

MINUTES
SEBAGO BOARD OF SELECTMEN MEETING
6:00 PM TOWN OFFICE TUESDAY, June 21, 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, Barry Jordan, Phil Lowe, Mark Roy
Town Manager, Michele Bukoveckas, Deputy Town Clerk and Recorder, Bobbie Jo
Wadsworth, Deputy Town Clerk Desirae Lyle

Guests present: Claudia Lowe, Doug Newton, Phil Strike, Virginia Williams, Bob &
Marcy LaLiberte, Brandon Woolley, Rick Day and Jim Seymour from Sebago Technics,
Jim & Marjie Jansz, Mike Bouffard, Donald Gosselin, Catherine McIntire.

Swearing in of new Board of Selectmen Members.

Deputy Clerk Desirae Lyle swore newly elected Selectmen Barry Jordan and Mark Roy
into their offices.

II. PLEDGE OF ALLEGIANCE

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

III. ADJUSTMENTS TO THE AGENDA

An adjustment was made to add to New Business Agenda Item J- appointment to the
ordinance review committee.

IV. CONSENT AGENDA

A. Approval of the May 31, 2022 Town Meeting Minutes

Phil Lowe made a motion to approve the May 31, 2022 Town meeting minutes as
presented. The motion was seconded by Charles Frechette. The motion was carried
with all in favor.

B. Approval of the June 7, 2022 Selectmen's Meeting Minutes

Phil Lowe made a motion to approve the June 7, 2022 meeting minutes as presented. It was seconded by Ann Farley. Motion carried with two in favor, (Charles Frechette abstained because he was absent. It was determined under the circumstances, that since Barry Jordan and Mark Roy were not selectmen at that time, and because Tim Mayberry and Chris Parker were no longer selectmen, that Phil and Ann constituted a quorum, therefore the motion carried.

C. Approval of the FY 22 Warrants Week # 48-49

Charles Frechette made a motion to approve Warrants #48-49 as submitted. The motion was seconded by Phil Lowe. The motion was carried with all in favor.

V. OLD BUSINESS

NONE

VI. NEW BUSINESS

A. Sebago Technics Proposal-Rick Day and Jim Seymour

Rick Day and Jim Seymour made a presentation to the board about a non-binding contract for project-by-project agreements. This agreement enables Sebago Technics the ability to have first bid on smaller projects, and in return, the town would receive a discount. The town is free to request bids at any time. Ann Farley made a motion to approve the contract. Mark Roy seconded the motion. The motion was carried with all in favor.

B. Naomi Street Discussion

Catherine McIntire presented a letter to the board discussing the rocks on Naomi Street and how she did not want people to be parking their vehicles there. She would like there to be penalties for people who do not follow the rules. Mike Bouffard stated that he put the rocks there to prevent people from turning around and or parking their vehicles on the land. The board feels like this is a civil matter but asked that Mr. Bouffard remove the three rocks seeing how it is the towns property. Mr. Bouffard stated that he would consult with his lawyer and give the board an answer by Friday July 1, 2022. Ann Farley made the motion. Phil Lowe seconded the motion. The motion was carried with all in favor.

C. Appointment as Chair of the Board of Selectmen

Mark Roy motioned for Phil Lowe as Chair of the Board of Selectmen. Charles Frechette seconded it. With all in favor the motion was carried.

D. Appointment as Vice Chair of the Board of Selectmen

Mark Roy motioned for Barry Jordan as Vice Chair of the Board of Selectmen. Ann Farley seconded the motion. With all in favor the motion was carried.

E. Appointment to the COLAB Steering Committee

Phil Lowe asked this be placed on the next Selectmen's meeting agenda.

F. Appointment to the Tax Acquired Property Committee and Schedule a Meeting

Ann Farley expressed an interest in being on the Tax Acquired Property Committee. Barry Jordan made a motion to nominate Ann Farley as a member of the Tax Acquired Property Committee. Mark Roy seconded the motion. With all in favor the motion was passed.

G. Disbursement Warrants for Town and School Warrants

Michele Bukoveckas explained that this will allow for one signature to send out state reports and payroll payments and three signatures for all other bills. The selectmen should try to get into the office as soon as possible each week to sign the warrants. Ann Farley made the motion to sign the disbursement warrant as presented. Charles Frechette seconded the motion. With all in favor the motion was passed.

H. Abatement as Recommended by Assessor's Agent

Town Manager; Michele Bukoveckas explained that the designation of ON means that the person owns the building itself and not the land. The land is owned by another party. This abatement is being requested due to it being a duplicate assessment.

Barry Jordan made the motion to approve the abatement for Map 005- Lot 023- ON in the amount of \$202.82. Charles Frechette seconded the motion. With all in favor the motion was passed.

I. Zoning Board of Appeals Re-Appointment Request

David Welch has shown interest in continuing as a member of the Zoning Board of Appeals.

Mark Roy made the motion to re-appoint David Welch to the Zoning Board of Appeals. Ann Farley seconded the motion. With all in favor the motion was passed.

J. Appointment ordinance Review Committee Board of Selectmen Representative

The Board is looking for a new Representative since Chris Parker's resignation. Ann Farley made the motion to appoint Barry Jordan as the Board of Selectmen representative to the Ordinance Review Committee. Phil Lowe seconded the motion. With all in favor the motion was passed

VII. REPORTS FROM TOWN OFFICIALS

A. Town Manager

- New swim ropes and buoys to mark the swim area have been ordered and received. Phil Strike will be working on replacing them.
- Buoys to mark the "boat parking" area have been ordered and received. Charles Frechette has ordered decals to mark them, once received they will be installed. Correct me if wrong, but you would like them installed 40ft from the first post to the channel?
- Noticed on election day, the generator at the Town Hall was having issues starting (yes, it is the new one). Upon investigation, it was determined to be a propane regulator issue and is being fixed.
- Maine Municipal is hosting a Planning Board/Zoning Board of Appeals Workshop in August. So far, I have signed up 2 PB members, and 1 ZBA. I will keep my eyes open for the Board of Selectmen trainings.
- I would like to discuss updating the holiday schedule during our next policy meeting.
- Assessors are commencing their annual field work this week. Notices with the employees' names, vehicle make and model and license plate numbers have been posted on the Town's web site, and on the FB page.
- Our insurance premium is going up again this year from \$50,670 to \$56,036. Increase is due to:
 - 1. Building replacement costs
 - 2. Vehicles
 - 3. Increase in Fire and EMS calls (50% increase for Fire-32% for EMS)
 - 4. Increase in PT employees and volunteers
- I have a draft copy of the proposed contract for the Public Safety Building. This contract will cover design work from conceptual all the way to permitting and construction documents. Once that is done, they will bid out the contract with subcontractors and suppliers and present us with the GMP (Guaranteed

Maximum Price) which will hopefully be within our budget. Once that is achieved, they will then submit the documents to authorize construction with start and expected end dates.

B. Selectmen

- Barry Jordan would like to talk about extending the moratorium and have it put on the July agenda for the Board of Selectmen meeting.
- Barry would like to look into finding a better solution for the “free for the taking” to come back at the town transfer station.
- Barry would also like updates on the road grating and where public works is at with this situation.
- Phil Lowe would like a copy of The Great Falls contract when construction starts. In addition, Phil requested to have the Town Attorney review the contract. Phil made the motion to have the Town Attorney review the proposed contract. Mark Roy seconded the motion. With all in favor the motion was carried.
- Phil Lowe would like the time for the Selectmen’s meeting to change to 7pm. The board discussed this and came to a compromise of 6:30pm starting on July 5, 2022. Barry Jordan made the motion. Mark Roy seconded the motion. The motion was carried with all in favor.
- Phil Lowe would like to know why not all the minutes from the Zoning Board of Appeals are not available and how we can get this done in a timely fashion. It was stated that this has been an unprecedented year with 17 appeals (roughly 24 hours of minutes). The minutes must be typed verbatim and this very time consuming. She stated that the Administrative Assistant is doing her best to work on them, but does have other duties to which she attends to. The Town Manager stated she would look into solutions to rectify this issue such as temporarily hiring a transcriptionist to assist.

Charles Frechette had nothing to report.

Mark Roy had nothing to report.

Ann Farley had nothing to report.

D. Department Heads

Fire Chief Phil Strike talked about the mailbox fires that have been set in the last few weeks. He thinks they have the perpetrator’s route almost nailed down but now the person at fault seems to be switching up the time frame from early morning to late evening.

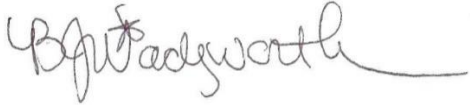
VIII. COMMENTS FROM THE PUBLIC

Catherine McIntire thanked the board for listening to her letter and her complaints.

IX. ADJOURNMENT

Ann Farley made a motion to adjourn at 8:00 pm. It was seconded by Mark Roy. Motion carried with all in favor.

Respectfully submitted,

A handwritten signature in dark ink, appearing to read "Bobbie Jo Wadsworth". The signature is written in a cursive style with a long horizontal flourish extending to the right.

**Bobbie Jo Wadsworth
Deputy Town Clerk**