

TOWN OF WINSLOW, MAINE
REGULAR COUNCIL MEETING
& PUBLIC HEARING
Minutes of Meeting
May 9, 2011

PUBLIC HEARING

1. Order No. 2-2011: Providing for Approval of the Town Of Winslow 2011-2012 Fiscal Budget Series in the Amount of \$21,165,872.00 and to Establish a Tax Due Date and Interest Rate on Taxes Remaining Unpaid.

With no public comment Chairman Saint Amand closed the Public Hearing and opened the Regular Meeting at 7:04 p.m.

REGULAR MEETING

1. Roll call attendance was taken with four (4) members present.

Raymond Caron, Ken Fletcher, Paul Manson and Gerald Saint Amand. Catherine Nadeau, Roland Michaud and Steve Russell were absent.

Michael Heavener, Town Manager was present along with Attorney Bill Lee, Department Heads Judy Larson, Jeff Fenlason and John Giroux. Also present was School Board Members Ron Whary and Joel Selwood.

2. Recite the Pledge of Allegiance.
3. Approval of Minutes of Previous Meetings:

Motion by Mr. Manson and seconded by Mr. Caron that the minutes of the meeting held on April 11 be approved. Motion carried. Unanimous

4. Communications

- a. Legislative Update

None

- b. Other

1. Copy of Minutes from Kennebec Sanitary Treatment District meeting held March 15.
2. Copy of Minutes from Kennebec Water District meetings held March 17 and April 7.

3. Copy of Minutes from the Winslow Planning Board meeting held February 9.
4. Copy of Letter from DOT regarding Culvert Lining at the intersection of Rt. 137 and Pond Road.
5. Copy of Minutes from the Winslow School Board meeting held March 9, 2011.
6. Copy of Winslow School Board Agenda for the April 25 Meeting.
7. Copy of KVCOG "The Dispatch" news letter.

5. Reports of Committees and Commissions

a. Appointments

Motion by Mr. Caron and seconded by Mr. Fletcher to appoint Steve Gagnon to the Board of Parks and Recreation to replace and complete Paul Dunbar's term which expires in 2012.

Motion carried. Unanimous.

b. Town Manager's Report

ALCOM PLANNING TO EXPAND PRODUCTION

In 2009 the Town Council approved a Tax Increment Financing (TIF) program that brought ALCOM to the Town of Winslow's Industrial Park on the Augusta Road (Rt. 201).

In 2010 Tom Sturtevant and Trapper Clark, of ALCOM, received the Maine Small Business Persons of the Year award from the Small Business Administration. Among their achievements they added 26 new jobs to their trailer manufacturing facility, bringing their employee count to 80. Since receiving their award ALCOM has added 22 new jobs bringing their total employee count to 102 and their total new job creation to 48.

Now ALCOM would like to increase production by 40% and in doing so will likely create approximately 80 new jobs here in Winslow. To increase production ALCOM will need to expand their current trailer parking area by 3 acres and as a result will displace some wetlands. DEP rules require that ALCOM offset the loss of wetlands with comparable land at an 8:1 ration. In other words if ALCOM displaces 1 acre of wetlands they will need to set aside 8 acres to be forever wild.

I have met separately with ALCOM and DEP officials, as well as, Elliot Thayer, ALCOM's Project Engineer to discuss the wetland offset requirement. Mr. Thayer estimates that ALCOM will need +/- 4 acres elsewhere to compensate for the displacement of wetlands in this expansion project.

Lot # 1 in the Industrial Park is 7.77 acres, and consists of about 3 acres of wetlands. I suggested to ALCOM that the town may be willing to allow them to use +/- 4 acres of Lot # 1 as their offset to satisfy the DEP requirement. This lot is not an ideal site for building due to the wetlands and drainage issues. If the town were to allow ALCOM to use a portion of this lot as an offset in the form of a conservation easement then the remainder of the lot could be used as an industrial park picnic area suitable for company cookouts and outings.

If the town is agreeable then ALCOM would like the town to take official action at the June 13th Town Council meeting so that they can begin construction in July of this year.

In addition to the Wetland offset, ALCOM would like the town to provide them with a drainage easement for a proposed wetpond outlet. In the Council packet are documents from Mr. Thayer explaining the conservation and drainage easement request. Representatives from ALCOM will be present at the May 9th Council meeting to discuss this matter further.

WINSLOW EXPERIENCING BUSINESS GROWTH

ALCOM's planned expansion comes at a time when other businesses in Winslow are having

growth spurts as well.

Lohmann Animal Health completed new building construction last year and are planning to expand one of their existing buildings this year. They are also planning for new building construction next year. Along with their growth they have created new jobs.

Wunderlich-Malec Services, who are located in our Industrial Park, are planning to expand by adding a 40,000 sq/ft building to their property.

Finally, Johnny's Selected Seeds and Orion RopeWorks, who are both located in the town's industrial building, have experienced some growth over the past year.

All of this is very good news for the Town of Winslow.

RECOMMENDED GAT ADJUSTMENT

In your Council packet is Resolution No. 9-2011, which if approved would allow me to request our Guaranteed Annual Tonnage (GAT) be reduced from 3,400 to 3,100. Each year the MRC gives member organizations the opportunity to request an adjustment in their GAT, which is referred to as the GAT Trading Period. Therefore, in order for our request to be approved there must be another organization wishing to increase their GAT by 300 tons. The deadline for this year's request is July 1st.

In 2009 we were successful in lowering our GAT from 3,800 to 3,400. In 2010 our actual tonnage was 3,200.49 and as a result we will be subjected to a penalty. Our two year average for tonnage is 3,195 and therefore I am recommending we request our GAT be lower to 3,100 to avoid penalties in the future.

CMP SMART METERS

Central Maine Power (CMP) expects to begin installing Smart Meters in Winslow sometime this fall. CMP has 4,196 residential and business customers in Winslow.

Eric Wilkens, of CMP, will be present at our May 9th Council meeting to explain the Smart Meter Program and to answer any questions the Council may have. Included in the Council packet is information on the program.

POLICE CHIEF CONTRACT

In your Council packet is Order No. 5-2011 which will authorize me to sign an employment contract with Jeffrey Fenlason to perform the services of Police Chief. Our current contract with Chief Fenlason expires on June 30, 2011. The new contract will extend his employment here as Police Chief for another 3 years and it calls for a 2% salary increase effective July 1st of this year.

Chief Fenlason has done a very good job and I look forward to working with him over the next three years.

FORT HILL CEMETERY UPDATE

To date we have been unable to confirm the Town's ownership of the original Fort Hill Cemetery. We do have a copy of a deed that appears to convey ownership of the newer portion of the cemetery to the town. The burial sites we are concerned about and that may need to be moved are located in the newer portion of the cemetery.

Thus far this spring the slope appears to be holding up very well.

Trapper Clark and engineer Elliot Thayer presented their plan to expand ALCOM. The council instructed Mr. Heavener to move forward with ALCOM'S request. Steve Daniels from CMP explained the process of installing Smart Meters. They plan to start work in Winslow in the late summer.

c. Department Reports

Reports were received from Code Enforcement, Assessor, Police Department, Public Works, Fire Department, Parks & Recreation and Library.

d. Treasurer’s warrant approved and signed by the Finance Committee during the Month of April.

No. 20.....	\$ 320,163.19
No. 21.....	<u>\$ 701,085.05</u>

Total	\$ 1,021,248.24
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e. Financial Report

Motion by Mr. Fletcher and seconded by Mr. Caron to approve all reports.

Motion carried. Unanimous

UNFINISHED BUSINESS

- Order No. 2-2011: Providing for Approval of the Town Of Winslow 2011-2012 Fiscal Budget Series in the Amount of \$21,165,872.00 and to Establish a Tax Due Date and Interest Rate on Taxes Remaining Unpaid. (Second Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Manson and seconded by Mr. Caron to adopt Order No 2-2011. A roll call vote was taken.

Ken Fletcher—Yes	Paul Manson—Yes
Ray Caron—No	Gerald Saint Amand—Yes

Motion passed, 3– 1.

NEW BUSINESS

- Ordinance No. 5-2011: Providing for the Adoption of the Recommendations of the Local Voting Districting Commission. (First Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Manson and seconded by Mr. Caron to accept the First Reading of Ordinance No. 5-2011. After a brief discussion, a roll call vote was taken.

Paul Manson—Yes	Ray Caron—Yes
Ken Fletcher—Yes	Gerald Saint Amand—Yes

Motion passed, 4 – 0.

2. Order No. 3-2011: Providing for the Expenditure of funds from the Capital Improvement Fund. (First Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Fletcher and seconded by Mr. Manson to accept the First Reading of Order No. 3-2011. A roll call vote was taken.

Ray Caron—Yes	Paul Manson—Yes
Ken Fletcher—Yes	Gerald Saint Amand—Yes

Motion passed, 4 – 0.

3. Order No. 4-2011: Providing for the Transfer of Funds to the Public Works Equipment Capital Improvement Fund. (First Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Manson and seconded by Mr. Fletcher to accept the First Reading of Order No. 4-2011. A roll call vote was taken.

Paul Manson—Yes	Ken Fletcher—Yes
Ray Caron—No	Gerald Saint Amand—Yes

Motion passed, 3 – 1.

4. Order No. 5-2011: Providing for Authorization for the Town Manager to sign an Employment agreement with Jeffrey P. Fenlason (hereinafter called the Chief) to perform the services of Police Chief. (First Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Fletcher and seconded by Mr. Manson to accept the First Reading of Order No. 5-2011. A roll call vote was taken.

Paul Manson—Yes	Ray Caron—Yes
Ken Fletcher—Yes	Gerald Saint Amand—Yes

Motion passed, 4 – 0.

5. Resolution No. 9-2011: Providing for Authorization for the Town Manager to submit a Guaranteed Annual Tonnage (GAT) Trading Request Application to lower the Town's GAT from 3,400 to 3,100. (One Reading) Sponsored by Gerald Saint Amand.

Motion by Mr. Manson and seconded by Mr. Caron to adopt Resolution No. 9-2011.
Motion carried. Unanimous.

DISCUSSION

The council asked Attorney Lee to draft a Tax Acquired Property Ordinance similar to the one used in Waterville for discussion at the next meeting.

ADJOURNMENT

Motion by Mr. Fletcher and seconded by Mr. Caron to adjourn the meeting.

Motion carried. Unanimous.

The meeting adjourned at 8:30 p.m.

ATTEST: _____
Town Clerk of Winslow Maine