

Fort Fairfield Town Council Meeting Minutes
Council Chambers
Wednesday, October 16, 2013
6:00 P.M.

Councilors: David McCrea, Jason Barnes, Mark Babin, Susan LeVasseur and John Herold
Staff: Mike Bosse, Tony Levesque, Ella Leighton, George Watson, Bill Campbell and Mike Jalbert
Citizens: 11

- I. Roll Call - Chair David McCrea asked that the record reflect all councilors present.
- II. Prayer – Councilor Mark Babin offered the prayer
- III. Pledge to the Flag - All in attendance pledged their allegiance to the Flag.
- IV. Public Comment Period –

Dan is absent tonight he is in Augusta testifying on behave of Tri Community Landfill regarding LD 1483. Mike Bosse filled in, in his absence.

Wayne Troicke – Executive Director of the Fort Fairfield Housing Authority thanked the council for their continued support during the construction of the new facility at Harmony Lane and invite the council along with the public to a ribbon cutting and open house of October 25th from 2 – 4. So far there are seven tenants moved in and two more are due to move in next week. They are still accepting applications.

Tony brought it to everyone’s attention that we had three special birthdays this month, all turned 100 years old

1. Doris Bernard
2. Public Library
3. Emily Sirois

V. Correspondence and Reports

- A. Licenses/Permits- Two Liquor License one for the Knights of Columbus and the other for Canterbury Royale
- B. Financial Report – Mike – First quarter of the year completed with our actual expenditures consistent with the budget. We have had a small overage in the police department salaries. We have not had to fire up our furnaces yet and our gas and diesel consumption has been consistent with the budget. Income has been slow with tax bills just recently mailed. Also Public Works Facility bond payment comes to an end this month with the last principal payment being made on October 30th. We will also be receiving around \$85,000.00 from the developer’s fee on October 23rd. This will leave a balance of \$162,500.00 which will be paid over the next year. These funds will be

applied to the cost of the clinic, which will leave a balance of \$64,000.00 that will be credited against the UDAG Account.

- C. Tri-Community Landfill Report – Stev Rogeski – The last meeting was held September 20th. In 2002, DEP came after Tri Community for a leach aid break out which could have potentially cost \$70,000.00 in fines. We finally came to an agreement and the final fine was \$2,500.00, with 40% being given towards other projects that we may have donated to anyway. Since then we have bought the backhoe that would allow us to address the leach aid problems as they occur which has been very successful in our past two rainy seasons. We are now back to being fully staffed, we went for a while without a part-timer. We now have an emergency action plan in place in case something happens at the Landfill so that our employees will be safe. The budget process is starting. The permit fees will be increasing from \$5.00 to \$10.00 effective January 1st. Our next meeting is scheduled for October 25th.
- D. Fire Department Report – Mike Jalbert – Our open house went better than we expected. We planned for around 50 people and ended up having approximately 180. Because this went so well, we are planning on doing this annually. Next Wednesday we will be having the ladder truck tested, finally! Have applied for a grant through the Kidde United Technologies Company for 200 smoke detectors with no cost to the town. The Fire Department will be working with the National Honor Society on October 26th here at the Community Center for the Fall Fun Fest. We have also been working with Crown Ambulance, to work on a contract, looking at having a Fire Fighter be on call 7 days a week, to help out with the expense.
- E. Chamber/Quality of Place Council Report – Mike – Chamber of Commerce is also assisting the National Honor Society with the Fall Fun Fest the afternoon of October 26th, here at the Community Center.

Mike also attended the MMA convention and came back with quite a few ideas that we can use on Main Street to help promote the Town of Fort Fairfield. There was a presentation by a consultant on Main Street Maine and we have invited her to come up in November to speak with the Main Street Merchants on ways to better our Main Street.

The Quality of Place Council is still the owners of the Brunswick Ave. home. People can go to our web site and get all of the specifics on the property. Our next meeting is going to be here in the Council Chambers on November 12th at 4pm.

- F. Update on Senior Citizens Housing – Open house will be October 25th. We will be having the final closing on the 23rd, we should then receive the \$85,000.00 developer's fee.

- G. Update on Library Centennial Celebration – This celebration went well, it was a great event with approximately 45 -50 people attending. Sue and the library staff did a great job.
- H. Update on 2013 CRS Recertification – This has to do with the standards that we have in place to protect people and property from reoccurring floods. The biggest benefit for our participation is to those citizens who continue to have property that may require flood insurance. Our certification provides a substantial discount in their premium to this federal insurance program.
- I. Update on Mobile Home Park –Tony – There is a Code Enforcement side and there is an observation side. As far as the observation side I believe that the Adams have done a lot of work up there, they have eliminated some of the safety issues and some of the environmental issues that were there and it appears to meet some of the States standards. At 3:30 today Tony contacted the State inspector, Ryan Chandler, at the time of the conversation he has not receive any response to the notice of violation dated August 1, 2013. This did not bother him, he stated that they had until November 1st, 2013 to respond. Tony provided the Adams and the Council with a memo listing five violations. The Adams stated that most of these have been corrected. They need to send certification of this to the State, and then the State will let Tony know everything is clear and once this is done the council may approve the license.
- J. Update on Redemption Center – Tony – The owner on record is still James Ireland, dba Four Daughters Redemption. There is a Bill of Sale conveyed to Doughty Top Shelve LLC, owner Devon Doughty and at this time the Town is preparing a lease for the land.
- K. Update on Village Restaurant – Dan has been working with John Bocci from MDEP and it appears that we can have the shingles removed without having to hire a licensed asbestos contractor. Noah Yoder has checked the building and he and Dan can strip the shingles for no more than \$1,000.00. Clinton St Peter at County Abatement for the asbestos in the building and he has given us a price of \$4,870.00 to complete this task. Talked with Fred and Janet McGillan to hire them to tear the building down and break it up for ease of transportation to the landfill. Public Works will do the hauling and will fill in the cellar with dirt and gravel. It is estimated around \$2,500.00 to have McGillan's help in the demolition.

Old Business –

- A Consider Vendor's License for Mountain View Mobile Home Park – Ken and Lisa Adams are requesting that the town council reconsider approving the Vendor License for the mobile home park. Tony has been working on this and has made several visits to the park to inspect those violations that are under the jurisdiction of the code enforcement officer. He has been in contact with the

State several times regarding the violations that were indemnified during their last visit.

This is being tabled at this time.

- B. Approve expense of demolition of the Village Restaurant building.

Motion: John Herold moved to approve an amount of up to \$10,000.00 for expense of the demolition and abatement of the Village Restaurant Building.

Second: Jason Barnes

Vote – All affirmative

VII. New Business –

- A Approve Proclamation #13-08 Honoring Emily Sirois Day

Motion: John Herold moved to approve Proclamation #13-08 Honoring Emily Sirois Day

Second: Susan LeVasseur

Vote – All affirmative

- B. Approve Application for Fire Department Grant- Mike has submitted a grant to the Kidde United Technologies Company to receive 200 smoke detectors at no cost to the town. It is his intent to utilize the Volunteers in the Fire Department to provide and install smoke detectors to citizens who need them.

Motion: Jason Barnes moved to approve Mike submitting for the Kidde United Technologies Company grant to receive 200 smoke detectors at no cost to the town.

Second: Susan LeVasseur

Vote – All affirmative

- C Approve General Assistance Ordinance Appendices – The State continues to adjust the standards that allow individuals to qualify for general assistance. This particular standard relates to the maximum amount allowed for food.

Motion: John Herold moved to approve the General Assistance Ordinance Appendices as it relates to the maximum amount allowed for food.

Second: Susan LeVasseur

Vote – All affirmative

VIII. General Election

- A. Council Designation of opening and closing of polls
Rec. Open 8:00 AM and Close 8:00 PM
- B. Council Designation of central counting location
Rec. Town of Fort Fairfield Community Center

C. Council Designation of voting polls location
Rec. Fort Fairfield Community Center

D. Council Ratification of election warden
Rec. Becky Hersey, Warden

E. Council Ratification of election warrants

F. Council Ratification of election clerks and counters

Motion: Susan LeVasseur moved to approve A – F as presented.

Second: Jason Barnes

Vote – All affirmative

IX. Minutes: September 18, 2013

Motion: Jason Barnes moved to approve Minutes of September 18, 2013 as written.

Second: Susan LeVasseur

Vote – All affirmative

X Warrants: #7- \$158,113.85; #8- \$416,820.22

Motion: Susan LeVasseur moved to accept warrant #7 & #8 as presented.

Second: John Herold

Vote – All affirmative

XI. Other – NONE

XII. Executive Session - Moved into Executive Session at 6:57 PM

IMRSA 405(6) (A) Personnel

IMRSA 405(6)(C) Economic Development

Came out of executive session at 7:36 PM

No Action Taken

X. Adjournment at 7:37 PM

Respectfully submitted,

Council Secretary
Rebecca J. Hersey