



**BOARD OF SELECTMEN
Minutes**

November 14, 2017

6:30pm – Regular Meeting

Broadcast Studio
423 Webbs Mills Road

Resolution: We, the Raymond Board of Selectmen, recognize our individual and collective responsibilities as leaders and representatives of our community. To this end, we pledge to conduct ourselves in a manner befitting these roles and duties. We pledge and encourage others to "Be the Influence" and to recognize that decisions matter.

Selectmen in attendance: Joe Bruno, Samuel Gifford, Teresa Sadak, Lawrence Taylor and Rolf Olsen

Selectmen absent: none

Town Staff in attendance:

Don Willard – Town Manager
Cathy Ricker – Finance Director
Nathan White – Public Works Director
Sue Look – Town Clerk

1) **Called to order** at 6:30pm by Chairman Sadak. Add marijuana for January with Jess Fay

2) **Minutes of previous meetings**

a) October 10, 2017

Motion to approve as presented by Selectman Olsen. Seconded by Selectman Taylor.

Unanimously approved.

3) **Public Hearing**

a) Proposed Miscellaneous Ordinance Change – Elections

It has been proposed to strike the existing Miscellaneous Ordinance entitled *Elected Official Recall & Appointment Ordinance* (because the verbiage is contained in 30-A MRSA) and replace it with one entitled *Elections* with a subsection dealing with write-in candidates for municipal elections.

Public Hearing opened at 6:30pm by Chairman Sadak.

No comments.

Public Hearing closed at 6:32pm by Chairman Sadak.

4) New Business

a) Purchasing Policy Rewrite – Don Willard, Town Manager

At the request of the Board of Selectmen the Town of Raymond's Purchasing Policy has been reviewed and the decision was to rewrite rather than to simply update the existing policy.

Town Manager Willard – It is an amalgam of several towns and cities that have more sophisticated policies than Raymond. Our policy is significantly old and certainly could be improved upon. We are seeking to improve upon while still having something that is manageable for what is a small town without a purchasing department. So, we want to codify our existing policies, maintain flexibility, innovation, and transparency. This policy gives the Selectmen the authority to approve all contracts for the Town. That's not what you are going to do, you are going to delegate it and maintain the right to approve, that is in flexibility. Mostly this is going to be administered by the Town Manager and the Finance Department and by the Department Heads. It provides for competitive bidding, competitive requests for proposals (RFPs), and a number of exceptions that we use as a small town to advantage ourselves. We use a lot of innovate techniques here to get good pricing and they include: flexibility for purchases that are below \$25,000, naturally if we have an emergency, sometimes we have grant funds that we use and sometimes there are specific conditions that are attached to grant funds, participation in group purchase agreements (GPCOG, Maine Power Options). Sometimes we do a competitive process here and we get no bids or bids that are unreasonable. We purchase a lot of equipment used, especially computer equipment. Legal services, of course, you want flexibility on. We buy a ton of used equipment here to our advantage which is not something you can easily competitively bid. We use benchmarking. We look at what towns receive for bids on their processes and can sometimes beat that due to our own due-diligence. Pre-approving vendors with no obligation to use the vendors. This policy gives us flexibility to purchase brand name products. It provides for evaluating qualifications of perspective vendors and an appeal process for disqualified vendors. It is quite comprehensive compared to what we had, but I would say comprehensive and also incorporates and maintains flexibility and the ability to innovate. So, that is what I attempted to do, I don't think we can go with a full-blown policy along the line of what some of the larger towns have. We just don't have the internal bureaucracy to support it. This is a middle ground that maintains the best of Raymond and incorporates more strictures and language to help guide particularly some of the more sophisticated procurements.

Chairman Sadak – Any questions or comments?

Selectman Bruno – So we are going from 1 page to 5.

Town Manager Willard – That is small compared to most of the suburban, larger towns. The instruction that I had was to take a look at other towns were doing. Once again it is the classic Raymond conundrum – are we western Maine or are we more suburban Portland? If we are more suburban Portland, it would be a lot more than 5 pages, if you are western Maine then it is less than a page.

Selectman Bruno – I would like to think we are the "Common Sense Town". When you start getting into specific details you tie your hands up.

Town Manager Willard – That's what this attempting not to do. To give more specifics, more guidance, more policy, but to also enable the business practices that we have done in history, but to put some language around it so people understand what we are

doing and why we are doing it.

Selectman Bruno – I never like putting specific dollar amounts on anything. That ties your hands right there. You're at \$25,000. What if something is \$25,001? Or \$25,100? Are you not going to move forward at that point? Where does the common sense come in on that one?

Finance Director Ricker – No, it says when you want something that is below \$25,000 you are going to use your judgement. When you are over you are going to pick from one of these methods.

Chairman Sadak – Please don't take this personally, Cathy. I don't know why the Finance Director is involved in a lot of this.

Finance Director Ricker – I was trying to use that as if we need something we will get it done. Most purchases are through the Finance Director. We are not taking anything away from the Department Heads.

Chairman Sadak – That is what I am reading on here, another level to Don to the Finance Director to the Department Heads. One of the things is that our Department Heads are good at getting deals.

Finance Director Ricker – No, this is Don to Department Heads. If we need additional rules or they need me to do something, I will do it. That's really what it is saying. It is not supplanting the Department Heads in any way.

Chairman Sadak – OK. Honestly, I think it is too much.

Town Manager Willard – It is more consistent with how things are running today than the old policy. The old policy is significantly out of date. We are not opposed to simplifying this, but you have to start somewhere. We started with trying to codify what we have now. What we do now is a combination of things which over time has advantaged the Town. We are more innovative and flexible than most towns, but it is hard to write that into a policy.

Chairman Sadak – I think you guys did a good job. I just think that it is a lot and could be cut down in words.

Town Manager Willard – We will take a shot at simplifying it, but we need some guidance. One piece of guidance we just got is dollar limits, don't put them in there. Is there other guidance that you want to give?

Selectman Bruno – To me the most important part of any purchasing policy is the competitive bid process. You have to define what is a competitive bid. The competitive bid is a request for proposal with the standards written out and then it might need Selectmen approval such as when we did the insurance. Competitive bidding is the most important part of the policy and then I would like to see that you can use common sense to make split second decisions without having to come to the Select Board. Because sometimes there are emergency situations and what are you going to do, call a meeting and come in and vote?

Town Manager Willard – No, that is why it is written as it is.

Finance Director Ricker – That's why there are exceptions.

Selectman Bruno – I would rather see it streamlined, maybe 2 pages. Maybe not 1, but I think you could do this in 2 at most that would still protect you and the Town.

Town Manager Willard – I think we can do that.

Selectman Olsen – I have seen more encompassing ones. I have seen less

encompassing ones. When I suggested that we look at policies, if we have something that is really antiquated or whatnot, let's look at those and make sure we are not spinning our wheels when we don't have to spin our wheels and we are protecting ourselves when we need to protect ourselves. I don't think it is necessarily bad to have dollar amounts in there. There has to be some guidance. It is either that or you need to define a minor purchase and a major purchase, and where do you make that break. Is it in dollars or types of equipment? There should be some delineation between a major and a minor. Certainly, we don't want a major purchase to be to go out and buy copier paper, but we do want a policy where you are not going to go out and buy a fire truck without doing certain things.

Public Works Director White – More the common-sense factor. I am thinking of paving. We spend \$350,000 to \$400,000 a year on paving and I have been consistently below GPCOG's negotiated price.

Town Manager Willard – And that falls under benchmarking.

Selectman Bruno – You need to also state that you do not necessarily give the bid to the lowest bidder. This way you can negotiate with someone else to get the price down.

Town Manager Willard – We have been known to get a competitive bid and negotiate it lower.

Selectman Olsen – You can put that into the bid package. There is nothing wrong with that. My whole intent behind this is if there are things we are doing well then keep doing them and if there are areas we can improve on and do something a little bit better, then do that. It was not to try to copy somebody else's procedure.

Town Manager Willard – So I got us a little off track, but I have it now. What I think what we do is try to codify the best of what Raymond is doing and put some more specifics around how we do competitive bids. I still need some guidance on dollar limits or not. I think we can deliver what you want in 2 pages.

Selectman Bruno – I think there is a state statute that describes competitive bidding (*found to be in 5 M RSA §1826 A-J for the State Purchasing Department*).

Finance Director Ricker – They have their own statute.

Selectman Bruno – They have their own statute on the Administrative side, but I am thinking there must be something on the municipal side on what is competitive bidding.

Finance Director Ricker – Everything in this level is theoretically approved by the Selectmen unless there is a policy that says it is not, so this is a policy that says there is not. The whole municipal law thing says the power rests with the Selectmen. You can decide not to use a bid or a request for proposal.

Selectman Bruno – You can have something like, “unless the Selectmen delegate to the Town Manager...”

Finance Director Ricker – The first paragraph says that we are the Selectmen and we can do anything we want, and the second paragraph says...

Town Manager Willard – The policy maintains the Selectmen's overarching authority that can be delegated and where delegated here is how we do it. I think we can address where it is too complicated and too wordy. I am certain we will get to 2 pages somehow. What I don't know is whether you want dollar limits in there.

Selectman Olsen – I would try to define it as a major purchase and a minor purchase.

Supplies are one thing and a capital purchase is something else.

Town Manager Willard – A capital purchase or a significant bid. I consider an insurance bid as a significant bid. Health insurance is significant. An exception is the paving as Nathan points out. He is able to beat the curve by benchmarking.

Chairman Sadak – We know that the Department Heads we have right now are very conservative, but we want to look at this policy long term.

Selectman Olsen – Nathan is really doing what is at the heart of what we want to be done. He is getting informal bids and then negotiating with them for the best price.

Town Manager Willard – One thing that is different about this town is that we make a conscientious effort to wring every dollar out of everything we are disposing of or discarding, and we leverage ourselves to the fullest possible extent with the purchases. We try to sell at retail and buy at wholesale. Most towns don't do that. They look for bureaucratic simplicity. They tend, in my mind, to spend more than they need to and receive less than they should.

Selectman Bruno – Some of this stuff is an operational issue that doesn't have to be in the policy. Like the appeal process, procurement, the quality of the bidder, etc. That is more like an operational manual.

Chairman Sadak – Thank you for putting that on there so we could see it.

Town Manager Willard – This is a middle point compared to some. Some are 20 pages.

b) Draft FY2018-19 Budget Schedule – Don Willard, Town Manager

Town Manager Willard – This has been simplified by only showing the dates pertaining to the Select Board and Budget-Finance Committee and not the dates for internal use only.

Move the March 13th meeting to March 12th.

Finance Director Ricker – I tried to set it up so there would not be 2 weeks in a row when you were meeting.

Open Town Meeting will be at 6pm on June 5th. It is the Election portion that is on June 12th.

c) Establish FY2018-19 Budget Goals – Board of Selectmen

Consensus was to deliver a budget that makes sense. Use common sense. We want more maintenance of roads. Shorten list to 4 or 5 items and bring it back to the next meeting.

d) Electronic Sign Policy – Don Willard, Town Manager

Since the signs were installed there have been several requests from various organizations to post information on them.

Consensus was that the policy should be for both the Public Safety and the Town Office, change the wording of political events, the Town of Raymond's events take priority, emergency messages (even no school during storms for example), no private organizations. Rework and bring back to the next meeting.

- e) **** Discussion of Upgrading the Town Office Sign to Two-sided** – Don Willard, Town Manager

There have been some public comments/feedback that the sign at the Town Office should be visible from both directions.

Town Manager Willard – I would suggest that we put this in the budget.

Selectman Olsen – I was a proponent of 2 sides, but there was the line-of-sight issue. Maybe now that it is in we see how it looks through the winter with snow.

Public Works Director White – We can just push the snow the other way at the Town Office.

Town Manager Willard – It is hard to get a bead on the height of the sign until it is in. I would say that if you are going to do it, do it right.

Chairman Sadak – So we will move this to budget season.

Town Manager Willard – I was against color and that sign really stands out and Sue has done a good job. It takes some artistry and I think it is very cool.

- f) **Appointment of a Public Access Officer** – Sue Look, Town Clerk

Pursuant to Maine's Freedom of Access Act (FOAA – 1 MRSA §413) each municipality is required to appoint a Public Access Officer to serve as the point person for all data requests.

Motion to appoint Sue Look as the Public Access Officer by Selectman Bruno. Seconded by Selectman Taylor.

Unanimously approved.

- g) **** Gore Road, Private Road Section**– Teresa Sadak, Chairman

There is a 1,790' section of Gore Road which has been classified as a private road. The Town of Gray is taking their section by eminent domain and rebuilding 660' in Gray. This leaves 1,130' in Raymond between Dismount Road and the Gray/Raymond town line.

Chairman Sadak – Gore Road goes from a public road to a private road and back to public again. This road is like no other private road that we have. It is used very heavily. We use this section with our Fire Trucks and I think they could lose a tire in some of the pot holes. This is an elephant in the room for the past 25 years. I would like to move this forward and not look at the past. I think we need to fix it, at least open the communications in this area. Rolf mentioned Brown Road and I have found that it is now a public road.

Public Works Director White – Gray put a development in just over their town line. In Gray's charter they must take on a road in a development that has been brought up to standards. By any logical sense this remaining section of private road should be town maintained. The hard part is that the lion's share of the traffic is from Gray. There are 7 or 8 houses on that section in Raymond. There are a couple of avenues we could go. I think we should talk to Gray, talk to the residents who live on that section of road to see if they will come together for the financial end of it. We do not have any other road in town that is laid out like this.

Selectman Gifford – Do you have any information on the finances?

Public Works Director White – If we did it we are looking at about \$70,000. That would include ditching, tree removal, base and surface paving to our current road standards. The section that Gray is doing is \$150,000 to bring it to base surface. They did a 22” wide box-cut (*cutting the road to a depth of 22” and removing the material*) and they put 20” of material back in, they are going to ditch it and put culverts in (there is more work on that end). If we contract it out it would be around \$300,000. If we do it, it will probably come in at less than \$70,000. I overestimated everything.

Selectman Gifford – It seems like a no brainer really.

Public Works Director White – I think we should do some research and talk with Gray and/or the association for the road in Gray. Possibly they would be willing to meet us part way on the cost.

Town Manager Willard – Do we know that all the Raymond residents on that stretch want this to happen, or are we going to pay damages to condemn the road and take it by eminent domain?

Public Works Director White – I would stick my neck out and say that most of the residents on that section would not have any objections to this. I would not entertain paying damages. We are coming in and fixing their road.

Town Manager Willard – In the past I have talked with people who did not want it to happen and then you would be dealing with that issue.

Selectman Bruno – Is there an association there?

Public Works Director White – Not on the section in Raymond. There is an association for the section in Gray.

Selectman Bruno – So no one maintains that section of dirt road now?

Public Works Director White – It is basically paved with big chunks missing. Gray is plowing it because they have to get through there.

Selectman Bruno – When they plow they hit tar and push it to the side and make it worse?

Public Works Director White – Yes.

Selectman Bruno – What other private roads are going to come in and say, “We get a lot of traffic...”

Public Works Director White – A whole bunch.

Selectman Bruno – So if you are going to fix that private road why aren’t you going to fix the other ones.

Public Works Director White – I think the argument there is the fact that this road goes into another town and we don’t have another one that does that. Other than that, I do not have a good argument for it.

Chairman Sadak – This is also public – private – public.

Public Works Director White – Correct. You are going from to another town from a public road to a section of private. I don’t know of any other private roads in town that handle that volume of traffic.

Selectman Bruno – But that volume of traffic is mostly Gray traffic.

Town Manager Willard – Somehow there should have been coordination before that

section got developed it should have been a prerequisite of the developers that the road be brought up to standards.

Public Works Director White – In their defense, that was in the late 1970's and I don't think the foresight was there and at that point you did not have the volume of traffic as today. That is how we ended up with Brown Road. A developer went in and did Ball Drive (off Brown Road) and part of the agreement was to bring Brown Road up to a standard and we would accept it.

Selectman Bruno – And then he defaulted if I remember correctly and got stuck with that one.

Public Works Director White – Correct. We got stuck with the surfacing of Ball Drive.

Selectman Bruno – So how often are we going to go in to maintain this? You are going to leave it a gravel piece, right?

Public Works Director White – I wouldn't take it unless we are going to fix it. Right now, it is a mess. Ditch it, pave it...

Selectman Bruno – I live on a private road, when are you doing mine?

Public Works Director White – Yours is one of the roads that I would say should be a Town road, whether gravel or paved. I believe that if the Planning Board is going to require these developments to build the road to a standard the Town should take them over. If a road is built correctly, a gravel road is not that bad to maintain.

Selectman Bruno – Since the new development went in on Abby Road it is totally washed out because they didn't ditch it or culvert it right. So, the expense falls on the association to fix it.

Chairman Sadak – I want it clear that no one on Gore Road came to me. This is mine. Mr King had the misfortune of having 2 trees come down (in the hurricane – 1 on his camper and 1 across the road). When we went up there I realized that the road is so bad. I also thought that we have this nice new fire equipment that will be sent out of alignment by this road. This has been an issue for a long time and I would like to get it cleaned up.

Selectman Bruno – And how many private roads around Raymond have that same issue?

Public Works Director White – I would say there are about 5 roads that I would say should be town roads. 1. They have active associations that have taken care of the roads. 2. They are built to much better standards. The road I grew up on, no way, it is a goat path and goes to a dead end (Sloan's Cove Road). We have over 200 camp/private roads that go to nothing. Gore Road does dead end at the lake. This is why I think we should pursue talking to the association and the Town of Gray. I am not comfortable saying that the Town of Raymond should bear that whole \$70,000 cost. I don't know if the argument that no other private road goes into another town and is between 2 sections of public road will stand or not.

Selectman Taylor – That was my apprehension about this as well. Once you do it for 1 it is really hard not to do it for all.

Public Works Director White – I would like to say you could stand your ground and say this is why we did it. Whether or not you can I don't know.

Selectman Taylor – I understand that. I think that is why we would want to sit with Gray since most of the traffic is from Gray residents. I simply make sense. That

should be the first push. I understand that it makes sense to take on some roads, but we also have maintenance, too, year after year. You put \$70,000 into it this year and then another \$30,000 next year of the year after...

Public Works Director White – No, if it is fixed correctly we will not need to go back in there for about 10 or 15 years. I am not going to plow it. Gray is going to plow it. There's no reason for us to plow it. There are several spots where Gray overlaps with us and some of the we plow and some Gray plows. That is a common practice with us and Gray, and us and Casco.

Selectman Bruno – What if you were to just gravel the whole road?

Public Works Director White – You have to take all the asphalt up, grind it, and put it back to dirt. There is too much traffic down there for that. You would be down there every other week grading it.

Selectman Bruno – You bring it up to standard and then you say, "Now it is your responsibility to maintain it." If the homeowners down there are not caring enough to take care of their road, why is the Town doing it for them?

Public Works Director White – That is a very valid point.

Selectman Bruno – It is brought up to standard, they form an association and bring in someone once a year or so to grade it. The cost is about \$1,500 to have a road graded. And because it is a through way, Gray is plowing it for free. No other private road in Raymond is plowed for free.

Chairman Sadak – What I am hoping to do is open the communication. Are we willing to have Don talk to Gray and the property owners to see what they are willing to do?

Selectman Olsen – It is one thing to open conversation, but I think you need to decide what is your end game. There are a number of issues:

1. If you have someone on the private road that does not want this, then we have opened up a can of worms there and how are we going to deal with that. I would say we don't touch it unless we have 100% buy in.
2. We can't make the final decision anyway. Taking on a road as a Town Road requires a Town Meeting vote.
3. You have to determine who is going to pay what and when and where.

Chairman Sadak – I am looking at this as baby steps. If we find that 100% of the residents want this, then that is step 1.

Bob King – 90 Gore Road – I have been there since 1983. This road is a nightmare. There is no other private road in the Town of Raymond that has the traffic count that we do. Winter time an estimated 800 cars per day go up and down that road. Summer time 1,200 to 1,500 cars use that road per day. Tell me what other private road can compare. They did at one point grind the road and put an inch of hot-top on it.

Public Works Director White – That was in 1992, I think.

Mr King – Just binder. It is gone. Frost has heaved rocks up through there. Gray's school bus uses that road. It is very dangerous. Due to putting down so much sand there is now 2'-3' of sand on the sides of the road and it has destroyed it. We can't afford to fix that road with only about 6 people down there. It is too phenomenal. Use our tax money, use our Federal excise money, that's what we pay for. Don's gotten tired of me coming up to see him all the time I am sure. We are getting short changed. We really need help. For the public safety factor for both towns we need to do

something with that road. It is not going to survive another winter. Just from Gray doing their section, the Raymond section is so broken and so fractured it just comes right up.

Chairman Sadak – Do you have a development going in just past you? There are a lot of trucks going up and down that road.

Mr King – Gray is rebuilding that section.

Chairman Sadak – So they are going over your section to get to that section.

Mr King – They are destroying it. I would also like to ask that a weight limit be put on that road. Tandem trucks only, no tri-axels.

Public Works Director White – There would have to be an ordinance change to do that. We only restrict during posted road season (*in the spring*). An ordinance change is another Town Meeting issue. If the road is built correctly it will not bother it.

Mr King – The road may have been built correctly 50 years ago, but not today. It has huge boulders popping up through it. When you compare it to other private roads in this town there are none that would even hold a candle to it. I understand how other people feel, but this is not good. It is very much a safety issue.

Chairman Sadak – Do school busses go down private roads?

Public Works Director White – No, unless there is a handicapped kid and currently there are none that live on private roads. That is State law. Gray does go down some private roads with their busses.

Chairman Sadak – So right now school busses are going over this section and it is really bad.

Mr King – What happens with Raymond's liability if Gray has an accident on that road?

Selectman Bruno – Nothing because it is private road. It becomes the land owners' responsibility because you live on that private road and it is up to you to maintain it.

Mr King – It was never in any of our deeds when we purchased property down there...

Selectman Bruno – There are no covenants?

Mr King – No covenants whatsoever.

Selectman – If we are going to move forward I would want to check the registry of deeds to make sure there are not some covenants on that private road.

Public Works Director White – I could get a traffic count from Maine DOT. I think a sit down with the association in Gray. I agree with Rolf that the 100% mark should be an absolute. If you have 1 or 2 people who do not want this, then it should be up to the residents to make this a complete road.

Mr King – I do not know of anybody there who would oppose that. CMP would need to be involved too because they own one of the houses there. I wanted to have them bring the road up to standard. They are going to bring a lot of heavy equipment in there to build their powerline expansion through there.

Public Works Director White – I think there are some avenues to be researched here. I agree with the point too of what are we going to do with the other 199 people who are going to show up and will be very angry because they do not understand this.

Chairman Sadak – This is a unique situation in so many ways. Now we also have kids on a school bus on this stretch of road.

Selectman Bruno – With Gray’s kids.

Chairman Sadak – It is still a bus with kids on a bad road. I am just giving my opinion.

Mr King – I also brought that up when Gray had their big vote on the section that they redid, I attended their Town Council meeting. Thank you.

Jessica Fay – Spiller Hill Road – State Rep for part of Raymond, part of Poland, and part of Casco – I just wanted the Board to know that I have heard from residents down there prior to this issue being brought up this time. I am glad it is happening. Up until this year it was not required to inform people that purchased property on a private road that they must also maintain the road. So, there are people down there who did not know that when they purchased it. As of last week, if you purchase property on a private way and it is known who is plowing/maintaining that, they it has to be disclosed at the closing. Hopefully going forward that will help folks know what they are getting into when they buy on a private way.

Chairman Sadak – So, what does the Board want to do? Are you willing to take baby steps to move forward and see what we find out?

Selectman Gifford – I think we should open up a conversation with Gray.

Selectman Bruno – I think a traffic count is needed.

Public Works Director White – I think they put a counted near Dolimount Road, so the count should be mostly traffic going to and coming from Gray. When we have been down there working it is surprising how much traffic there is on that road.

Mr King – I have a copy online of the Registry of Deeds that basically says that the association down there has a deeded right of way to use that road and they will maintain it. But I have heard that this is null and void because of the additions and the laws have changed. I have no idea.

Public Works Director White – I think there is some research that needs to be done here.

Town Manager Willard – Even though the road proper is in Raymond, it seems to me that the beneficiaries are in Gray and if it were a private road anywhere else it would be up to the people who benefit from it, and I know there are only 6 people in Raymond and it is an undue burden. Somebody is generating those thousands of trips. I know the Town of Gray is stepping up, but I don’t see them stepping up for Raymond because I suggested that as a possible resolution. I think it hard enough for them politically to do this for the Gray section, which they have done, to make this go away as Chairman Sadak suggested. Maybe Raymond is a part of this, but there ought to be a significant component of this that comes from the beneficiaries of this, the people who are in Gray. That is how I look at it.

Chairman Sadak – I agree and I would like to get the talks going so we can get this fixed.

Public Works Director White – They have a pretty active association down there, I can’t remember the name of it.

Town Manager Willard – If there was a special assessment for those property owners on that section. I don’t know how you would administer that, but if there was some way for them to contribute. If there was a road association it should not be difficult.

Selectman Bruno – The section in Raymond does not have an association and they have never looked to maintain it. And now after 34 years (*Mr King moved there in*

1983) you have not worried about it?

Mr King – I have fixed a part of the road on the edge. I can only do what I can do.

Selectman Bruno – I get on my tractor and do my whole road 3 or 4 times a year.

Mr King – I can't afford a tractor, Joe.

Selectman Bruno – I understand that. I am just saying that people who live on private roads know they have to maintain them. When I bought my house there were covenants given to me saying you have a right of way on this road, but you must maintain it.

Chairman Sadak – But you have people coming from public roads on both sides of that road using and abusing it. I would put a toll up. ☹️

Selectman Bruno – How do you go to Gray and say, "We want you to contribute to this."? If you are a Gray resident it is not your responsibility.

Public Works Director White – That is why if it were up to me I would lean a bit more on the association. Most of that traffic is coming from the association.

Town Manager Willard – I don't think you have any leverage on them, I think it is going to be voluntary. I don't think you are going to get anything from the Town of Gray. I think they have done all they are going to do.

Chairman Sadak – I don't think we are there to bully them. I think we are there to say how can we all make this better. Can the owners contribute, can we contribute, can the association contribute?

Public Works Director White – Even if this ends with a resolution where the owners in Raymond form an association and the Gray associations contribute due to their wear-and-tear on the road, something has to be done.

Selectman Olsen – I would have a hard time putting money into it if we did not ultimately have it as a Town Road.

Public Works Director White – I would not advocate putting any money into it if it is not a Town Road.

Chairman Sadak – And everyone would need to sign off on that, too.

Selectman Taylor – How do we benefit from it being a Town Road?

Public Works Director White – There is some bad side to it, especially if it goes to Town Meeting. Unfortunately, there are many roads where people have called and complained that would never fall into this category and the ones that actually would we never hear from.

Selectman Bruno – There must be something in the deed that says it is a private way and they allow traffic to go over it.

Public Works Director White – It must be in an easement to the association down there.

Selectman Bruno – There has to be. Rosewood is a private road and you could shut that off.

Public Works Director White – There has got to be something in there, a public easement or something to each individual land owner down there that allows them to go across that. It would be another whole issue in itself if no one has an easement to go across that.

Mr King – I have my deed at home and there is nothing about an easement.

Public Works Director White – So, I guess I am looking for some direction. Do you want me to do a little more digging on this?

Selectman Bruno – I think you have to. I am not ready to make a decision tonight.

Selectman Taylor – I think you have no choice.

Chairman Sadak – I don't think you should make a decision. There are a lot of baby steps to be taken first. A lot of prep work, a lot of information, but I think this is something that needs to be addressed and fixed.

Mr King – We are very pleased that at least you are talking about it.

Selectman Gifford – Let's do whatever research we need to do, but with the idea that we are moving forward on it because it is something that I think needs to be done period.

Selectman Bruno – How do you do research and say we are moving forward. You can't.

Selectman Gifford – The purpose of the research is to determine if we are moving forward.

Public Works Director White – I will start with a traffic count and I will have Kaela do some research into the deeds.

5) Public Comment – none

6) Selectman Comment

Selectman Bruno – When Loon Echo Land Trust and Raymond got into a union to purchase the Raymond Community Forest, I specifically said to Carrie Wallia (*former Loon Echo Land Trust Executive Director and Raymond Community Forest Campaign Steering Committee Member*), and she is gone, as long as you can ensure me that people who have traditional uses, hunting, snowmobiling, any outdoor use will not be compromised. She assured me that that was the case. Now they are posting the land. They don't want any mechanized vehicles out there. Is a mechanized vehicle a snowmobile? I think so. I am thinking that the next step is they are going to outlaw hunting on that land. So, I am kind of upset that the Executive Director at the time made a deal with us and said we just want to purchase the land for conservation use and then goes back on their word since they have a new Executive Director and is posting signs all along that Community Forest. So, no one is supposed to go in there and snowmobile now. I am upset about it and Don contacted them. We got this big long email back that well Loon Echo owns that land and we can determine how it is used. That was not the deal when Raymond put up \$30,000 or more.

Town Manager Willard – You also had private contributions as well.

Selectman Bruno – And I put in some money, too. The fact that they are posting that land now really bothers me.

Chairman Sadak – Do you want them to come and talk to us?

Selectman Bruno – We are going to hear the same story.

Selectman Gifford – I don't think it is going to do any good.

Selectman Bruno – Now, whenever we get a piece of property that Loon Echo is involved in, I want it all in writing. I don't know if we have anything in writing from them. The Boy Scouts went and built a bridge on that land on this side on River Road for a snowmobile bridge to cut across the Tenney. They tore it down. They tore it down. They said it was not there before and they weren't going to allow any new uses.

Chairman Sadak – I don't know if you guys saw the letter. One of the things they said was anything that was pre-existing can stay and anything new can not. They took some of the wood from what I understand and tried to salvage it to do something else. But they put the road back over closer to River Road because it was pre-existing. What I also understand from this letter is anything up where you are at (*Joe Bruno's property*) there was no snowmobile trails in there at all.

Selectman Bruno – There are some.

Selectman Taylor – And I ride snowmobiles and dirt bikes all through that whole hill and cliff area and have for years.

Chairman Sadak – If that is the case, then we have something to investigate. If there are some there that they are not acknowledging. From what I understand they went to the snowmobile club and they said no, but does that mean there are no trails? Maybe we do need to get them here if this is going to be a problem in the future.

Selectman Bruno – I am all for land conservation, but allow the uses that were there previously. Outdoor traditional use of land is something that Maine has always done. I really think that their next step is to prohibit hunting on that land.

Town Manager Willard – Is the first step to do some more investigation before we get them here about what is pre-existing for trails? Can we consult with *you (Selectman Taylor)* about the trails?

Selectman Taylor – Absolutely.

Town Clerk Look – Would you like me to go back through minutes to find these conversations?

Selectman Taylor – Yes.

Chairman Sadak – I have a couple of Selectman Comments. One is a huge, huge, huge THANK YOU to Public Works, the First Responders, CMP, to all the electrical people, and the Fire Department. The second one is that I am absolutely ticked off at this RSU. We are paying for a garage that we had no vote on. What makes me mad is that this Board would not have even known about it if I had not seen it on a meeting. I think our representatives failed this Town. Here we are talking about being conservative and cutting budgets back and our budget just got smaller because they are spending. And then they stand up there (*at the podium at a previous meeting*) and say that they did not get enough money from the State and it was a hard year. You could give Sandy Prince and Donn Davis a huge raise but you couldn't get the kids a playground. I am ticked and I think our representatives need to start speaking up on behalf of the citizens of Raymond.

Selectman Bruno – Our representatives said the State cut educational funding. We have our State Rep here who will attest to the fact that they put \$81 million more into educational funding over 2 years. The fact of the matter is that the valuations in Windham and Raymond went up so much that we didn't get any extra. We lost because of our valuations.

Chairman Sadak – We won't even use it. The buses stay here. If you watch the meeting... they had an informational meeting that we were invited to down in Windham

and they stood up there and said that the whole RSU is going to be paying for the bond.

7) **Town Manager's Report and Communications**

a) Confirm Dates for Upcoming Regular Meetings

- January 9, 2018

b) Reminder of Upcoming Holiday Schedule

- Thursday, November 23rd & Friday November 24th in observance of Thanksgiving

8) **** Treasurer's Warrant**

Motion to approve the Treasurer's Warrant dated 11/14/2017 for the amount of \$122,656.79 by Selectman Bruno. Seconded by Selectman Gifford.

Unanimously approved.

9) **Adjournment**

Motion to adjourn at 8:04pm by Chairman Sadak. Seconded by Selectman Gifford.

Unanimously approved.

Respectfully submitted,

Susan L Look
Town Clerk