



**Town of Camden  
Select Board Meeting  
August 6, 2013 – 6:30 PM  
Washington Street Conference Room**

**PRESENT:** Chairperson Martin Cates, John French, Jr., James Heard, Leonard Lookner, Donald White, and Town Manager Finnigan. Also present were members of the press and public.

**1. Call to Order**

The meeting was called to order at 6:30pm.

**2. Communications, Presentations, and Recognitions**

• **Dennis Simmons, North East Mobile Health Services - Update**

Division Commander of North East Mobile Health Services Dennis Simmons along with Supervisor Larry Arbor and Deputy Supervisor Deb Tooley updated the Board on the transition in Camden's Emergency Medical Services. Simmons told the Board that other than some technical difficulties, the transition had gone more smoothly than they'd expected. Simmons reviewed average response time and number of calls coming in recently. He noted that a quarterly Review Committee would be formed in the near future consisting of two members from each town for purposes of setting benchmarks regarding response time and any patient care issues.

Lookner asked the staff how many ambulances they maintained ready to respond to calls. Simmons answered that NEMHS has three ambulance staffed full-time, and that a paramedic accompanies every run. Cates asked whether their staffing was complete. Simmons said their staffing was full at 20, and that everyone who applied from Camden First Aid (12 individuals) had been offered a position with NEMHS.

The Town Manager thanked the crew from North East Mobile Health Services, saying they had done a tremendous job with the transition.

• **CEDAC Recommendation Regarding Use of Tax Increment Finance funds**

CEDAC Chair Deb Dodge spoke to the Board about the committee's recommendation for use of Camden's TIF funds. She said that now that the Town has been awarded the state grant to implement the Downtown Master Plan, the priority for the TIF money will be to set aside sufficient funds for the Town's local share (approximately \$123,000). In addition, with the \$30,000 allocated in the FY13 budget, Dodge said that the Downtown Network Board and CEDAC both recommend current funds be used to repair the Montgomery Dam.

*Don White made a motion to accept the recommendation from CEDAC that \$30,000 of the TIF funds approved in the FY13 budget to used towards repairing the Montgomery Dam (downtown dam), and that future TIF revenues up to \$123,000 be dedicated towards meeting the Town's local match for the Maine Department of Transportation downtown grant. James Heard seconded the motion. It was unanimously approved.*

**3. Citizen Comments**

There were no citizen comments.

## **Select Board Minutes August 6, 2013**

### **4. Approval of Select Board Minutes dated July 16, 2013**

*Don White made a motion to table this item until the next meeting. John French seconded the motion it was unanimously approved.*

### **5. Select Board Member Reports**

Don White reported that the Planning Board had looked at the pending Fox Hill project, saying that they will be looking at language for a Special Exception. He said that the Planning Board also continued their work on the Comprehensive Plan at this meeting.

Leonard Lookner spoke about an excellent performance that had taken place at the amphitheater called Earth Maiden, put on by Terra Diddle productions.

James Heard reported on the Ragged Mountain Redevelopment Campaign. He told members of the Board that the committee is just shy of \$4 million and that they are currently working on a \$200,000 matching grant.

Heard also reported on the most recent meeting of the Camden Affordable Housing Committee. He read a letter to the Board from the president of the organization, Joanne Campbell. The letter stated that the Committee wants to successfully complete its work on Lupine Terrace. The current members would like the Select Board to seek new committee members who would be interested in working on the goals the Select Board discussed at a recent workshop. The Committee suggested that a housing needs assessment may be the best next step for Camden. In response, Heard said that the Town will have to determine whether Camden has a commitment to workforce and affordable housing, and once this has been measured, a future direction can be set.

There was some discussion on affordable housing and on next steps. Members asked that this topic be placed on a future agenda.

### **6. Town Manager Report**

Pat Finnigan reported that construction season is underway involving paving projects. She said that Melvin Heights Road would be completely closed on August 12 but one lane would be open while the culvert was replaced.

Finnigan said that the fire department had held a training session on the new extrication equipment and that 20 firefighters are now trained to use it. She said that the new voting machines had arrived and told the Board that Camden had hosted about 20 municipal clerks for the training program led by the Secretary of State's Office.

Finnigan reported that revenues are on track with property taxes, vehicle excise taxes, and boat registrations coming in as projected. Eight people had given up moorings thus allowing people on the waiting list to secure moorings around the harbor. She reported that Brian Hodges is working with the consultants on the Public Landing and Riverwalk projects and they are meeting with individual property owners along the river.

Lastly, the Town Manager described efforts underway to provide relief following the tragedy in Lac-Megantic, Quebec, Canada. A relief fund had been established and donations from around Maine and elsewhere are being accepted. The Board discussed whether or not to contribute to the relief fund.

*Don White made a motion to donate \$250 toward the Lac-Megantic Relief Fund. Martin Cates seconded the motion. The motion passed by a vote of 4-1-0, French opposed.*

## **7. Public Hearings**

### **A. Adoption of Appendices A-E of the General Assistance Ordinance for 2013-2014**

Martin Cates opened the public hearing.

Pat Finnigan described that towns are mandated by state law to provide short-term general assistance to residents who need assistance with basic living expenses. Maximum amounts of assistance are established by state income guidelines, and each year municipalities must amend their guidelines to comply with state law. She noted that Camden is fortunate to have some endowment funds available to help people in need in our community.

*John French to establish maximum levels of assistance for eligible people as contained in Appendices A-E of the General Assistance Ordinance for 2013-2014. Don White seconded the motion. It was unanimously approved.*

### **B. Amendment to the Town Charter Article VI Section 14 (e) to Change the Terms of Planning Board Members from 5 years to 3 years.**

Lowrie Sargent, Chair of Camden's Planning Board, spoke to Select Board members regarding the proposed reduction in length of term served by Planning Board members. Sargent said that the process of learning the intricacies of the code takes a minimum of two years and that institutional memory is important to the Board's effectiveness. He noted that decisions made by the Planning Board affect hundreds of thousands of dollars in value and that accurate decisions reduce the number of appeals. For these reasons, he said, the Planning Board had voted unanimously to support five-year terms. He said since there was no urgency to reduce the term length, the Select Board and the Planning Board should meet to discuss this issue and better understand the concerns. Deb Dodge, John Scholz and Peter Gross also spoke to the Board in support of five-year terms.

Martin Cates opened the floor to Board discussion. Comments centered on how difficult it is to find candidates willing to serve for five years. In addition, some members felt that a shorter term would allow young people with families to participate more readily. Cates said that high-quality candidates had turned the job down this winter when several vacancies were needing to be filled due to the length of the term. He also expressed great confidence in our Code Enforcement Officer and the Town Attorney for interpreting the code. He added that the Select Board values the work the Planning Board does. Other Select Board members voiced support for the opinion of the Planning Board.

*James Heard made a motion to table consideration of the length of terms for the Planning Board pending more discussion between the Planning Board and Select Board members, and that a decision would be made by April, prior to the time when the June 2014 warrant is put in place, John French seconded the motion. It was unanimously approved.*

The public hearing was closed.

## **8. New Business**

### **A. Consideration of appointment to the MSAD #28 School Board to fill a vacancy until June 2014.**

The Town Manager told the Board that four people had expressed interest in replacing a recent vacancy on the MSAD #28 School Board. She said the candidates were: David Berez, Lynda Chilton, Dale Landrith and Sharyn Pohlman.

The Board heard from David Berez and Lynda Chilton, each of whom outlined their interests and qualifications.

*Don White a motion to appoint Lynda Chilton to the MSAD #28 School Board. Martin Cates seconded the motion. The motion passed by a vote of 3-2, Lookner and Heard opposed.*

**B. Approval of applications for Assembly Permits**

**1) Request by Wayfarer Marine for an Assembly Permit on Saturday, August 17, 2013 from 6:00 p.m. to 11:00 p.m. for a reception and awards ceremony at Wayfarer Marine for the Penobscot bay Rendezvous Regatta Reception**

*John French made a motion to approve the Assembly Permit Application from Wayfarer Marine to hold a reception and awards dinner-dance for the Penobscot Bay Rendezvous Regatta on Saturday, August 17, 2013 from 6:00 p.m. to 11:00 p.m. Donald White seconded the motion. It was unanimously approved.*

**2) Request by Five Town Communities That Care for an Assembly Permit for Saturday, September 7, 2013 from 11:00 a.m. to 5:00 p.m. for the 4<sup>th</sup> Harvest Hoot at the Camden Snow Bowl.**

*Leonard Lookner made a motion to approve the Assembly Permit Application from Five Town Communities That Care to hold the 4<sup>th</sup> Annual "Harvest Hoot" at the Snow Bowl on Saturday, September 7, 2013. James Heard seconded the motion. It was unanimously approved.*

**C Bid Awards**

**1) Public Landing Restroom Roof Replacement Project**

The Town Manager told the Board that the roof on the Public Landing restroom building was in need of replacement. Bids had been received from Coastal Copper and Slate (Rockland) in the amount of \$3,495, and Horch Roofing (Warren) in the amount of \$2,000. She said the project had been anticipated to cost around \$8,000.

*Don White made a motion to award the bid for the Public Landing Restroom Roof Replacement to Horch Roofing in the amount of \$2,000. John French seconded the motion. It was unanimously approved.*

**2) Thomas Street Sewer Extension Reconstruction Project**

Pat Finnigan said that an inspection of sewer pipes under Thomas Street had showed they were badly deteriorated. Prior to paving the street, water pipes would be replaced by Maine Water and the sewer pipes would need to be repaired. She said that George C. Hall & Sons submitted the low bid of \$199,700 for the sewer project.

John French asked about sidewalks as part of the rebuilding the street. Finnigan said she would look into that possibility.

*John French made a motion to award the bid to George C. Hall & Sons in the amount of \$199,700. Don White seconded the motion. It was unanimously approved.*

**D. Authorize issuance of an FY14 Tax Anticipation Note**

*John French made a motion to approve a Tax Anticipation Note with Camden National Bank of up to \$1.5 million at an interest rate of 0.87% which will mature on June 30, 2014. Donald White seconded the motion. It was unanimously approved.*

**E. Ballot to elect Maine Municipal Association Executive Committee Officers: Vice President and 3 Directors**

Cates read the slate of officers nominated for serving on the Maine Municipal Association Executive Committee.

*John French made a motion to cast a ballot for the following members of the MMA Executive Committee: Vice President: Marston Lovell, City Councilor of Saco, and three Directors: James Chousis, Town*

*Manager of Boothbay, Linda Cohen, City Councilor of South Portland, and Mary Sabins, Town Manager of Vassalboro. Donald White seconded the motion. It was unanimously approved.*

## **9. Select Board Closing Comments**

### **Adjourn**

*Don White made a motion to adjourn the meeting. John French seconded this motion. The motion passed unanimously and the Board adjourned at 8:20pm.*

Respectfully submitted,

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Karen Brace

Recording Secretary