

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
EAST MADISON FIRE STATION, 1110 EAST MADISON ROAD, MADISON
Monday, September 22, 2014
6:30 p.m.

- A. Salute to the flag. Done.
- B. Roll Call. Present -Albert Veneziano, Jack Ducharme, Cyp Johnson, Mike Edgerly. Paul Fortin - absent.
- C. Consent Agenda.
 - 1. Warrants dated: #9 (09/08/14), payroll registers # 37 (09/11/14), #38 (09/18/14). Selectman Ducharme made a motion to approve the warrants. Selectman Johnson seconded. Motion carried.
 - 2. Discuss application for a License to Operate a Game of Chance (sealed tickets) from Tardif-Belanger Post 39, The American Legion. Selectman Johnson made a motion to approve the license to operate a game of chance from the American Legion. Selectman Ducharme seconded. Motion carried.
- D. Discuss acceptance of meeting minutes of August 25, September 4 and September 8, 2014. Selectman Johnson made a motion to approve the minutes. Selectman Ducharme seconded. Motion carried.
- E. Old business (Selectmen's Concerns from immediately preceding meeting). None.
- F. Items of Communication.
 - 1. The Board signed the Board/Committee appointments.
 - 2. The Town had a meeting with the Legislature, Tax Committee and DECD. Attending were Mike Allen and Justin Porrier from the Tax Department, Jason Brown and Laura "Smitty" Smith from DECD, Bill VanTuinen, Doug Denico, Representative Larry Dunphy and Town Manager Berry. Discussion centered around: **1)** allow the State to recognize our current valuation in 2015, **2)** allow TIF funds for general fund use without BETE reduction or penalty (BETE would be reduced to 61% in 2014) and continue to shelter it until state valuation is the same as local valuation. It was determined that State valuation is governed by State rulemaking. There may be some administrative room to waive or recognize lower taxes sooner rather than later. The tax division is going to look at that. If we have to go for legislative relief, the recommendation would be to have other towns involved and language available to mill towns and other communities who have had a major loss of valuation; **3)** TIF – there's currently no administrative relief. They suggested that we might want to request an advisory ruling from the State Tax Assessor to see if the assessor has the ability outside of legislation to grant a waiver on TIF valuation and BETE for a period of time until the state valuation catches up; **4)** Commissioner Rosen was going to contact Commissioner Jim Ryer of the Dept. of Education to make sure he was aware of our situation and start discussions. Doug Denico added that Smitty stressed that the Town is not mandated to spend any of the TIF revenue (continue to work on existing projects).
 - 3. The Board signed the Special Town Meeting minutes.
 - 4. Town Manager Berry stated that the Board of Assessor's set the mil rate at \$19.50/\$1,000. That included borrowing a line of credit up to \$300,000. It provides for an overlay of \$26,180+-.
 - 5. Town Manager Berry will be meeting with Skowhegan Savings Bank to review the Line of Credit proposal.

6. A request for a lot in the Kincaid Cemetery has been made. The individual is willing to have a lot surveyed to certify that no one is buried in a lot there. The Board agreed to keep it closed.
7. Town Manager drafted a thank you letter to Tom Dillion for moving/relocating the information booth.
8. Town Manager wrote a thank you letter to Kathy Estes for her work on Madison/Anson Days. We're looking for a Board representative to head up the celebration. Next meeting – 9/23 at MEW, 7:30 a.m.
9. Town signed the contract for Ingalls Street Rebuild. The project should start next week.
10. The East Madison Store building has been torn down.
11. Town Manager will be on vacation Wed – Friday this week.
12. The next Board meeting will be Tuesday, October 14th.

G. New Business.

1. Department head reports: Highway, Fire and Economic and Community Development. Road Commission Mantor report - he gave the Board a Selectmen's Policy on the Road Commissioner's Job Description. He reviewed it with them. He discussed the costs of Golf Course Road, Ward Hill and Madison Avenue paving work. On Madison Avenue there was 800" of grinding – he wouldn't have done that. That cost almost \$10,000. Between that and the engineering, we could have paved one of those 800" streets. He reviewed Ingalls Street – suggesting that the Board track the budget estimate. Heald Street budget was noted is an ongoing project. The bid tabulation for the demolition of Weston Avenue and the Mill Pond General Store was noted. Selectman Ducharme asked why there's a big difference between the budget and actual cost. At the time of the budget, there was a big question on the price of liquid asphalt and we got a good price on asphalt. Engineering for overlaying a road with an inch of pavement was questioned. Engineering is usually done when rebuilding a road not resurfacing one. Town Manager said State law requires anything over \$100,000 to have engineering. Selectman Ducharme said the Road Commissioner needs to be more involved with the bid process. Fire Chief is on vacation – no report. Economic Development – Tim Curtis discussed his report, he's had conversations with prospective businesses - composting, Redington Fairview for trail development grant, and for homeland security for training for Police Department. Matching grants - granted but not yet paid out include M & M Ice Cream, Campbell's, Bob's Cash Fuel, Maine Cedar Hot Tubs and Country Greenery. Curtain-Up Enterprises will be returning the full grant award of \$675 as no other grants were received. Revolving loans (two) are up to date with payments. Project updates – business friendly designation should be known in October. KV Tourism site was a heavily visited site during the advertising of Madison Anson Days. Christmas celebration – committee is planning to have a 3rd annual Christmas Celebration on Dec 6. The committee is seeking \$6,000 in TIF funds for this year's event. That was awarded last year. Congregational Church met with the Madison Historical Society – the Historical Society is interested in using the building but have no funds to maintain it. Total expenses for the past 3 years were \$30,000, \$10,000 annual average. The church will continue to hold services throughout this winter.
2. Sign quitclaim deed for Thomas Street house. The deed language needs to be resolved. Attorney Lori Blaisdell is preparing the deed.
3. Update on Ice Rink. The current rink is 80' x 100' – should we make it larger? Cost estimates: hemlock planks have been donated by Campbell's. We'll need some metal and strapping to hold the wood into place. The brackets will be made by Highway. Water hydrant will be installed at no cost. MEW's estimate to move the lights is \$1,000. Road Commission asked about a plastic liner.
4. Discuss Economic Development – matching grant approvals. We have \$10,706 worth of invoices for windows and door at the Park Street apartments owned by II Rent Properties. In March, 2014 they were awarded a \$5,000 if they spent over \$10,000. Selectman Ducharme made a motion to pay out the award of \$5,000 to II Rent Properties as they have completed their project. Selectman Johnson seconded. Motion carried.
5. TIF discussion. Town Manager said the estimated TIF fund balance to be \$835,000 as of June 30th. Projects approved to be spent: 1) road work on Ward Hill and Golf Course, 2) engineering work for

widening the corner by Lloyds pit on River Road, 3) demolition of Weston Avenue and East Madison Store, 4) road damage on River and Golf Course roads from July storm, 5) economic development budget, 6) settlement to be made in January, 7) grant match for the Fire grant, 8) costs for a percentage of Town Manager/Bookkeeper wages, and a percentage of Highway, Fire and Ambulance services, 9) promotion of the Town (Madison/Anson Days and Winter celebration), and 10) grant awards that have not been paid out, a total expenditure of \$814,000. This leaves a balance of \$21,000 uncommitted plus revenue from 2014 BETE of \$347,000 and non-BETE of \$178,000, a total of \$525,300 in new revenue. The estimated balance at June 30, 2015 is \$540,000. Selectman Ducharme asked if the Board had approved the Christmas Celebration expense. Town Manager will check to make sure they have. Chairman Veneziano suggested that the Board hold off on committing any more TIF funds beyond what has already been authorized in an effort to build the Fund while we wait for approval to use it for non-TIF expenses. With that, he recommends that we do not provide a matching grant program next March. The Board was in agreement. Selectman Ducharme asked if Highway could figure out what to do with River Road to avoid the engineering costs. That is beyond the scope of work that Highway wants to get into – surveying, moving poles, etc.

6. Review and approve Work Place Smoking Policy. Town Manager passed out the minimum policy requirements necessary to comply with State law. Selectman Ducharme made a motion to adopt the Workplace Smoking Policy as presented. Selectman Johnson seconded. Motion carried

- H. Selectmen's Concerns. **Selectman Edgerly** had none. **Selectman Johnson** asked Tim Curtis how the boat landing grant was coming along. Tim reported that the Town received a letter from the State agency that oversees that grant that said it was not an approved project. He asked the Town Manager to explain what money was used to get at a mil rate of \$19.50. Town Manager said that in addition to the revenues, they used \$800,000 that was passed at Town Meeting plus the vote to take up to \$300,000 in a Line of Credit. That left a mil rate of \$19.50. Town Manager to make copies of the calculations for the Board. **Selectman Ducharme** – a citizen at Town Meeting suggested that we borrow from the citizens instead of the bank. There's the opportunity for citizens who want to pay their taxes in full in October, rather than waiting until March to make their second payment, to help the revenue stream. He asked about the letter from the Historical Society. They had asked to use room 102. Because of some interest in room 102, Town Manager told them they could use room 103 but not exclusively. He talked to Judy Mantor and has responded to their letter. He'll put a copy in the Selectmen's box. **Selectman Veneziano** had none.
- I. Citizen's Concerns. Doug Denico asked how we would move forward to reach out to other towns to get some continuity in moving forward. Town Manager has talked with Skowhegan who's talked with the Town of Jay. With taxes committed, there's more time to spend on this. Police Chief Moores said at Town Meeting it was approved that we hire a secretary. A secretary has been hired but she's not getting any benefits at the present time and he would like to know why. Town Manager Berry said the position advertised was a dispatch position. The position approved by the Board was an administrative assistant. Town Manager is waiting to hear from the attorney. Chief said we're heading down the road of another civil suit. Selectman Ducharme commented that it was made clear to the Board that an administrative assistant was needed. We'll need to come up with a job description. Chief Moores said the proposed job description was discriminatory and we're going to spend a lot of money in attorney fees. Kathy Estes asked if the Town will still sponsor Madison/Anson Days next year. Town Manager said that it's his understanding that it was already approved. Chris Roy asked if the bid had gone out yet for the Line of Credit. Town Manager said we have one proposal and are waiting for another proposal from another bank. The Town Manager's recommendation may be to go out to bid. Obtaining a Line of Credit does not have to be done within a specific amount of time. We can take our time.
- J. Adjournment. Selectman Johnson made a motion to adjourn. Selectman Ducharme seconded. The meeting adjourned at 7:40 p.m.