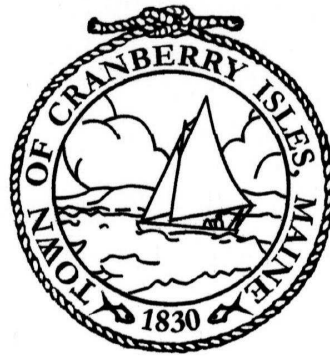


BOARD OF SELECTMEN
MALCOLM FERNALD, CHAIRMAN
RICHARD BEAL
FLORENCE J. SPRAGUE
TOWN CLERK / TREASURER
DENISE McCORMICK
PUBLIC SAFETY COORDINATOR
KATELYN DAMON



MUNICIPAL ADVISORY COMMISSION
I. GAITHER, J. THORMANN
J. SAMUEL, K. WHITNEY, B. STUBBS
N. BARTON, L. DOBSON
ADMINISTRATIVE ASSISTANT
TO THE SELECTMEN
JAMES FORTUNE

Board of Selectmen's Meeting Minutes
May 2, 2017
Great Cranberry Island Community Center

Attendance:

Malcolm Fernald, Chairman, BOS	Joanne Thormann, MAC
Richard Beal, BOS	Andrew Koblinsky
Florence Joy Sprague, BOS	Phil Whitney
James Fortune, Administrative Assistant	Ben Moore
Denise McCormick, Town Clerk	Karin Whitney
Ben Sumner, Deputy Clerk	Dawn Coffin
Katelyn Damon, Public Safety Coordinator	Samantha Coffin
Dennis Dever, CEO/LPI	Anne Watson
Ingrid Gaither, MAC	

I. Call to Order: 8:45 A.M. by Chairman Malcolm Fernald.

II. Review / Sign Financial Warrants

Warrant #18:	\$12,688.71
Warrant #19:	\$6,746.39
Warrant #20:	\$31,901.84 (school)
<u>Warrant #21:</u>	<u>\$93,072.34</u>
Total:	\$144,409.28

All warrants were signed by the Selectmen.

III. Review/ Approval of Meeting Minutes: April 7, 2017

Malcolm Fernald moves to accept the April 7, 2017 Board of Selectmen's meeting minutes as written. Richard Beal seconds the motion. **Motion approved 3-0.**

IV. New Business

B. Property Acquisition: 61 Main Street, Islesford (taken out of order)

The purchase agreement and deed paperwork presented by Eaton-Peabody prior to the meeting contains a number of glaring errors. Malcom Fernald moves to schedule a special board of selectmen meeting for 3:30pm on May 16, 2017 at Islesford to sign corrected and reviewed documents. Richard Beal seconds the motion. **Motion approved 3-0.**

V. Other Business (taken out of order)

Dawn Coffin & Samantha Coffin of the Family First Community Center in Ellsworth make a presentation to the Selectmen about their organization. Family First Community Center has been formed to teach life skills to homeless families with children in Hancock County. They are requesting to be placed on the warrants of each town in Hancock County in order to raise funds (\$1,000 from each town) towards code mandated renovations to the house in Ellsworth through which they provide their services. Florence Joy Sprague moves to make a donation from budgeted funds designated for Human Services Organizations. Richard Beal seconds the motion. **Motion passes 3-0.**

Richard Beal moves to place the request for \$1,000 on the town's 2018 warrant. Florence Joy Sprague seconds the motion. **Motion passes 3-0.**

IV. New Business

A. Public Hearing and Approval of a Liquor License for Islesford Dock Restaurant, LLC

Richard Beal reports the form as presented is incomplete and no representative of Islesford Dock Restaurant, LLC is present. Richard Beal moves to table hearing until later in the meeting. Malcolm Fernald seconds the motion. **Motion approved 3-0.**

B. Property Acquisition: 61 Main Street, Islesford

Denise McCormick reports that in order to proceed with the purchase, the selectmen need to decide on a term of loan for the bank note. She also asks whether the USPS rental agreement will be changed to coincide with the closing on the property. Malcolm Fernald tasks James Fortune with working with USPS to have rent payments sent to the town at the appropriate time.

Richard Beal moves to apply with The First Bank for a loan with a seven year term. Malcom Fernald seconds the motion. Florence Joy Sprague abstains.

Motion passes 2-0.

Richard Beal moves that Chairman Fernald be authorized to sign any documents involving the USPS in order to speed up the process. Malcolm Fernald seconds the motion. Florence Joy Sprague abstains. **Motion passes 2-0.**

Malcolm Fernald asks about status of tax payments on the property. Denise McCormick reports that any past due property taxes will be resolved at the closing.

James Fortune reports seller wants residual oil in fuel tank purchased by the town as part of the closing. Florence Joy Sprague advises that fuel could be as much as ten years old. Consensus of the selectmen is that town should not be paying for fuel oil it will likely have to dispose of as a hazardous material.

James Fortune further reports that a dumpster is still sited on the property. Ben Moore of BCM, Inc. advises that he will check on the status and responsible party for the dumpster.

Florence Joy Sprague advises that status and responsibility for electrical service at the property be reviewed prior to closing so as not to have service to the post office interrupted.

James Fortune reports that title insurance is being included in the closing process.

A. Public Hearing and Approval of a Liquor License for Islesford Dock Restaurant, LLC (previously tabled; taken out of order)

Anne Watson is present to represent Islesford Dock Restaurant, LLC and makes corrections to the application. No public comments were received. Richard Beal moves to approve Liquor License. Malcolm Fernald seconds the motion. **Motion passes 3-0.**

C. Downeast Sailing Adventures: Requests Consideration for Use of the TCI Manset Dock Summer 2017

Andrew Keblinsky is present to represent Downeast Sailing Adventures. He is requesting use of the TCI Manset dock for loading and unloading passengers from two boats during the upcoming season. He reports the 44 passenger Hurricane will be replaced by a six passenger water taxi. Chairman Fernald explains that a moratorium was put into place in March to allow time for the Harbor Committee to prepare an ordinance to address non-resident business use of the Manset dock. Permission has been granted in previous years over the objections of the Harbor Committee, but the consensus of the selectmen is that no further permission be granted until the Harbor Committee acts. Chairman Fernald tasks the Harbor Committee with meeting prior to the May 16th Board of Selectmen's meeting to provide clarification on non-resident use of the Manset dock. Richard Beal moves to deny permission for use of the TCI Manset Dock to Downeast Sailing Adventures at this time. Malcolm Fernald seconds the motion.

Motion passes 3-0.

D. BCM, Inc: Solid Waste Removal Contract

Ben Moore is present to represent BCM, Inc. The town's Municipal Solid Waste (MSW) contract is due for renewal in June 2017. BCM, Inc is requesting an increase in the base contract amount. The present contract is adjusted every three years based upon tonnage (\$73,800 at last adjustment). However, the expiring contract is nine years old and barging and labor costs have increased considerably. Annual average tonnage is now 125 tons and 76 barge trips were required last year. The proposed new contract is for \$92,150 if roadside pickup is included or \$87,950 if roadside pickup is discontinued. General discussion of issues with roadside pickup and whether needs of those who are unable to take their waste to the transfer stations are being met by the community. Malcolm Fernald moves to accept new contract without roadside pickup. Richard Beal seconds motion.

Motion passes 3-0.

I. Spring Road Closures (Review) (taken out of order)

Adjacent localities have lifted their seasonal road closures for heavy loads. Richard Beal moves to reopen public roads to vehicles over 23,000lbs immediately. Malcolm Fernald seconds the motion. **Motion approved 3-0.**

E. Broadband Update (i.e. Survey for Tower site on LCI)

Malcolm Fernald reports survey is due to be completed by May 15, 2017 for 200'x200' tower site on Islesford. No survey is necessary on Great Cranberry because the tower is expected to be mounted on a building. However, Planning Board approval will be necessary since the installation will take place in the Shoreland Zone. Richard Beal moves to approve payment for survey (\$2,500). Malcolm Fernald seconds motion. **Motion passes 3-0.**

F. Service Contract: Axiom (Broadband Internet Service)

James Fortune reports that the Axiom contract review is taking place prior to being presented to the selectmen. An effort is being made to have it ready for the selectmen by the May 16th meeting. **No action taken.**

G. ConnectME Grant Application

James Fortune reports that Letter of Intent has been sent. Applications will be start being accepted in a couple of weeks. Awards from this grant can be as much as \$200,000. **No action taken.**

H. Special Town Meeting Updates

Breakwater: Islesford Harbor (taken out of order)

James Fortune reports that the Maine DEP will have to issue an additional permit to determine the footprint of the breakwater project. However, this will not affect the permit previously granted for the Islesford Dock Extension. General Discussion of need for permission from Acadia Park to move the existing piling rocks. Consensus of the selectmen is that written approval from the Department of the Interior must be obtained before placing project on the special town meeting warrant.

Shoreland Zoning Ordinance

Dennis Dever states that Maine DEP has reviewed the SZO approved at the March town meeting and requested some changes. Richard Beal moves to accept guidance from the DEP and make changes accordingly. Malcolm Fernald seconds the motion. **Motion passes 3-0.**

Denise McCormick advises that further changes beyond the DEP approved version must be reviewed by the Planning Board and sent back to the Board of Selectmen for approval. Then, the town must hold a public hearing prior to the special town meeting in July.

V. Other Business

Joanne Thormann gives Municipal Advisory Commission (MAC) update. Two meetings of the committee have taken place since the annual town meeting. Ingrid Gaither has been voted to chair the committee for the coming year. The MAC requests that board of selectmen meetings include a MAC update as a regular agenda item since the committee intends to update the selectmen of its activities on a monthly basis. Richard Beal recommends a MAC review be included on each agenda.

Joanne Thormann states that in organizing for the upcoming year, the MAC has assumed implementation of the Broadband Initiative will rest with the Broadband Committee. Additionally, the MAC would like clarification from the selectmen on whether it has been tasked with any responsibilities in relation to the establishment of the permanent town office at 61 Main St, Islesford, or a proposed satellite town office on Great Cranberry. No action taken.

The MAC has made a formal visit to the town property on Mansell Lane, Southwest Harbor. The committee recommends performing a review and assessment of the entire complex including, but not limited to, current leases, insurance, allowed uses, and offseason use of the parking lot. Chairman Fernald tasks the MAC with reviewing the status of the current leases at the property.

The Board of Selectmen reviews and signs contract with Chris Wriggins for architectural services on the town office project.

James Fortune reports that the Parking Committee has completed its work and stickers are going out this week.

Board of Selectmen review and sign an amended submerged lands lease with the State of Maine for Hadlock Cove on Islesford to allow for potential town dock extension.

VII. Audience Communications

Phil Whitney commends Florence Joy Sprague for attending the recent MAC meeting at Mansell Lane, but was disappointed that all the selectmen did not attend. He also asked the selectmen to address the accumulating debris at the GCI gravel pit.

VI. Adjournment

Malcolm Fernald moves to adjourn the meeting. Florence Joy Sprague seconds the motion. **Motion passes 3-0.**

Meeting adjourned at 11:10am.