work.

A. Town Manager Report. Continued

Legislative Representatives – I feel it would be a good idea to invite Rep. Sanderson and Sen. Flood to a meeting either on a Selectmen meeting night or another night. The public should attend along with School Board and other members of various town Boards and Committees. Our Legislators need to know and be able to see the faces of the taxpayers their decisions will affect.

- B. The next RSU#12 Board of Directors meeting is February 14, 2013 at Whitefield Elementary School at 6:30 PM. Howie (Howard) Tuttle has been hired as the new RSU#12 Superintendent to begin July 1, 2013.
- C. Ben Smith shared that there will be a tax abatement application asking for a \$23,000 decrease in value to deal with from a bank owned property on Nelson Rd. The comparables provided were not from Chelsea.

Executive Session. None.

Next Board of Selectmen Meeting is February 13, 2013 at 6:30 PM at Chelsea Elementary School.

Adjournment:

- A motion was made by Mike Pushard that was seconded by Ben Smith to adjourn the meeting.

Ben Smith declared the meeting adjourned at 8:14 PM.

Approved by the Chelsea Board of Selectmen on March 6, 2013.

Benjamin Smith – Chair

Michael Pushard

Linda Leotsakos