

Town of Raymond
401 Webbs Mills Road
Raymond, Maine 04071

Selectmen Meeting Minutes
Tuesday, October 21, 2003

Attendance: Ada Brown, Chairman; Betty McDermott; Charles Leavitt; Dana Desjardins; Christine McClellan; Amanda Simpson, Assessor's Agent; Nathan White, Public Works Director; and Don Willard, Town Manager.

1. Call to order. Ada Brown called the meeting to order at 7:00 pm at the Town Office.
2. Consideration of previous minutes dated October 7, 2003.

MOTION: Betty McDermott motioned to approve the Minutes with the following corrections: under #5 concerning scholarship awards she would like to change Mrs. McClellan to Mrs. McDermott on the statement, "Mrs. McClellan indicated that she believed that the Johannas Lund Science scholarship was not for high school students but eighth grade students going into high school. She would look into this." She would also like to clarify that the scholarships would be at the levels they were awarded in 2003. Mr. Leavitt asked to correct under #9 concerning the appointment of Linda Morin to the Tassel Top Board of Directors that there was discussion about the protocol of appointment in that the Selectmen should have approved the appointment prior to a new member being inducted. Seconded by Charles Leavitt.

VOTE: 4 in favor (McDermott, Leavitt, McClellan, Desjardins) 1 abstention (Brown)

3. Consideration of financing for 2004 ¾ ton Public Works Department pickup truck – Nathan White Public Works Director.

DISCUSSION: Mr. Willard asked that the financing of this vehicle be through Federal Signal Corporation Leasing Company which is the entity which Raymond is presently financing the new Fire Department mini-pumper extracation truck. The rate will be 3.39% at a cost of \$407 for a one-year term.

MOTION: Dana Desjardins motioned to approve the financing of the Public Works truck with Federal Signal at a rate of 3.39%. Seconded by Chris McClellan.

VOTE: Unanimous.

NOTE: Mr. Willard said that there will be separate notes for the different trucks.

4. Bid Review and Award for completion of District II Roof Project.

DISCUSSION: Mr. White explained that the inmates from the Windham correctional facility finished half the roof this year but the State Corrections Department didn't want to do the higher portion of the roof. The low bid for the job was Buddyz Construction for \$7,800. There were several bids received ranging to \$14,000.

MOTION: Betty McDermott motioned to accept the low bid of Buddyz Construction at \$7,800. Seconded by Christine McClellan.

DISCUSSION: Mr. Leavitt noted that Buddyz Construction insurances seem to be indicated but had concern that the automobile insurance was hand X'd . He asked that Mr. Willard inquire of Progressive Insurance that they are in fact insured. Mr. Willard agreed. Mr. White said they were going to try to get the job done before snow fall. Mr. Willard added that companies are ready to put in gutters, downspouts, additional insulation of the building, and electronic entry keypads. Mr. White said the entire project would be under budget.

VOTE: Unanimous.

5. Consideration of Revaluation Contract and Schedule – Amanda Simpson, Assessor's Agent.

DISCUSSION: Amanda Simpson reported that Vision Appraisal Technology was willing to hold the price from last year's quote and wants to sign a contract. She continued that the State says we're at 71% valuation and is requesting to know our plan for a revaluation which would be forced when the level drops below 70%. She referenced the schedule of work and the costs associated with that schedule which was in their packets. She said the work would be complete by August 2005 and ready for use in that commitment. Mr. Willard noted that the balance left from the waterline and public safety building projects could be transferred to this account. The rest of the balance would have to be passed at a town meeting. Ms. Simpson said that the Vision software called Oracle would be combined with our GIS system in order to process sales analysis which we could only do now through lengthy work. This ability could be done in a matter of minutes which would be very helpful to the assessing office. She indicated that the cost of the software would be a part of the contract price and the server needed to use this program would be under \$10,000. Mr. Willard estimated the contract and quotes from bond counsel will be available within two months. Ms. Simpson also said that the geographical sales analysis using these tools will help with any revaluation process in the future and might make hiring outside companies for this purpose unnecessary.

MOTION: Betty McDermott motioned to approve going forward with a contract as recommended by Amanda Simpson, Assessors' Assistant. Seconded by Christine McClellan.

VOTE: Unanimous.

NOTE: Farwell Common Subdivision. Ms. Simpson updated the Selectmen on the study to be done on the old landfill site next to Farwell Common. The ads are out for RFP's for the engineering. She hopes to have a selection by December 1st, the deadline for RFP's being November 21st. Mr. Willard commended Ms. Simpson in using her planners background in helping with this project.

6. Request for "No Parking" zone and installation of signs adjacent to Jordan-Small Middle School including Andrews and Thorpe property on Webbs Mills Road – Linda Andrews.

DISCUSSION: Mr. Willard said that Mrs. Andrews had concern for the safety of people and children in the area on Webbs Mills Road. He felt the problem with permanent "no

parking” signs is enforcement in that we don’t have a town police department. He felt that temporary “no parking” signs could be used for special events and ball games on the school playing field which could be coordinated with the schools’ management people. Mr. Desjardins said that he would help encourage people to park in the parking lots through the coaches instead of beside the road. He felt the only time a problem would arise is when the parking lots are full from school activities. Mr. White felt Public Works could put up directional signs for parking and he would talk with Mrs. Andrews to get her perspective. He also felt that if the MDOT would allow the town to expand the shoulders along the school side of the road, it would give a place for cars to park.

7. Communications and other business.

a.) Speed Zoning Review – Raymond Hill

Mr. Willard explained that John Jackson, a resident, asked for the speed review, and he found that it had been done a few years ago. The MDOT was not in favor of lowering the speed at this time. Mr. Jackson also asked that trucks be kept from using their “jake brakes” because of their noise. Mr. Willard was told that jake brakes aren’t loud if they are maintained and that they are necessary to stop some big trucks. Again Mr. Willard said that enforcement was an issue. Since we want to preserve the ability of trucks to stop, he recommended not considering an engine brake ordinance.

MOTION: It was decided to visit this item again if necessary.

b.) Public Works new employee.

Mr. Willard reported that Jason Abildgaard was the newest member of the Public Works force. He lives in Windham and most recently worked for the Cape Elizabeth Public Works. He felt that the new benefit package initiated this year makes Raymond more marketable to workers. Mr. White said that he now has an excellent crew. Mr. Desjardins asked if there were plans to paint the big trucks. Mr. White replied that they were planning maintenance on them this winter sending the cab out for painting. This work is within the budget using the Public Works crew instead of outside sources.

c.) School Committee/Selectmen Meeting.

Mr. Willard announced that a date had not been set as yet but has been in contact with Superintendent Sandra Caldwell about it. A meeting on November 4th or 18th at 6:00 pm before the Selectmen’s meeting was discussed. Mr. Willard was not in favor of a Selectmen’s meeting November 4th because of the general election but felt they might choose another date that month for the meeting with the School Committee and have a one item Selectmen’s meeting to vote the Treasurer’s Warrant. Mr. Leavitt didn’t feel that a facilitator was necessary at this meeting but felt that the meeting should be an open meeting. Mr. Desjardins agreed saying it should be a free flow of information. Mr. Willard suggested having their regular meeting on November 18th and schedule another meeting for the discussion with the School Committee and Treasurer’s Warrant.

d.) Annual Performance Review

Mr. Willard asked when the Selectmen would like to have his annual review. He said it usually was in November or December. Mr. Desjardins asked about annual reviews for the staff. Mr. Willard replied it was done annually.

e.) American Flags

Mrs. McClellan asked if the flags would be taken down after Veteran's Day. Mr. White said that he had talked with Mrs. Stiles and had planned to take them down soon. He added that several flags came down in the storm last Wednesday with some of the brackets broken. Mr. Willard said he would put a flag protocol on their agenda for November 18th.

f.) Ballot number 1a and 1b for November 4th election

Mr. Willard noted that he had distributed information about the 1b question and would forward any further information to them if sent to the office. Mr. Leavitt felt that the issue on this question was not so much about property tax reform but rather the spending of the State. Property tax reform will work only if spending is handled.

g.) Land For Maine's Future Acquisition

Mr. Willard announced that the Land for Maine's Future Board was looking at some of the Hancock Lands for acquisition. He would keep them apprised of this progress.

h.) Appeals Board issue

Mr. Leavitt wanted to commend Raymond's Appeals Board along with Jack Cooper in its work concerning the Borriello appeal. The Maine Supreme Court upheld our Appeals Board's decision. Mr. Leavitt said this supports and validates our value of water quality for everyone. The time of appealing this decision has passed, however, there are other Appeals Board issues which are still being fought.

8. Review and authorize October 21, 2003 Treasurer's Warrant.

MOTION: Betty McDermott motioned to authorize the Treasurer's Warrant in the amount of \$76,231.78. Seconded by Christine McClellan.

VOTE: Unanimous.

9. Adjourn.

Mr. Willard welcomed Mrs. Brown back. He also called attention to the front office renovations which will provide more room for their work.

MOTION: Charles Leavitt motioned to adjourn. Seconded by Betty McDermott.

VOTE: Unanimous.

ADJOURNMENT: Ada Brown adjourned the meeting at 7:51 pm.

Louise H. Lester
Town Clerk