

MINUTES
SEBAGO BOARD OF SELECTMEN MEETING
6:00 PM
TOWN OFFICE
TUESDAY, MAY 3, 2022

ALL REGULAR BOARD OF SELECTMEN MEETINGS
ARE HELD THE 1ST AND 3RD TUESDAY OF EACH MONTH.

Reminder to the attending public:
Select board meetings are open to the public, but the public may not speak unless
recognized by the Chair or Vice only during public comment.
Comment time is limited to 2 minutes per speaker.
Matters related to personnel will not be heard or discussed.

CALL TO ORDER

The meeting was called to order by Chairman Ann Farley at 6:00 pm.

I. ROLL CALL

Present: Selectmen; Ann Farley, Charles Frechette, Phil Lowe, Tim Mayberry and Chris Parker, Town Manager, Michele Bukoveckas, Town Clerk and Recorder, Maureen Scanlon

Guests present: Carla Parker, Donelle Allen, Claudia Lowe, Tina Vanasse, Marc Assante, Bob Laliberte, Marcy Laliberte, Susan Thuotte, Philip Strike, Tina Libby-Hook, Ted Davis, David Galin, Mark Roy, Jim Palmer

II. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited at the start of this meeting.

III. ADJUSTMENTS TO THE AGENDA

There were no adjustments to the agenda.

IV. CONSENT AGENDA

A. Approval of the April 5, 2022 Selectmen's Meeting Minutes

Chris Parker made a motion to approve the April 5, 2022 meeting minutes as presented. It was seconded by Phil Lowe. Motion carried with all in favor.

B. Approval of the April 19, 2022 Selectmen's Meeting Minutes

Chris Parker made a motion to approve the April 19, 2022 meeting minutes as presented. It was seconded by Phil Lowe. Motion carried with four in favor and Charles Frechette abstaining from the vote.

C. Approval of the FY 22 Warrants #42 and #43

Chris Parker made a motion to approve FY 22 Warrants #42 and #43 as submitted. It was seconded by Tim Mayberry. Motion carried with all in favor.

V. OLD BUSINESS

A. Town Beach Dock Discussion

The Town Manager mentioned that at the last meeting she had submitted price quotes to replace the wooden dock at the Town Beach. Since then, Charles Frechette has spoken with OPN Dock & Yard, a locally owned (Sebago) business, to obtain an additional quote. He explained the replacement option that they are offering to do at a cost of \$2,500 to \$3,000. If awarded the job, they expect to start the replacement of the current dock system within the month.

Tim Mayberry made a motion to have OPN Dock & Yard build and replace the dock at the Town Beach. It was seconded by Phil Lowe. Motion carried with all in favor.

VI. NEW BUSINESS

A. FY 23 School Budget Presentation – David Galin

Sebago School Superintendent David Galin presented the proposed FY 23 School Budget, which has been approved by the School Committee. He proceeded to review the revenues, expenditures and designated reserves in the proposed budget.

In order to receive \$505,590 in State funding, \$2,252,839 must be raised in local revenue, which is a reduction of \$73,968 from FY 22. He explained other funding that has been obtained, which helps offset expenses. He also reviewed some of the anticipated expenses that have been identified for future consideration.

In summary, the proposed budget is \$236,875 over the current budget, an increase of 6.2% over FY 22. The increase in local taxpayer contributions is \$139,181 over the current year. This is a 4.1% increase which would mean an additional \$75.00 in taxes for a house valued at \$300,000 (based on FY 22 valuation and mil rate). Mr. Galin answered questions from the Board.

B. Signing of Town Meeting Warrant

The Town Manager reviewed the final adjustments that were made to the Warrant for the annual Town Meeting that will be held on Tuesday, May 31st. Ann Farley made a motion to approve and sign the Town Meeting Warrant. It was seconded by Phil Lowe. Motion carried with all in favor.

C. Signing of Town Meeting Election Warrant

The Town Manager, presented for approval, the Warrant for the Town Meeting Election that will be held on Tuesday, June 14th.

Ann Farley made a motion to approve and sign the Town Meeting Election Warrant. It was seconded by Chris Parker. Motion carried with all in favor.

D. Signing of the School Budget Meeting Warrant

The Town Manager, presented for approval, the Warrant for the School Budget Meeting that will be held on Tuesday, May 31st.

Tim Mayberry made a motion to approve and sign the School Budget Meeting Warrant. It was seconded by Ann Farley. Motion carried with all in favor.

E. Signing of the School Budget Validation Warrant

The Town Manager, presented for approval, the Warrant for the School Budget Validation (Election).

Ann Farley made a motion to approve and sign the School Budget Validation (Election) Warrant. It was seconded by Chris Parker. Motion carried with all in favor.

The Board proceeded to sign all of the above warrants.

F. Generator Bid Awards

Town Manager Michele Bukoveckas proceeded to open the bids for the town's used 7KW generator. The results are as follows:

Ted Davis = \$451.00
Anthony Skinner = \$750.00
Warren Smith = \$522.00

Chris Parker made a motion to accept the bid from Mr. Skinner in the amount of \$750.00 for the 7KW generator. It was seconded by Tim Mayberry. Motion carried with all in favor.

Town Manager Michele Bukoveckas proceeded to open the bids for the town's used 18KW generator. The results are as follows:

Ted Davis = \$615.00
Warren Smith = \$722.00

It was noted that a third bid was received after the submittal deadline, therefore it was not opened.

Tim Mayberry made a motion to accept the bid from Mr. Smith in the amount of \$722.00 for the 18KW generator. It was seconded by Chris Parker. Motion carried with all in favor.

G. Planning Board Appointment

The Town Manager introduced Sebago resident Susan Thuotte who has expressed an interest in serving on the Planning Board. Susan answered questions from the Board regarding her qualifications to serve in this capacity. She agreed to attend any training sessions as needed.

Ann Farley made a motion to appoint Susan Thuotte to the Planning Board. It was seconded by Chris Parker. Motion carried with all in favor.

VII. REPORTS FROM TOWN OFFICIALS

A. Town Manager

- We have been approved for the Bond through the Maine Bond Bank. All we have to do now is get the project and spending approved at Town Meeting.
- Public Hearing for the Public Safety Building project and borrowing is set for May 17th, 2022 at 6pm. Do we still want to hold the meeting here at the Town Office or down below at the Town Hall?

The Board agreed to hold the public hearing for the Public Safety Building project at the Town Hall.

- Public Hearing: Gravel Ordinance – Ordinance Review Committee – May 18th at Town Hall, 7pm.
- Contacted CMP regarding the light in the parking lot (never turns off). They are looking into the matter.
- GPCOG is looking for delegates to attend their Summit at St. Joseph's College on Thursday, May 26 from 2-7pm. The event is free.
- Boat issue: I am working on having the boat removed from the town beach. This will not be an easy task due to the size, weight, hazardous materials and fluids that need to be removed prior to moving it. The owner said he would pay costs but needs help finding someone to remove the boat. I have contacted CIA Salvage, and the owner contacted the "Dump Guy" who is coming to look at the boat tomorrow.

- Heat Pumps

Town Hall – Gym – Would not be cost effective as three 36K BTU units would be required; costs would exceed \$20K. It was suggested that an “A” coil could be installed which could help with cooling.

Downstairs – He recommended about 30K BTUs for a commercial style heat pump, which would be over \$10K. He feels a new Rinnai heater would be a much better fit at a much lower cost. This would not qualify for any rebates. I am contacting other companies for additional quotes.

- Town Office – He is proposing 3 zones. This will provide heating and cooling to all locations in the building (offices and meeting room). Estimate was \$23,651.29. Price includes a 12-year service plan.
- Transfer Station “Free Area” – I asked the Town Managers list serve how many towns had a swap area at their transfer station. Out of 12 responses, 5 stated they do, 8 stated they did, but chose to discontinue it. Those that kept it stated that it was because of the outcry that came from the discontinuance. The 8 that chose to close it claimed reasons of: junk being left, safety issues, traffic concerns, elimination of arguments with staff.

There was some discussion amongst the Board regarding this matter.

Ann Farley made a motion to continue to keep the former “Free Area” at the Transfer Station closed. It was seconded by Chris Parker. Motion carried with four in favor and one opposed.

- A group wishes to use the Town Hall to hold a School Board Committee Candidates debate. Yes? No? Fee?

The Board agreed to allow the Town Hall building to be used for this purpose at no cost.

- Interviewing for the Public Works Truck Driver/Laborer position tomorrow at 3pm.
- Public Works has conducted their survey of Public Easement Roads. Out of 30 roads, 4 do not need any intervention from the residents along the roads. Letters should be going out end of May, beginning of June.
- What would you like for a minimum bid on the roll-off?

There was some discussion amongst the Board regarding this matter.

Tim Mayberry made a motion to set the minimum bid amount for the old roll-off truck at \$3,000. It was seconded by Phil Lowe. Motion carried with all in favor.

B. Selectmen

Phil Lowe had nothing to report.

Charles Frechette had nothing to report.

Chris Parker had nothing to report.

Tim Mayberry had nothing to report.

Ann Farley asked about the potholes on Hancock Pond Road. The Public Works Department has not had a chance to address them yet, but is planning on doing so soon.

Phil Lowe asked Public Works Director Jim Palmer for an update on the deteriorating condition of Dyke Mountain Road. There was some discussion on options for repairing this road. Phil Lowe suggested that perhaps a Road Committee should be formed again to address degrading road conditions.

B. Department Heads

Public Works Director Jim Palmer stated that the grading on Folly Road is being finished. He is hoping to get back to work on Douglas Mountain Road next.

Town Clerk Maureen Scanlon updated the Board on the names of the official candidates that will appear on the ballot that has been ordered for the Municipal election on June 14th.

Fire Chief Phil Strike informed the Board of the results of the recent training session that was held on Dyke Mountain. He also notified the Board that the fire department's hoses and ladders are being tested in the lower (Town Hall) parking lot on May 25th, which will be closed to the public.

VIII. COMMENTS FROM THE PUBLIC

Phil Strike expressed concern about having the boat that has been dumped at the town beach removed as soon as possible due to safety issues.

IX. ADJOURNMENT

Chris Parker made a motion to adjourn at 7:00 pm. It was seconded by Phil Lowe.
Motion carried with all in favor.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Maureen F. Scanlon".

Maureen F. Scanlon
Town Clerk