

TOWN OF WINSLOW, MAINE
REGULAR COUNCIL MEETING
& PUBLIC HEARING
Minutes of Meeting
November 9, 2009

PUBLIC HEARING:

Chairman Russell opened the Public Hearing at 7:30 and asked for comments on the following:

1. Ordinance No. 5-2009: Providing for The Amendment of Ordinance No. 4-2002, "The Administration of General Assistance."
2. Order No. 16-2009: Providing for a Public Referendum to Consider amending the Reorganization Plan and the Interlocal Agreement of the Kennebec Valley Consolidated Schools.
3. Order No. 17-2009: Providing for Designation of Municipal Development and Tax Increment Financing District (Lohmann Animal Health International Project) and adopting related Development Program.

Eric Haley spoke at length on Order 16 and Noreen Norton explained Order 17 for Lohmann Animal Health. Wilma Lombardi and Mary Ellen Fletcher had comments regarding Order 16 and Order 17. Chairman Russell closed the Public Hearing and opened the regular meeting at 8:10 p.m.

REGULAR MEETING

1. Roll call attendance was taken with seven (7) members present:

James Byrne, Brad Grant, Paul Manson, Roland Michaud, Catherine Nadeau, Steve Russell and Gerald Saint Amand.

Michael Heavener, Town Manager was present along with attorney Bill Lee and several residents.

2. Approval of Minutes of Previous Meetings:

Motion by Mr. Saint Amand and seconded by Mr. Grant that the minutes of the meeting held on October 13 be approved. Motion carried. Unanimous.

3. Communications

a. Legislative Update

Ken Fletcher discussed K – 12 Educational spending.

b. Other

1. Copy of Minutes from Kennebec Water District meetings held October 1.
2. Copy of Minutes from Winslow Planning Board meeting held September 30 and October 21.
3. Copy of the December 15 Special Referendum Election Warrant to be signed by the council.
4. Copy of November 3, 2009 Election Report.

4. Reports of Committees and Commissions

a. Town Manager's Report

ORDER 15-2009 TO CONVEY LAND TO THE BIZIERS

At last month's meeting you conducted the first reading of Order No. 15-2009, which would authorize me to convey a small portion of our Town Forest land to the Biziers in exchange for an easement over a portion of their land that would allow us access to our forest land.

Since the first reading the Biziers have had their property surveyed and would now like to do a land swap with the town instead of providing the town with an easement. The Biziers will be at Monday night's meeting with a survey sketch that depicts the properties to be conveyed.

In essence the Biziers would like the town to convey 0.25 acres to them and in exchange they would convey 0.26 acres to the town. In the end the Biziers will have a conforming lot that they can then sell.

RIVER LAND ADVISORY COMMITTEE UP-DATE

As you probably know, the River Land Advisory Committee has completed their work. Attached to this report is the Committee's response to the 5 questions posed by the council. Town Councilors James Byrne and Catherine Nadeau can answer any questions you may have about the results.

The surveyor has not yet completed the survey so we will need to wait until the December council meeting for a River Land Survey Sketch.

INDUSTRIAL BUILDING RE-ROOFING PROJECT

C.O. Beck & Sons were awarded the contract to re-roof a portion of our Industrial Building at a cost of \$116,990.00. The work is expected to be completed before January 1, 2010.

CMP REQUESTS OPTION TO PURCHASE TOWN PROPERTY

As part of the CMP transmission line upgrade, CMP would like to enter into an option to purchase agreement for town owned land (approx. 7 acres) that abuts their existing transmission lines that pass through the Town Forest. In exchange CMP is offering to convey a small strip of land on Bay Street to the town. The land is situated between the car wash and the mini-mall.

I have placed this request on the agenda as a discussion item and representatives from CMP will be at Monday night's meeting to fully explain their proposal. In your packet are documents from CMP that are related to their proposal.

PLANNING COMMITTEE

At last month's meeting you authorized the formation of a Planning Committee. I still need one (1) or two (2) council members for the committee. I would also ask that the council consider adding the School Committee Chair and the Planning Board Chair to the committee. I will explain this request further at Monday's meeting.

Mr. Heavener asked for two Councilors to be on the Planning Committee, Mr. Saint Amand and Mrs. Nadeau volunteered. He also asked to include the School Committee Chairman and Planning Board Chairman for this committee. The Council agreed and wants Mr. Heavener to Chair the meetings. Councilman Byrne gave an overview of the River land Committee meetings. The council had asked for the committee to address five questions. The committee formed a sixth question.

1. Town should offer the acquired land that abuts a specific land owner's property to the land owner at no cost to the town. Abut means in direct frontage to the existing property. Motion passed, 6-2.
2. The Town Council accepts the decision of the River land Advisory Committee to bypass a specific recommendation regarding question number two in as much as it was with the context of question number one. Motion passed, 7-1.
3. No easement for a trail be required for land conveyed to the land owners in question. Motion passed, 6-2.
4. The Town of Winslow retains land ownership that does not already abut existing land including islands. Motion passed, 8-0.
5. The Town of Winslow retains flowage rights. Motion passed, 8-0.
6. The Town of Winslow purchase the Paine heirs land for public access. Motion passed, 8-0.

The Council instructed Mr. Heavener to have some options for selling the land to the next council meeting.

Department Reports

Reports were received from Code Enforcement, Police Department, Public Works, Assessor and Library.

- b. Treasurer's warrant approved and signed by the Finance Committee during the Month of October.

No. 7.....	\$	851,661.20
No. 8.....	\$	469,796.04
No. 9.....	\$	<u>876,992.60</u>
Total	\$	2,198,449.84

c. Financial Report

Motion by Mr. Saint Amand and seconded by Mr. Byrne to approve all reports.
Motion carried. Unanimous.

UNFINISHED BUSINESS:

Motion by Mr. Saint Amand and seconded by Mr. Byrne to read by Title only.
Motion carried. Unanimous.

1. Ordinance No. 5-2009: Providing for The Amendment of Ordinance No. 4-2002, "The Administration of General Assistance." (Second Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adopt Ordinance No. 5-2009. A roll call vote was taken.

James Byrne—Yes	Gerald Saint Amand—Yes
Brad Grant—Yes	Roland Michaud—Yes
Paul Manson—Yes	Catherine Nadeau—Yes
Steven Russell—Yes	

Motion passed. 7 – 0.

2. Order No. 15-2009: Providing for the conveyance of Town owned Property. (Second Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Michaud to adopt Order No. 15-2009. After a discussion, motion by Mr. Saint Amand and seconded by Mr. Byrne to amend Order No.15-2009 to swap land as described on the plan.

Motion carried. Unanimous.

A roll call vote was taken on Order No.15-2009 as amended.

Roland Michaud—Yes	Catherine Nadeau—Yes
Gerald Saint Amand—Yes	Brad Grant—Yes
James Byrne—Yes	Paul Manson—Yes
Steven Russell—Yes	

Motion passed. 7 – 0.

3. Order No. 16-2009: Providing for a Public Referendum to Consider amending the Reorganization Plan and the Interlocal Agreement of the Kennebec Valley Consolidated Schools. (Second Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adopt Order No. 16-2009. A roll call vote was taken.

Paul Manson—Yes	James Byrne—Yes
Catherine Nadeau—Yes	Gerald Saint Amand—Yes
Roland Michaud—Yes	Brad Grant—Yes
Steven Russell—Yes	

Motion passed 7 – 0.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to take Order No.18-2009 out of order. Motion carried. Unanimous.

4. Order No. 18-2009: Providing for Dissolution of Crowe Rope Industries, LLC Municipal Development and Tax Increment Financing District. (First Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to accept the First Reading of Order No. 18-2009. Motion by Mr. Saint Amand and Seconded by Mr. Byrne to waive the second reading and adopt Order No. 18-2009. All in favor. A roll call vote was taken.

Catherine Nadeau—Yes	Paul Manson—Yes
Roland Michaud—Yes	James Byrne—Yes
Brad Grant—Yes	Gerald Saint Amand—Yes
Steven Russell—Yes	

Motion passed, 7 – 0.

5. Order No. 17-2009: Providing for Designation of Municipal Development and Tax Increment Financing District (Lohmann Animal Health International Project) and adopting related Development Program. (Second Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adopt Order No. 17-2009. After a lengthy discussion a roll call vote was taken.

Gerald Saint Amand—Yes	Roland Michaud—Yes
Brad Grant—Yes	Paul Manson—Yes
Catherine Nadeau—Yes	James Byrne—Yes
Steven Russell—Yes	

Motion passed. 7 – 0.

NEW BUSINESS:

1. Resolution No. 39-2009: Providing for Authorization for the Town Manager to Jointly submit, with the City of Waterville, Energy Efficiency Conservation Block Grant. (One Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adopt Resolution No. 39-2009. Motion Carried. Unanimous.

2. Resolution No. 40-2009: Providing for a Special Amusement Permit (Renewal) for MacCrillis-Rousseau Post #8835 V.F.W., 175 Veteran Dr. (One Reading) Sponsored by Steven Russell.

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adopt Resolution No. 40-2009. Motion Carried. Unanimous.

DISCUSSION:

Mike Danforth discussed the Option to Purchase agreement regarding land on Bay Street and land in the Town Forest. Central Maine Power needs to acquire Approximately 7 acres from the town for their transmission line and are willing to swap Development Rights for a parcel owned by Central Maine Power on Bay Street. The Council asked Mr. Heavener to bring all the options with dollar figures to the next meeting.

ADJOURNMENT:

Motion by Mr. Saint Amand and seconded by Mr. Byrne to adjourn the meeting. Motion carried. Unanimous.

The meeting adjourned at 9:30 p.m.

ATTEST: _____
Town Clerk of Winslow Maine