



**Town of Camden**  
**Select Board Meeting**  
**February 2, 2016**

**Minutes**

**Present:** Select Board Chair John French and Select Board Members, Don White, Leonard Lookner, Martin Cates, James Heard, and Town Manager, Pat Finnigan.

Select Board Chair John French called the meeting to order at 6:30 pm.

**1. Communications, Presentations, and Recognitions**

School Superintendent Maria Libby sent a letter to the Select Board regarding the Mary E Taylor Building (MET). Chairman French read the letter dated January 27, 2016: "The local school district, MSAD 28, will consider all possible options for the future use of the MET building on its middle school campus as we plan for another project. We recognize that a likely scenario is that we determine it is too expensive to renovate that building and bring it up to code. We understand there may be community interest in preserving the building for historic value, however. Therefore, we wanted to explore whether the town was interested in taking ownership of the building in order to preserve it if the district determines it will not be part of a middle school project. So the question is this: If the district does not intend to continue use of MET as an educational facility, would the town be interested in the school district transferring ownership (and preservation) of the building to the town? We ask out of an appreciation for potential community interest in preserving the building. Knowing whether the town ownership is a viable option to consider as we move forward will be important in our planning process. Thank you for your consideration, Maria Libby."

Martin Cates said that Board should thank the School Superintendent for the letter and set aside consideration for now. He said consideration was premature because the land the MET building is on might be important to the project and the School Board and the Building Committee should be unfettered in their planning process. Jim Heard concurred that it was premature to weigh in since he hoped the Building Committee would be taking a fresh look at the Middle School and what was needed. Don White said there were issues to be considered, such as if the Town did want the building would the uses conflict with the school's needs. He said he hoped the Building Committee should come forward with a preliminary plan, and if MET is not needed the Select Board could consider it then. Leonard Lookner said he hoped the School Board would reexamine the whole project. He also wondered where the administrative offices, the adult education and Zenith programs would go, since the previous plan located them in the MET building.

John French said he appreciated that the Superintendent sent the letter early in the process as a courtesy to the Select Board. He said he has spoken with School Board members and they are looking at all options regarding the plan for the Middle School, and the MET building may or may not be part of the plan. He said if the School Board decides that the MET building should not be part of the plan they are giving the Select Board a chance to think about it in advance. He suggested that the Board thank the School Superintendent and the School Board for the letter and ask the School Board to keep the Select Board informed as the planning process continues.

## **2. Citizen Comments/Non-Agenda Comments**

Marc Ratner, the Chair of the Opera House Committee, reported that the "Family Fun" movie series continued with the showing of "ET The Extraterrestrial" which attracted 80 people. He said the Committee was working on updating the fees and charges for the Opera House. He said it was important to remember the economic impact the Opera House has in the community. Reporting as both the Opera House Committee Chair and as a member of the Energy Committee, Mr. Ratner reported that they are looking at additional ways to improve the energy efficiency of the Opera House. He said most of the Opera House windows had been replaced and upgraded for energy efficiency, but they would like to do the remaining ones.

Don White thanked the staff and volunteers who worked so hard to make the first week of Winterfest such a success.

Leonard Lookner thanked Public Work Director Rick Seibel for the recent workshop at the Public Works Department and the facility and equipment tour. He said the Public Works Director takes a lot of pride in his work and the Public Works employees do a great job.

John French said there was some chatter going back and forth between Camden and Rockport in anticipation of the Camden-Rockport Select Boards toboggan race challenge on Feb. 6. Chairman French said he hoped the Rockport Select Board would "take it graciously when they lose."

## **3. Select Board Minutes of January 19, 2016**

Jim Heard made a motion to approve the Minutes of January 19, 2016. The motion was seconded by Don White. The motion passed 5 to 0.

## **4. Select Board Member Reports**

Don White reported that: the Camden Downtown Business Group had voted to rename the organization to Camden Area Business Group; the Tannery Group was meeting on February 11; and the Planning Board is reviewing ordinances that pertain to Air BnB, the shoreland zone, and private ways.

Martin Cates reported that at the January 25 meeting of the Community and Economic Development Committee (CEDAC), Michael Forcillo of RedZone Wireless made a presentation regarding the growth of this Camden-based business and its plans to expand high-speed internet service throughout Maine. He also said that RedZone had completed its work to provide free Wi-Fi access throughout downtown Camden and the harbor.

## **5. Town Manager Report**

The Town Manager thanked the Staff and volunteers who have worked to make Winterfest a success. She said that although the snow sculpting competition had to be postponed due to unseasonably warm weather, the other activities such as ice sculpting at the Amphitheater and the snowboard/ski competition at Harbor Park, and the Polar Plunge in Camden Harbor took place. This week the fun would continue at the Opera House with a children's puppet show, and a Zydeco band to get people in the mood for Maine's Mardi Gras: the U.S. National Toboggan Championships.

The Manager also reported that the Wastewater Department had given the Watershed School's physics class a tour of Seabright Dam; the Fire Department had conducted coldwater/ice rescue

training; the Fire Department received a \$1,690 grant from the Maine Forest Service to acquire safety gear. She also reported that she and members of Camden's Police and Fire Departments had participated in a safety preparedness meeting hosted by the School Department. Members of Rockport's Police and Fire Departments, Knox County Sheriff and Knox EMA also participated. The Town Manager asked the Select Board to help get the word out about the Police Department's "Sand for seniors" program where Police Officers will deliver buckets of sand to senior citizens' homes to make things safer so they won't fall on snow and ice.

## **6. New Business**

### **A. Approval of CMP Pole Relocation Permits**

The Town Manager explained that in October 2016 the Maine Department of Transportation (MDOT) will be replacing "Bakery Bridge" which is located on Washington St at the intersection with Mechanic St. In order to do this work, there are utility poles that will need to be relocated from that intersection. One of the poles that is located in the sidewalk will be removed permanently, but the utility service on that pole needs to be moved to a new pole. The best place to locate the new pole is in the area between the Town parking lot and the "Five & Dime" parking lot. CMP will also need to move a pole (located in front of the parking lot across from the Town Office) a few feet to line up with the new pole, and locate a new pole on private property between 20 Washington St and 22 Washington St. Jim Heard asked that the pole adjacent to the "Five & Dime lot" be located so it does not reduce parking spaces. The Town Manager said that she had been clear with MDOT and CMP that the Town does not want to lose parking spaces; she said they would work with the Town on the placement of the pole.

Don White made a motion to give permission to CMP to relocate utility poles on Town property in order for construction of the Bakery Bridge to proceed. Martin Cates seconded the motion. The motion passed 5 to 0.

### **B. Approval of Agreement with the Maine Department of Transportation (MDOT) that the Town will relocate the sewer line that runs through the State's Right of Way (Bakery Bridge)**

The Town Manager explained that there is a sewer line which runs underneath Bakery Bridge that needs to be removed in order to do the bridge replacement project. MDOT informed the Town that this work needs to be done at the Town's expense. Based on the estimate done by the Wastewater Engineering firm of Wright Pierce, the cost of this project could be approximately \$96,000, which will need to be funded in the FY 17 budget.

Don White made a motion to authorize the Town Manager to enter into an Agreement with the Maine Department of Transportation to locally fund the relocation of the sewer line. Jim Heard second the motion. The motion passed 5 to 0.

### **C. Approval of Amendment to the Customer Net Energy Billing Agreement between the Town and Central Maine Power for Power Generated by the Seabright Hydroelectric Dam**

The Town Manager explained that the Seabright Dam produces hydropower. The Town has a contract with CMP that provides a credit on the cost of electricity at the Wastewater Plant based on the amount of electricity generated by the Seabright Dam. The contract is renewable every 5

years. To create less paperwork, CMP has changed these types of contracts to “evergreen” agreements so they run in perpetuity unless either party terminates the agreement.

Don White made a motion to authorize the Town Manager to execute Amendment #1 to the Customer Net Energy Billing Agreement between the Town and Central Maine Power. Jim Heard seconded the motions. The motion passed 5 to 0.

#### **D. Appointment of a member to the Conservation Commission**

The Select Board received applications from Alison McKellar and Vickie Doudera to fill the one open seat on the Conservation Commission. Conservation Chair Roger Rittmaster said that he had approached Ms. Doudera before he knew that Ms. McKellar had applied. He said he had spoken with both applicants and thought they would both bring skills to the Conservation Commission that would be beneficial.

Don White made a motion to appoint Alison McKellar and Vickie Doudera as members of the Conservation Commission for terms which will expire in June 2016. Leonard Lookner seconded the motion. The motion passed 5 to 0.

#### **E. Consideration of the request from the Conservation Commission to use \$500 from the Conservation Commission’s reserve account**

Conservation Chair Roger Rittmaster explained that the Conservation Commission is doing a number of activities for the community. One of the activities is offering educational nature walks to the public. He said that they are requesting the \$500 to help pay mileage or a small honorarium for speakers who can lead these walks or who can do other presentations. He also said the Commission plans to work on: doing an inventory of ash trees in an attempt to be proactive in protecting the trees and educating people about the Emerald Ash Borer (an invasive beetle that feeds on ash tree leaves and can damage and kill the tree); possibly establishing a trail at the Camden bog; doing a land use survey to identify properties the Town should consider purchasing if they are put on the market for sale; and alleviating conditions that contribute to harbor pollution. The Select Board thanked Mr. Rittmaster and the Conservation Commission for their work.

Don White made a motion to allow the Conservation Commission to use up to \$500 from its reserve account. Jim Heard seconded the motion. The motion passed 5 to 0.

#### **Adjournment**

Don White made a motion to adjourn the meeting. The motion was seconded by Martin Cates. The motion passed 5 to 0.

Respectfully submitted,

Nora E. McGrath,  
Recording Secretary