

TOWN OF MADISON - PUBLIC NOTICE

The Inhabitants of the Town of Madison are hereby notified of a public meeting,  
The time, place and purpose of which are as follows:

**MINUTES  
BOARD OF SELECTMEN  
OLD POINT AVENUE FACILITY, 108 OLD POINT AVENUE, MADISON  
Monday, January 13, 2014 @ 6:30 p.m.**

- A. Salute to the flag. Done.
- B. Roll Call. Present were Jack Ducharme, Paul Fortin, Cyp Johnson and Bruce Bristow. Albert Veneziano was absent.
- C. Consent Agenda.
  - 1. Warrants dated: #50 (12/09/13), #51 (12/09/13), # 52 (12/16/13), #53 (12/20/13), #54 (12/23/13), #55 (12/23/13), #56 (12/30/13) and #57 (01/06/14). Selectman Johnson made a motion to approve the warrants. Selectman Fortin seconded. Motion carried.
  - 2. Discuss application from Tardiff-Belanger Post 39 American Legion for a License to Operate a Game of Chance. Selectman Bristow made a motion to grant the license. Selectman Fortin seconded. Motion carried.
- D. Discuss meeting minutes of December 9, 2013. Selectman Bristow made a motion to accept the minutes. Selectman Fortin seconded. Motion carried.
- E. Old business (Selectmen's Concerns from immediately preceding meeting). None.
- F. Items of Communication.
  - 1. TIF update - our application to DECD is 12<sup>th</sup> in line. We should hear something in February.
  - 2. Highway has used \$30,000 of salt through the end of December.
  - 3. Highway put chains on grader to scrape ice buildup off the roads.
  - 4. Sand at Highway Garage was discussed – public use is becoming an issue - homeowners and businesses are getting sand. Also safety is becoming an issue (location of sand pile is next to garage and heavy equipment). Putting sand in another location was suggested. Board supported this action.
  - 5. Payroll has been out-sourced to Bangor Payroll. They'll start the payroll next week.
  - 6. Backyard Farms celebrating their new crop – started shipping product to the stores.
  - 7. Town Manager attended a SEDC meeting.
  - 8. Town Manager attended a County Commissioners meeting.
  - 9. Emergency Medical Technician Class will be held here at OPA – upstairs effective January 28<sup>th</sup> – two nights per week.
  - 10. New file server for the Town Office will be installed next weekend; current server will be used at the library to provide off-site backup to Town Office.
  - 11. Town Manager plans to purchase some cemetery software – help us manage the cemetery lots. This will be a summer project – to have someone go up and do a physical inventory of the cemetery.
  - 12. Next meeting, Town Manager plans to have short department head reports covering the first 6 months.
  - 13. Bill VanTuinen returned to work today, following his knee surgery.
  - 14. Selectman Fortin inquired on update from Summit – Town Manager had a meeting with Tim Johnson – they had three bores to finish – 1) under the Kennebec in Winslow, 2) in Oakland under one of the brooks there, and 3) finish the bore in Norridgewock by Old Mill Stream, under the railroad tracks and by the Chinese restaurant. They finished the crossing under the Kennebec in Norridgewock. They have pressure tested the line from Randolph to Winslow – pipe is good to that point. They are planning some informational meetings in Madison on February 20 & 25 – incentives to help customers

defray the cost of converting to gas. Cost is less than \$100/month over a maximum of 10 year period. They should save that in heat savings. All piping in Town is done and pressure tested. Selectman Fortin asked about the price – heard pricing has gone up. Town Manager said residential rate has not changed.

15. Safety Works did an inspection in July. Today, we got a surprise visit from the Department of Labor who will be inspecting all departments.

#### G. New Business.

1. Set meeting date for Board of Selectmen to review Town Manager performance. The Board agreed to meet on Wednesday, January 29<sup>th</sup> at 6:30 p.m. at Old Point Avenue Facility.
2. Update on 2014 Grant Program. Town Manager stated that they have made the changes that were recommended by the Board, there have been several inquiries but no applications to date.
3. Discuss Town-owned property – Weston Avenue – Thomas Street house. The Thomas Street Field is part of the cemetery and will not be discussed. The Weston Avenue property – Town Manager received the files from the school – they did an environmental study a couple years ago – sealed up some of the asbestos. That whole study needs to be done to demolish the building – may need to do some asbestos removal. Town Manager asked Dirigo Engineering for a quote to oversee that project - \$9,000, which includes the contract bidding, administration and monitoring. Dirigo got an estimate for an environmental survey from Eastern Skies Environmental Services to do lead and asbestos impact survey on the school - the Town will need a statement or certificate regarding the school that it is okay to demolish the building. Cost would not exceed \$3,375 and is an additional cost. Selectman Johnson made a motion to authorize the Town Manager to enter into an agreement with Dirigo Engineering to act as our agent in the demolition of the Weston Avenue property. Selectman Fortin seconded. This is all subject to the approval of DECD to use TIF funds for this project. Motion carried. Town Manager recommends selling the Thomas Street house with a small lot of land (82.5' frontage along the street and 145' deep – consistent with the lot sizes along Thomas Street.) Parking is on the back side of the house. Board discussed putting in a gravel driveway on the east side to eliminate the need to plow from the back side of the property.
4. Review contracts for renewal in 2014. Town Manager passed out the current contracts for cemetery, town-owned property and ball fields. Proposed changes to contracts – cemetery – change mowing season to start in April as necessary; Town-owned property – need to add Weston Avenue and Main Street, Town Office weeding and mulching and little park on Pine Street. Looking to get the bids out for 3 year contracts in February/March. Selectman Ducharme suggested adding the maintenance of The Pines. The other contract is the recycling contract – Chris Roy is interested in extending current contract for 3 years.

#### H. Selectmen's Concerns. No concerns.

#### I. Citizen's Concerns. No concerns.

5. Executive Session to discuss Property Tax Abatement at 103 East Madison Road pursuant to 1 M.R.S.A. §405 (6)(c). Selectman Bristow made a motion to go into executive session. Selectman Fortin seconded. The Board went into executive session at 7:11 p.m. The Board came out of executive session at 7:50 p.m. Selectman Johnson made a motion to deny the request. Selectman Fortin seconded. Request denied.
6. Executive Session to discuss Property Tax Abatement at 16 Clairay Drive pursuant to 1 M.R.S.A. §405 (6)(c). Selectman Bristow made a motion to go into executive session. Selectman Johnson seconded. The Board went into executive session at 7:52 p.m. The Board came out of executive session at 9:02 p.m. Selectman Fortin made a motion to have Town Manager and Welfare Director work out a

payment arrangement on 2012 and 2013 taxes if he can pay \$1,000 on 2011 taxes (the Board will waive the remaining balance of \$169.20) Selectman Bristow seconded. Motion carried.

7. Executive Session to discuss Property Tax Abatement at 26 Martins Drive pursuant to 1 M.R.S.A. §405 (6)(c). Selectman Bristow made a motion to deny as applicant is not present. Selectman Johnson seconded. Request denied.
8. Executive Session to discuss Property Tax Abatement at 26 Pleasant Street pursuant to 1 MRSA §405 (6)(c). Selectman Johnson made a motion to go into executive session. Selectman Bristow seconded. The Board went into executive session at 9:10 p.m. The Board came out of executive session at 9:30 p.m. Selectman Bristow made a motion to deny the request. Selectman Johnson seconded. Request denied.
9. Executive Session to discuss labor negotiations pursuant to 1 M.R.S.A. §405 (6)(d). Selectman Johnson made a motion to go into executive session. Selectman Bristow seconded. The Board went into executive session at 9:20 p.m. The Board came out of executive session at 10:33 p.m. No action taken.

J. Adjournment. Selectman Bristow made a motion to adjourn. Selectman Johnson seconded. The meeting adjourned at 10:33 p.m.