

**SELECTMEN'S MEETING MINUTES
FEBRUARY 1, 1994**

Regular meeting of the Waterboro Board of Selectmen.

PRESENT: Chm. Frank R. Allen, Jr., Dennis G. Abbott and John C. Monteith.
Also present: Selectmen's Assistant Dwayne Morin.

REPORT OF STANDING COMMITTEES:

DIANNE HOLDEN: Dianne came in to discuss with the Board the clerical work being done for the Water District. Sel. Abbott told Dianne that the Board has asked Dwayne to get with the people who have been working on the Water District and see how much time is involved and then a bill will be sent to the Trustees monthly for clerical work etc. Dianne explained that Sharon was doing the billing her office was receiving the money and she suggested to Dwayne to have one person do both, so Sharon has been handling both billing and receiving. Sel. Abbott stated that the Board does need to sit down with the trustees and set up a monthly fee. Dianne also asked why Sharon's time on the water is put in separately when no one else does it that way. Dianne also told the Board that the Trustees did not know how or who was doing the billing. She was told by Dwayne that the district has no money. Sel. Abbott feels that if it continues the trustees will need to get a stand alone computer system or purchase the program from NDS as company #2. Part of their capital improvement is to purchase equipment. Dianne told the Board that she has already talked to NDS for the program. Chm. Allen feels that if the town is doing it here, the program should be bought, if not done here, then no. Dianne told them that they want to keep it in house.

NEW BUSINESS:

LION'S: John Kustron and Herb Wishart represented the Lion's Club. They request a tax abatement on the taxes on the medical center. It is hampering their effort to get a loan to put in the elevator. They do not feel that they should be taxed and feel that they have not received a good answer why they are being taxed. The tenants are being charge for personal property taxes. The Board of Directors are a non-profit organization. Sel. Abbott told them that they reviewed the contract base on Assessor's Agent Bob Konczal. No one questions language in the contract would not tax usage of building by the Lions, portions are being used by the Lions exclusively and parts are being used by doctors and the part that is being used by the doctors is what was taxed. Sel. Abbott also told them that the Board request no getting everyone together before the tax bill was sent out. Also told the Lions that Applewood is for the elderly and is non-profit and they pay a fee in lieu of taxes also The Nature Conservancy has agreed to pay a fee in lieu of taxes. Sel. Abbott stated that there is no question should not tax the Lions part of the building. There is also another medical business in Town can't subsidize some medical professions in Town and not others, it was estimated the taxes if paid between them would amount to \$.50 per square foot.

Sel. mtg. 2/1/94

page 2

John stated that they have an agreement with the Town which states to establish medical services. Also states usage by the Lions is not taxable. Sel. Abbott told them that they are not being taxed on their

usage just the commercial usage. May have to abate the past taxes and set up a meeting to discuss taxes or fee schedule, which should have been done in the past. All was in agreement that the doctors bills seem to be higher. John explained what the Lions plans have been since the beginning. Allot of effort went into getting the doctors here. They bought furniture, equipment, fixtures from doctors going out of business, from surplus. John told the Board that he doesn't understand why the Lions are being taxes, have already signed a five year lease with the doctors. Sel. Monteith told the Board that Bob Konczal told him not to have the Lions file for an abatement, to wait until he hears from the State. The state couldn't come up with an opinion. Sel. Abbott stated could discuss all night, would entertain abating the 1993 & 1994 taxes and set up a meeting with Bob Konczal. Sel. Abbott made the motion to abate the 1993 & 1994 taxes until a joint meeting can be set up between the Selectmen, Board of Directors and Bob Konczal to discuss taxes and or fee in lieu of taxes. Chm. Allen, seconded, voted, passed. Everyone present agreed to meet on March 29th at 7:00 p.m.

GLENN BEAN, SR.: Glenn came in to tell the Board that he received a call from Barbara Krukowski and Kathleen Connolly about their road hadn't been plowed or sanded. Glenn went up with the sand truck and it had been plowed and sanded already. At this time both women came out and gave Glenn a hard time. Dwayne told the Board that he lived on that road for four years and can't remember the town sanding, a couple of times a pick up truck sanded. Ms. Krukowski told Glenn that the Town has been sanding and plowing for 13 years. She told Glenn that they were going to investigate him. Sel. Abbott told Dwayne to call them to tell them that the Town did not plow, Mr. Dube did it. but if icy conditions exist, the town will sand. Doug Foglio is having a problem with people plowing snow into the roads. Places on the West Road has been narrowed by one third. Glenn has talked to the Sheriff's Dept. and the Sheriff's went and talked to the people and told Glenn that if it happened again to let them know and they would start the paperwork. Glenn told the Board that it is a big problem with about 100 people plowing into the roads. Sel. Abbott told Glenn that they need to resolve Moonpenny Lane. Suggest having Bob and him drive down the lane. Glenn explained the wood rumor. Herman Allen cut wood from the birch trees that were bent over after the ice storm. Herman stood in the snow and cut the trees so Glenn told him to take the wood. After Dwayne told Glenn that the wood was town wood and had received a lot of people complaining. Glenn asked who complained, and Dwayne told him that one he know and two were anonymous. The Board agreed that if Herman cut it himself then he could have it. Also Dwayne received a call from someone who went down to get a load of sand and was told it would cost him \$10.00. Glenn interrupted Dwayne to give his side of the story. Glenn told the Board that there were allot of people down there getting a load of sand.

Sel. Mtg. 2/1/94
page 3

Dana Blackburn was starting to load the trucks to get the trucks out of the way so the sand trucks could get in and get loaded. Glenn told him to stop loading the trucks. Roger Skelton showed up and wanted some same and Glenn pointed to a pile and told him he could load that into his truck. He told Glenn that the didn't want the sand from that pile but from the good sand and wanted it loaded. Glenn told him no and the good sand would cost him \$10.00 a load. Glenn told him this because there were three people in the truck that could have shoveled the sand and then refused to get the sand where Glenn told them to. He told Glenn again that he didn't want to load it himself and he wanted the good sand. Rumor started then that Glenn was loading friends trucks free and charging others \$10.00 a load. Also discussed Leighton sanding private ways with the Town sander. Les Leighton told Glenn that he had

stockpiled sand last year. Sel. Abbott stated that if he continues using the Town sander sanding private ways the Town sander will be removed from his truck. The Board was in agreement. Sel. Monteith would like to see some kind of mechanism in place when someone goes into Shurtleff for salt that they are getting it for the Town. Sel. Abbott suggests to Glenn to stockpile salt. Glenn also told the Board that he has a problem with pickup trucks getting sand to sand driveways, commercially. The Board told Glenn that the policy is for people to get pail full not truck loads.

DWAYNE MORIN: Dwayne reviewed the letter received from John Tewhey after John has reviewed the D.E.P. report on the Leather Mill. His conclusion is two tests do not constitute a decrease, need to do more testing. The tests were done in the fall and in the spring which showed a large variance. He would like to see more testing and more wells. Dwayne also reported that the Walton case goes to court tomorrow. Also brought the Board up to date on the Spurwink School. They want to rent a house at Brookside to put three clients in the house. The residents are up in arms. They blame the Town. There will be a married couple to supervise the clients. Residents feel that it is a business because a couple is getting paid and businesses are not allowed. Dwayne will check with Atty. Karen Lovell. Pace Landing residents would like to meet with the Bank and the Selectmen. Have signed the agreement, but the bank added to it. Dwayne will present it to Atty. Chris Vaniotis for him to review it. Has paid for the plowing. The Town has a letter of credit for \$5,000. The road will need to be brought up to standards and then be accepted at Annual Town Meeting. The Board agreed to meet with the parties involved next week.

DISCUSSION:

JUNE BROOMHALL: June has MS and has asked if the Town would sand her driveway. The Board voted not to sand June Broomhall's driveway.

THE NATURE CONSERVANCY: The Board signed the agreement with The Nature Conservancy for fee in lieu of taxes.

Sel. mtg. 2/1/94
page 4

CONSERVATION COMM.: Dwayne reported that the commission has a checking account on their own with approximately \$2,000. in the account which came from the sale of the I Love Waterboro buttons.

BOB KONCZAL: The Board reviewed his memo and would like him to come in and discuss it and to show some examples also.

Sel. Monteith reported that he will gone on a trip from February 10th through March 7th. Also Sel. Abbott will be gone for the meeting on March 1.

SIGNED:

The Board signed the warrant for payment of bills and payroll.

ADJOURNMENT:

The motion for adjournment was made at 9:00 p.m.

approved: _____
