

**Camden Select Board  
Minutes of Meeting  
August 17, 2010**

**PRESENT:** Chairperson Karen Grove, Vice Chairperson Deborah Dodge, John French, Jr., Morgan Laidlaw, Martin Cates, Town Manager Roberta Smith, and Town Attorney William Kelly. Also present were members of the press and public.

*Contents*

**1. Public input on non-agenda items.**

- a. Anita Brosius-Scott inquired about the deadline for public hearings for the November warrant. She is still trying to figure out whether Efficiency Maine will have its model ordinance PACE (Property Assessed Clean Energy initiative) done and to the town in time for the town to get it on the November town meeting ballot.

Manager Smith responded the Select Board would need it by the end of the August in order to meet the notice posting deadline for the newspaper for Select Board public hearings on September 7<sup>th</sup>. The finished product is not ready so there will not be time to schedule this item for the September 7<sup>th</sup> public hearings.

- b. Board member Dodge stated at the last Select Board meeting there was a public discussion regarding enforcing the town's noise ordinance. Since that time she has found that the City of Rockland and the Town of York have noise ordinances that include decibel level limits based on zones. She would like the Board or a small committee be appointed to research this and work with Police Chief Phil Roberts to see how we can enhance the town's noise ordinance to make it more enforceable.

**2. Approval of Board minutes from July 20, 2010.**

*Deborah Dodge made a motion to approve the minutes of July 20, 2010 with one noted correction. Morgan Laidlaw seconded this motion. The motion passed on a 5-0-0 vote.*

- 3. Review and comment on the draft Gateway 1 Interlocal Agreement.** Last fall Camden joined 15 other corridor communities as well as the Maine Department of Transportation and State Planning Office in signing a start up agreement to begin implementing the Corridor Action Plan. Since that time the Gateway 1 Implementation Steering Committee has been working to move Gateway 1 towards the Corridor Coalition through an interlocal agreement. A sub-committee of the Gateway 1 Implementation Steering Committee has been working on a draft agreement to present to the member towns in order to create the Corridor Coalition. The Steering Committee is not looking for municipal approval of the agreement at this time, only the Select Board's feedback and comments. Town Attorney Kelly has reviewed the agreement and has provided his comments. Evan Richert from the Muskie School of Public Service who has been working with Gateway 1 on the agreement was present to give an overview of the draft Gateway 1 Interlocal Agreement and answered questions. A final draft is expected to be available and distributed by the end of October.

- 4. Consideration of request from Pop!Tech to revise their approved use for the Village Green for technology demonstrations during the 2010 Pop!Tech Conference by**

**extending the days of use to Monday, October 18 through Monday, October 25.** Manager Smith reported the Board has already approved the use of the Village Green for Pop!Tech from Wednesday, 10/20 through Sunday, 10/24, a change from their historical one day use. Due to the time needed for set up a tent floor Pop!Tech is requesting their use be extended to Monday, 10/18 through Monday, 10/25.

There is a conflict during the day of October 18 as there will be cruise ship shore excursions running into Camden that day from Rockland. The bus drop off/pick up as you will recall from last year was set up along the Route 1 side of the Village Green with the Green being the gathering point. We spent a fair amount of time getting the logistics of the bus traffic figured out and it would be best not to change their schedule. Mary Alexander of Pop!Tech was present to answer any questions and they fine-tuned their needs to avoid a conflict with the cruise ship visitors.

*Deborah Dodge made a motion to extend Pop!Tech's use of the Village Green to late afternoon on Monday, October 18, 2010 after the departure of the cruise ship buses through Monday, October 25, 2010. Morgan Laidlaw seconded this motion. The motion passed on a 5-0-0 vote.*

*Moved ahead on the agenda to number 6.*

5. **Report from concerned citizens opposed to wind power on Ragged Mountain.** Ken Gross read a letter to the board signed by 17 people voicing their concerns about plans underway to develop wind power on Ragged Mountain. They do share the common goal of wanting to reduce the town's dependence on fossil fuels however they feel there are more disadvantages than advantages. The group wanted to voice their concerns early in the process. The group feels there are better ways to go green than permanently destroying what the town has inherited in Ragged Mountain. Maine has a wealth of resources including water. They encouraged the Board to consider the alternatives before causing irreparable changes to one of Camden's seven famous mountains, Ragged Mountain. The Board along with several community residents held a discussion regarding concerns expressed about wind development on Ragged Mountain. Select Board members assured the public that there is no specific plan to build any wind towers at any specific location and some of the sites that have been suggested are not in Camden but the surrounding towns Rockport and Hope. The wind power project has only been at a discussion level and no formal recommendations have been made with the Energy Committee or the Select Board.
6. **Consideration of the recommendation from the Camden Energy Committee relative to the study of Ragged Mountain wind development.** Manager Smith reported on behalf of the Energy Committee that they feel there is a tremendous potential and community interest in wind development at Ragged Mountain but how the town defines that and how the town may want to take advantage of that or not take advantage of that is something that will take further feasibility studies to work out. The committee is recommending if the town wants to pursue further study that a Ragged Mountain Wind Workgroup be formed and invite members from the neighboring towns to participate in that workgroup. This workgroup would conduct further feasibility research through fundraising or a grant to address logistical, technical, economical and environmental issues, as well as the scope and type of potential project that the town might want to consider for Ragged Mountain. The

Energy Committee also recommends that this workgroup conduct community outreach to assess the level of interest and tolerance for Ragged Mountain Wind project and to also coordinate wind ordinance development within the tree towns.

*John French made a motion to form a Ragged Mountain Wind Committee as recommended by the Camden Energy Committee, to advertise for four Camden citizens interested in serving on the committee, and to invite the towns of Rockport and Hope to appoint members to the Committee. Martin Cates seconded this motion. The motion passed on a 5-0-0 vote.*

7. **Consideration of appointment of Susan Snead to the Historic Resources Committee as an alternate member.** Susan Snead, a previous member of the Historic Resources, has expressed interest in again serving as an Alternate on the committee. There are two Alternate vacancies.

*Deborah Dodge made a motion to appoint Susan Snead as an Alternate to the Historic Resources Committee, term to expire in June 2011. John French seconded this motion. The motion passed on a 5-0-0 vote.*

8. **Review and approval of the FY11 Seabright Hydro Budget.**

*Deborah Dodge made a motion to approve the proposed FY11 Seabright hydro budget as presented. Martin Cates seconded this motion. The motion passed on a 5-0-0 vote.*

9. **Bid Awards:**

- a. **Spring Street Sewer reconstruction project:** There were four bids received on the Spring Street project, the lowest of which was from Ferraiolo Construction in the amount of \$66,160. Funding for this work is available in the Wastewater Department's Reserve Funds. Manager Smith recommended the Board award the construction contract to Ferraiolo Construction and approve the agreement with Landmark Corporation for site inspections.

*Deborah Dodge made a motion to award the bid for the Spring Street work to Ferraiolo Construction in the amount of \$66,160, approve the site inspections agreement with Landmark Corporation, and authorize the withdrawal of reserve funds as recommended to fund the project. John French seconded this motion. The motion passed on a 5-0-0 vote.*

- b. **Gateway 1 - Transportation/Land Use Planning Services:** Qualifications proposals were received on 8/11 and were reviewed by a Committee. The Committee recommends awarding the bid to Development Concepts, Inc. Their proposal directly addresses the work as described in the RFP, describes their approach, team member assignments, and proposed time line.

*Martin Cates made a motion to award the Gateway 1 – Transportation Land Use Planning Services to Development Concepts, Inc. and authorize the town manager to sign the agreement. John French seconded this motion. The motion passed on a 5-0-0 vote.*

Chairperson Grove read the rules and regulations for conducting public hearings in preparation of the public hearings to be held this evening.

10. A public hearing was held regarding the application of Talbot Freeman, d/b/a White Lion Raw Bar & Bistro at 2 Bay View Landing for a renewal Class XI Restaurant/Lounge liquor license. Manager Smith reported that Police Chief Roberts has reviewed this application and there were no incidents involving this business reported to the Police Department within the past 12 months.

Chairperson Grove asked to hear from any proponents. There were none.

Chairperson Grove asked to hear from any opponents. There were none.

Chairperson Grove closed the public portion of the hearing, no Board discussion followed.

**John French made a motion to approve the application of Talbot Freeman, d/b/a White Lion Raw Bar & Bistro at 2 Bay View Landing for a renewal Class XI Restaurant/Lounge Liquor License. Deborah Dodge seconded this motion. The motion passed on a 5-0-0 vote.**

11. **Consideration of the following applications for a victualer and/or lodging license:** Manager Smith reported all applications have been reviewed and approved by the Codes Officer and life safety inspections have been completed by the Fire Department.

*John French made a motion to approve the following:*

- a. *Paul Prescott, d/b/a Village Restaurant at 5 Main Street for a renewal victualer license*
  - b. *Kipp Wright, d/b/a Abigail's Inn at 8 High Street for a renewal victualer and lodging license*
  - c. *Talbot Freeman, d/b/a White Lion Raw Bar & Bistro at 2 Bay View Landing for a renewal victualer license*
  - d. *Stuart Smith, d/b/a Grand Harbor Inn at 14 Bay View Landing for a new victualer license*
  - e. *Ravita, Inc., d/b/a Long Grain at 31 Elm Street for a new victualer license*
- Martin Cates seconded this motion. The motion passed on a 5-0-0 vote.*

## 12. Committee Reports

- a. Cemetery Association: Deb Dodge reported that the first two pillars are up at the North Entrance at Oak Hill Cemetery.
- b. Planning Board: Deb Dodge reported the public hearings for November ordinance amendments are tomorrow night.
- c. CEDAC: Martin Cates reported that Mat Eddy, Interim Development Director talked about upcoming projects.

## 13. Manager's Report

- a. Interim Development Director Mat Eddy issued a press release that on September 8<sup>th</sup>; the Camden Economic Development Advisory Committee (CEDAC) will hold the first series of planning sessions on Camden's economic future. This first session will be held at 5:30 at the High Mountain Hall at 5 Mountain Street. These sessions, along with additional work by the committee, will provide the foundation for a strategic

action plan for economic development in Camden. This first session will be both educational and participatory. In addition to information being developed by Camden staff, previous analysis concerning economic development will be presented. These presentations will be followed by a facilitated Strength, Weakness, Opportunities, and Threats (SWOT) session.

- b. The town has received the plans for the Bog Bridge Boat Ramp improvements (Route 105). Funding may not be available for the parking across the road but the lakeside will get done this year.
  - c. The town received a letter from Aqua Maine regarding that the PUC approved an overall 20.95% water rate increase for the Camden & Rockland division primarily driven by the completion of the \$7.2 million membrane filtration facility at Mirror Lake and its new annual operating costs.
  - d. A letter went out from SAD 28 to Knowlton Street area residents that a new student drop off and pick up loop for Camden Rockport Middle School is being constructed and hopefully completed by the end of the month. This improvement will enhance safety and improve the flow of traffic on Knowlton Street.
  - e. Maine Municipal Association has put a survey looking for municipality input to establish the legislative priorities of Maine's elected town and city leaders for the upcoming legislative session.
  - f. The town has hired a new Planner/CEO Steve Wilson from Bucksport. He will be starting next week and working with Jeff Nims through Jeff's last day September 10<sup>th</sup>.
14. *At 9:15 pm a motion was made by John French to enter into Executive Session regarding collective bargaining 1 MRSA Section 405(6)D. Deborah Dodge seconded this motion. The motion passed on a 5-0-0 vote.*

The Board came out of executive session at 9:30 pm.

*At 9:31 pm Deborah Dodge made motion to adjourn the meeting. Martin Cates seconded this motion. The motion passed on a 5-0-0 vote.*

Respectfully submitted,

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Janice L. Esancy  
Recording Secretary