

**MINUTES**  
**SELECT BOARD MEETING**  
**POWNALBOROUGH HALL**  
**Thursday, December 12<sup>th</sup>, 2019**  
**6:00 PM**

**ATTENDANCE:**

**SELECT BOARD:** Gerald Lilly and Allan Moeller Sr.  
**STAFF:** Ann Pierce  
**PUBLIC:** Pean Lilly, Shari Lilly, Jay Cummings, Scott Mullen, Eleanor Everson,  
Dave Probert, Anne Davis, Dana Sattin, Connie Gatz, Jeff Pierce  
**PRESS:**

1. CALL TO ORDER – Third Selectman Allan Moeller called the meeting to order at 6:00 PM.
2. PLEDGE OF ALLEGIANCE – Second Selectman Gerald Lilly lead the Board in the Pledge of Allegiance.
3. APPROVE & SIGN THE MINUTES OF THE PREVIOUS MEETING – Gerald motioned to accept the minutes. Allan 2<sup>nd</sup> the motion, both approved.
4. APPROVE & SIGN PRESENT WARRANT – Shari Lilly mentioned that donations were approved in June but she did not see requested \$1,000 remainder of request in present warrant. It was explained that Bridge Academy and Maple Grove Cemetery need to submit request and administration will draw up a special warrant
  - Jay Cummings asked if \$1000 for water bills was in lieu of benefits for Trudy and Dave Probert stated that this account was state funded where Trudy submits bills monthly to town and the select board approves / oversees
  - Dave asked about the value of Ships Chow Hall. Jeff Pierce stated that the Chow Hall is in disrepair but the septic system is in good order.
  - Allan stated that if the Town purchased the Baker property located at 540 Gardiner road, the Town would have enough buildable property. Allan motioned to draw up purchase and sales agreement for 540 Gardiner road for \$50,000 and present it to the Town.
  - Eleanor Everson asked if the town can sell a property for more than what is owed. Jeff answered that yes, the town is able to do that but must pay income tax on any extra income.
  - Anne Davis asked about the TAP process and if it goes out to bid and questioned if the land abutters get notification of the sale? It was answered that when the town votes to sell TAP, it goes as a public listing and all properties are sold 'as is'. Proceeds of sale go into the Towns general fund.
  - Allan motioned to approve the present warrant. Gerald 2<sup>nd</sup> the motion and both approved.
5. GENERAL ANNOUNCEMENTS – <sup>Gerald</sup>Trudy announced that the next Select Board meeting will meet Tuesday, ~~December 10<sup>th</sup>~~ <sup>January 7<sup>th</sup></sup> at 6:00 pm at Pownalborough Hall.

- There will be a Board of Appeals Public Hearing on December 3<sup>rd</sup> at 6:30 PM at the Pownalborough Hall.

#### 6. OLD BUSINESS

- BOARD OF APPEALS – To discuss a vacancy on Board of Appeals. Anne Davis expressed interest and mentioned that she will speak to the Administrator next week.
- REAL ESTATE – To discuss purchasing 540 Gardiner road. Allan stated that the property is currently listed at \$56,000. The Town offered \$45,000 and the owner came with \$50,000. Acceptance depends on the Towns approval but Allan mentioned that the purchase of this property would be beneficial for the town to expand in the future. Allan motioned to accept, Gerald 2<sup>nd</sup> the motion and both approved.
- TAX ACQUIRED PROPERTIES – To approve and sign a purchase and sale agreement for TAP on Blueberry Lane and 830 Middle Road.
  - Allan mentioned that they already voted on selling TAP Blueberry Lane for \$20,000.
  - Jeff described the property located at 830 Middle road and stated that the town is authorized to sell the property for \$26,000 and an offer came in for \$27,500 cash.
  - Allan motioned to approve and sign the sale agreements. Gerald 2<sup>nd</sup> the motion and both approved.
  - Jeff asked if the town can approve a designated signer of Deed and sign for checks. It was answered that the town has to authorize a person to sign for the money and bring to the town. The signer must be a representative at closing for each property sale.

#### 7. NEW BUSINESS

- To vote to allow the upcoming warrant to be approved and signed by only one Select Board Member. Gerald motioned to accept. Allan 2<sup>nd</sup> the motion and both approved.

#### 8. DEPARTMENT UPDATES

- a. Town Roads – Allan spoke about plowing issues. He stated that 1 complete run takes about 2 hours where he starts with the main roads first (127,128 and Calls Hill are primary roads). The current contract states that there should be 4 trucks plowing and for any residents with plowing complaints to please call the Town Office.
- b. Transfer Station – It was stated that the transfer station and the old Town Hall was recently broken into. Select Board hopes to purchase security cameras / lights for both buildings.
- c. Town Office – Tested ‘panic buttons’ in the Town Office. Test was successful.

#### 9. CITIZENS BUSINESS –

- Dave Probert questions the status of the flatscreen TV located at Pownalborough Hall. Gerald mentioned that it could be used for Town meetings and the Fire Department.
- Anne Davis lives near the Common Road and has concerns about the back side of her field ad tax acquired property. She mentioned people are living back there and there is a ton of debris left behind. She stated that the town has more means to clean it up than a private owner. Select board responded that the purchaser of the property will be responsible for clean-up. Dana

Sattin continued that there is lots of contamination and will be a very expensive abatement process. Allan stated again that he is not in favor of it costing the town to clean up the property. Dana proposed the idea of the town approaching the DEP about cleaning up the property. Dana gave the name of a DEP worker: Nick Hodgkins (592 0882). Select board said that they will have the towns administrator reach out to DEP.

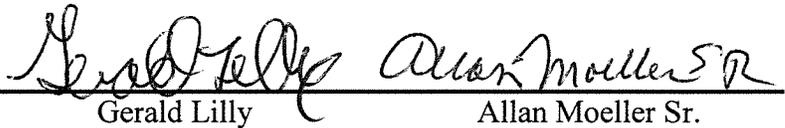
- Connie Gats stated that the property located at 167 Common road is back on the market as all the documents have been completed.

10. OTHER GENERAL BUSINESS –

OTHER GENERAL BUSINESS (CONT.)

11. ADJOURNMENT – Allan motioned to adjourn at 7:21 PM. Gerald 2<sup>nd</sup> the motion and both approved.

APPROVED BY



Trudy Foss

Gerald Lilly

Allan Moeller Sr.

**SELECT BOARD**