

SELECTMEN'S MEETING MINUTES
November 24, 1992

Regular meeting of the Waterboro Board of Selectmen.

PRESENT: Chm. Dennis G. Abbott, John C. Monteith, Frank R. Allen, Jr.
Also present: Selectmen's Assistant Dwayne Morin and Finance Committee member Art Smith.

REPORT OF STANDING COMMITTEES:

Dianne Holden was in to discuss Joel Patterson's bill for auditing services. Dianne did not believe that the \$700.00 additional charge. She stated that she did the majority of the work in trying to reconcile cash and when Sue reviewed the financial reports, the cash was reconciled within an hour. Chm. Abbott made the motion to hold payment to Joel Patterson & Assocs. until a letter to him is sent regarding the \$700.00 additional charge, when Joel was in he told the Board that the auditors did not have any problems reconciling the books. Sel. Allen seconded, voted passed to hold payment to Joel Patterson & Assoc. and to send a letter to him.

Dwayne Morin discussed the following issues with the Board:

-Ossipee Lake Dam Project: The final figure on the dam project, brought the project \$867.89 over budget. Chm. Abbott made the motion to send a letter to STS Construction stating that the additional engineering charges that resulted from STS's lack of coordination will be deducted from their payment and that a 5% retainage will be held until the spring time to ensure that all clean up has been completed. Sel. Allen seconded, voted passed.

-Commonwealth Dynamics have finalized their proposal schedule for erection of the water storage tank. The schedule calls for the foundation to be completed in December and the tank erection to take place during the months of January through March. Painting to occur in May. In other related water system business, the meters are due in from Waterworks next week. This will allow the water system applicants to receive water by Christmas.

The results of the latest stump dump well testing have been received. Sebago Technics has stated that these results are an improvement over the last quarterly testing. The upgradient well is still showing the influence of the salt/sand pile with elevated levels of sodium and chloride. Sebago Technics have said that sodium and chloride are water parameters and should not be considered a red flag. All other parameters, with the exception of benzene, 4 methyl, 2 penananone and 2 hexamone either stayed constant or were below the last results levels. Sebago Technics have stated that the elevated levels could be lab contaminants.

-Mr. E. George Koutalakakis has been found to be in direct violation of the Zoning Board of Appeals decision which denied him of a four foot variance. He has built a set of steps on the house, placing him in violation. Van Foglio has discussed the problem with Mr. Koutalakakis and he will be rectifying the problem.

-Van Foglio would like to purchase the 2 extra windows that have been in storage in the basement. He would like to swap a door for one of the windows. The door would be used in creating the new closet upstairs in the conference room. Sel. Allen made the motion to sell two windows to Van for \$20.00 each and to swap a window for a door. Sel. Monteith seconded, voted passed.

-The street lights have been installed along New Dam Road in Lake Arrowhead as per Town Meeting vote.

NEW BUSINESS:

DAVE GREATON: Mr. Greaton, Donald Munz and Marie Munz were before the Board to discuss a front yard setback violation on Map 42 Lot A128. The lot is currently owned by the Munz's son and daughter in law, Thoms & Cynthia Munz. The house has been surveyed and is five feet to close to the front yard property line. Mr. Greaton explained that the Munz's were having financial problems and needed to sell their property to remain out of bankruptcy. Chm. Abbott explained the concent decree process. Van Foglio discussed the violation with the Board. The property was surveyed 5/1/89 and found to be in violation at that time, however, the Town was never notified of the violation. A reinspection took place on 11/20/92 and found to still be in violation. The Town was notified at this time. Sel. Monteith made the motion to issue a concent decree with a fine of \$1,500.00 and should the fine not be paid within 7 days, the fine would increase by \$100.00 per day. Sel. Allen seconded, voted passed.

DOUGLAS & CYNTHIA WALSH: Mr. & Mrs. Walsh were before the Board to discuss their property taxes. The Walshs currently have one matured tax lien on their trailer for non-payment of 1989 taxes and a second tax lien is due to mature in January for non-payment of 1990 taxes. Mr. & Walsh have been notified by their bank that foreclosure is eminent if they do not make arrangements to pay the back taxes. Chm. Abbott explained to the Walsh's that the Town of Waterboro's policy is to auction property once three tax liens have matured. However, if the Walshes make a good faith effort to pay the back taxes, the Board would not foreclose on the property. Chm. Abbott gave the Walshes a Real Estate Property Tax Payment Agreement and said that they should make arrangements with Dianne Holden to start to pay off their back taxes.

MARTHA LARIVIERE: Martha will be starting to issue the Town's newsletter and was in to discuss some ideas she had. Martha would like to have a monthly newsletter that would be inserted into the Smart Shopper instead of taking out an ad. This would allow additional copies of the newsletter to be circulated throughout the community. Martha showed the Selectmen the format she would like to use for the newsletter. The Selectmen thought the idea of the insert as well as the new format was a good idea and told Martha to go ahead with her idea.

DISCUSSION:

Chm. Abbott mentioned that he has noticed all the lights at the old On-Time Maching building were out and moved to have Dwayne contact either Shawmut Bank or MacBride Durham Real Estate and ask them to provide security lights before the property is vandalized. Sel. Allen seconded, voted passed.

Dwayne Morin discussed with the Board the selection of a new photocopier. Dwayne explained that the staff has tried three copiers, Sharp, Konica and Toshiba. A third copier, Minolta, will be tried out next week. Dwayne discussed the possibility of entering into a rental agreement with a company rather than purchasing or leasing a new copier. Dwayne will prepare a brief report on all the copiers and have the staff make recommendations as to the copier they want within the next two week.s

Dwayne also mentioned that the new computer system will be installed next Wednesday, December 2, 1992. An additional terminal has been ordered for Dianne's office and will be installed at the same time.

Board signed the warrant for payment of bills and payroll.

approved: 
