

**TOWN OF EASTON
BOARD OF SELECTMEN
PUBLIC HEARING FOR ADOPTION OF MAINE GENERAL ASSISTANCE
ORDINANCE/REGULAR MEETING
MONDAY, OCTOBER 21, 2024
6:30 PM
EASTON TOWN OFFICE
MINUTES**

PRESENT: Bruce Flewelling, Scott Allen, Norm Trask, Tammy Beaulier-Fuller, Doug Blackstone and Cheryl Clark. Guest: Tim Roix.

Chairman Flewelling called the meeting to order at 6:30 PM

Chairman Flewelling opened the public hearing for any comments on the Adoption of Maine General Assistance Ordinance updates. After a brief discussion on the contents of the ordinance, Chairman Flewelling closed the public hearing.

It was moved by Scott Allen and seconded by Doug Blackstone to accept the General Assistance Ordinance updates as presented. Motion carried 5-0.

There was no public comment

Tim Roix updated the Board of Selectmen on his findings for the Flewelling lot as a potential lot for the fire station. Dave Moyse performed a delineation study and found wetlands to the west but not within the area to be used for the fire station. Tim provided maps to view for elevation and the group discussed the amount of fill needed, the location of the building on the lot and the direction the building should be facing. Tim will update maps and talk to DOT about the curb cut. He will also set up geo tests with Sara Ashby of SASH Engineering. Total grade change is around 8' but there were no concerns about adding fill to the lot. If the portion of lot used is less than 1 acre, storm water permit is not required. Tim confirmed that of all the lots he has investigated for us, this is the best prospect. He requested a timeline as it will take time to create plans for the site, building, mechanical, electrical, plumbing etc. to be put out to bid. Tentatively planning to have BRSA design available in January for a March bid request. Timing is important for the availability of contractors to bid on the jobs.

The Board of Selectmen reviewed appraisal of 3 acres of Bruce Flewelling's land that is part of Map 4 Lot 43. Appraisal opinion by Ryan Scott of Scott Appraisal Services, Inc. was \$28,000.00. It was moved by Doug Blackstone and seconded by Norman Trask to purchase Bruce Flewelling's land which is part of Map 4 Lot 43. Motion carried 4-0 (Bruce Flewelling abstained). It was moved by Scott Allen and seconded by Norman Trask to enter into a purchase and sales agreement with Bruce Flewelling for the purchase of approximately 3 acres that is part of Map 4 Lot 43 for \$28,000. Motion carried 4-0 (Bruce Flewelling abstained).

It was moved by Tammy Beaulier-Fuller and seconded by Norman Trask to approve the minutes of September 9, 2024, regular Board of Selectmen's meeting. Motion carried 5-0.

It was moved by Norman Trask and seconded by Tammy Beaulier-Fuller to approve and sign treasurer's warrants #49-#56. Motion carried 5-0.

It was moved by Norman Trask and seconded by Tammy Beaulier-Fuller to approve the financial figures through October 16, 2024. Motion carried 5-0.

Reviewed and discussed financing options for \$1,000,000 match for fire station project. Cheryl will complete an application for a fixed rate (3.875% interest rate through December 2024) 30 year loan through USDA. Other financing considered; Maine Municipal Bond Bank for 20 years at 3.7% (variable) and Machias Savings Bank 20 year loan at 6.25% interest. So noted.

Reviewed and discussed Easton School Department's financial statement as of 9/30/2024.

Reviewed and discussed violation letter to Samuel Tompkins and Riqui Tompkins regarding 136 Fuller Road. It was moved by Bruce Flewelling and seconded by Doug Blackstone to continue monitoring and not take any further action at this time. Motion carried 5-0.

It was moved by Doug Blackstone and seconded by Scott Allen to approve, and sign abatement request from Jacob Miller. Motion carried 5-0.

Cheryl updated the Board of Selectmen on the first meeting of the Cemetery Committee. A major concern is accuracy of marking lots and the placement of stones and burials. A Digital Cemetery Plot Map program has been researched and the cemetery committee feels this would provide accuracy and enable the Town to correct the newer sections of the Estes Park Cemetery. It was moved by Tammy Beaulier-Fuller and seconded by Norman Trask to purchase the Digital Cemetery Plot Map program from Chronicle LTD for \$4,665.00. Motion carried 5-0.

Reviewed and discussed Maine Municipal Association Salary Survey. Cheryl will calculate the monetary benefit per hour of 100% employer paid health care for both employee and family versus 100% employer paid for employee and 50% employer paid for family and report to the Board of Selectmen at their next meeting.

Reviewed proposal from Steelstone to pave portion of the Hersom Road. Paving has been completed. So noted.

Reviewed and discussed Highway driver/operator application. The third position will be put in the FY2026 budget, and the applicant will be offered a part-time position until then.

It was moved by Scott Allen and seconded by Doug Blackstone to offer Map 4 Lot 20-J in the Duncan Drive subdivision to Luke and Erica Fuller for \$4,000. Motion carried 4-0 (Tammy Beaulier-Fuller abstained).

It was moved by Tammy Beaulier-Fuller and seconded by Norman Trask to accept proposal for full review/limited revaluation of residential properties by Maine Assessment and Appraisal Services for \$56,312.50. Motion carried 5-0.

Reviewed and discussed notice of class action suit concerning the sale of tax-acquired property from Rick Currier. So noted.

Reviewed and discussed grant received from Center for Tech and Civic Life for \$5,000 to be used to make the voting place ADA compliant. A quote was obtained from Chuck Halvorson to renovate one bathroom at the Odd Fellows Hall/Community Center to be ADA Compliant for \$8,000. It was moved by Bruce Flewelling and seconded by Normal Trask to use \$3000 from the Building Repairs account for the balance of the project. Motion carried 5-0.

Update on the Prestile Community Park - the tasks included in the scope of the Land Water Conservation Grant have been completed by the deadline of September 30, 2024. ~~No~~ noted.

Discussed holiday schedule and Christmas party. It was moved by Bruce Flewelling and seconded by Norman Trask to hold the Town Christmas party at the Northeastland Hotel (on December 12th if date is available) with a buffet provided by Rodney's and a cash bar and to allow employees to get done work at 12:00 PM on December 24, 2024. Motion carried 5-0.

It was moved by Scott Allen and seconded by Bruce Flewelling to borrow up to \$100,000 from UDAG to pay for costs relating to the new fire station with the fund to be reimbursed when other funds become available. Motion carried 5-0.

It was moved by Tammy Beaulier-Fuller and seconded by Norman Trask to adjourn at 9:25 PM.