

WATERBORO BOARD OF SELECTMEN

MEETING MINUTES

11-21-95

Present: Chairman John Monteith and Robert Fay.

Also Present: Dwayne G. Morin, Bob Gobeil, Millard Genthner, and Dale Witman.

Meeting called to order by Chairman Monteith at 6:45 p.m.

APPOINTMENTS

6:45 p.m. - Planning Board

Members Present: Dwayne Woodsome, Judi Carll, Everett Whitten, Larry Jacobsen, and Chair Cindy Allen.

John Stated that with Dwayne leaving to go work for the Town of North Berwick, the Selectmen wanted to know if the Planning Board still needed a Town Planner to Assist the Board.

Dwayne Woodsome asked the Selectmen why they needed an Assistant? Bob stated that he supports having an Assistant. John also stated that he is in favor of having an assistant for the Board to rely on.

Judi stated that she would like to see the position of Town Planner remain because she doesn't feel that the Planning Board has the expertise or time to handle all the responsibilities. The Board needs someone to help them and make recommendations. She questioned what would happen tom the average person coming into the office to ask questions? Someone needs to be in the office to answer questions, since the Board only meets twice a month.

Dwayne Woodsome stated that if the position is filled, then it should be a combination position as it has been. He felt that if the position was not filled, the Planning Board could perform all the duties, however, their meetings would last into the late hours of the night instead of getting done by 9:00 or 10:00 p.m. as they do now. He also felt that if the Selectmen did their work that they would not need an Assistant.

Cindy stated that the Board needs a Planner because the members do not have the time or expertise to handle all the responsibilities.

Bob stated that it appears that the Planning Board is still in favor of having a Town Planner. The Planning Board members agreed.

John asked the Board whether they felt that the Town of Waterboro is too restrictive in its zoning and building codes.

Larry stated that he feels some of the regulations hurt the small guy. The person who is ambitious and wants to build his house on his own is faced with so many regulations. Larry also mentioned that some of the regulations are necessary.

Bob feels that the zoning regulations could be less restrictive.

John stated that sometimes people read between the lines instead of reading the lines.

Bob asked the Board if they felt that the zoning articles should go to referendum. Cindy stated that she would like to see the zoning changes as referendum votes. Bob stated that he feels there would be more participation since there are more people that vote than attend Town Meeting. However, there would need to be a layman's terms of the proposed changes so that everyone understood what the changes mean and not just state the changes in legalese.

Larry feels that some people who vote at Town Meeting are intimidated and do not vote the way they feel instead vote the way the crowd votes. He felt that referendum would take the intimidation factor away. However it could be a double edge sword because there is low attendance at Public Hearings and the Planning Board would not have the opportunity to discuss the meanings of the changes.

Larry questioned the Selectmen on their request to change the zoning ordinance at the next Town Meeting to grandfather all buildings from setback requirements as of that date and then require mortgage surveys to prove compliance with zoning prior to occupancy permit.

Bob mentioned that there have been many violations to date and many more to come and this would help the poor person buying a house that has been sold once or twice before and now all of a sudden a mortgage survey shows the house is in violation.

Dwayne Woodsome stated that the Planning Board voted at their last meeting to let the Board of Selectmen propose the change since it is a Selectmen issue. Bob stated that the proper channel is through the Planning Board. Dwayne W. stated that the Planning Board would have to hold the Public Hearings however the Selectmen should present the change.

The Selectmen thanked the Planning Board for coming in to meet with them and discussing all the issues that needed to be discussed.

7:00 p.m. - Dwayne Woodsome Abatement Request

The Selectmen tabled the abatement request until next meeting since there are only two Selectmen present and they feel it should be acted upon by the whole Board. The Selectmen will hear the Abatement request next week at 6:45 p.m. at which time the abatement request of Andrew Woodsome Jr. Will also be discussed.

7:30 p.m. - Al Broomhall

Al canceled the appointment with the Selectmen.

Report of Standing Committees:

Dwayne Morin, Selectmen's Assistant

Dwayne discussed the following issues with the Board:

Rabies Public Forum: The rabies notices have been posted around Town and the Press Releases have been mailed to the Newspapers, Television and Radio stations. Dwayne prepared a draft agenda for the public forum for the Board to review. Bob moved to use the draft rabies agenda prepared by Dwayne for next Tuesday's Public Forum and to mail a copy to all three panelists, Dr. Brewster, Dr. Wallingford, and Warden Galen Hall. John seconded. Vote 2-0 in favor.

Voice Mail on Cellular phones: Dwayne reported back to the Selectmen that the voice mail charge is \$5.00 per month per phone and then a charge is assessed for all incoming calls which are over 35 seconds in length. There is no charge for retrieval unless the vehicle is outside of Star Cellular's home area. Bob moved and John seconded to cancel voice mail on the CEO cellular telephones. Vote 2-0 in favor.

Budgets: Dwayne informed the Selectmen that the majority of the budgets have been submitted. The only outstanding items are the salary increases for the employees, the salary rates for the new positions of Town Clerk, Treasurer, and Tax Collector, Conservation Commission, a few charities and any extraneous items that may be inserted during budget deliberations. Bob moved and John seconded to have Dianne meet with the Board on December 5, 1995 before the selectmen discuss the budget, to further discuss the split of her position. Vote 2-0 in favor. Bob also mentioned the possibilities of holding Public hearings on the split of the position before establishing a salary and benefit package for the positions.

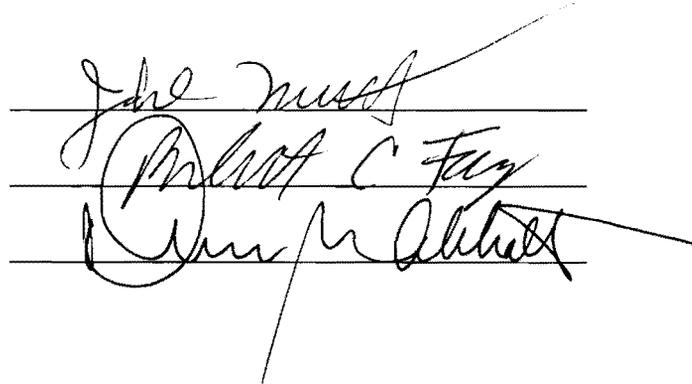
Septic Meeting: Dwayne gave the selectmen a brief rundown of the Septic meeting between the 17 town effected by Sanford statement that septic waste may not be accepted after June 1996. The Town's agreed to meet with the Trustees of the Sewage District in an attempt to offer assistance to helping solve the problem Sanford is faced with. Southern Maine Regional Planning will be setting up the meeting between the Towns and the trustees.

Investments: The Town has approximately \$225,000.00 coming due from a Key repurchase agreement this week. Dianne has received quotes from Peoples and Key for a six month repurchase agreement and Key is offering 5.5% fixed rate with subaccounting and Peoples offering 5.41% variable with no subaccounting. Dwayne recommends staying with Key Bank. Bob moved and John seconded to invest the funds with Key Bank for six months as stated by Dwayne. Vote 2-0 in favor

Parks and Recreation: Parks and recreation are requesting permission to move \$4000.00 from account 0862 Grounds Maintenance payroll to 0860 Grounds Maintenance expense. During the Budgeting process the numbers should have been opposite what was voted on at Town Meeting. Bob moved and John seconded to allow the Parks and Reacreation to transfer the funds from one account to the other. Vote 2-0 in favor.

Bob ask if a memo had been sent out to all department heads stating that the Selectmen are the ultimate hiring authority and no one shall be hired unless preapproved by the Board of Selectmen. Dwayne stated that he could prepare a letter for the Board's signature for next meeting to be sent out to all department heads. So moved.

No further business, the meeting was adjourned at 8:45 p.m.


Three handwritten signatures are written over three horizontal lines. The top signature is "John Must", the middle is "Robert C. Fay", and the bottom is "Dwayne Albert".