

## City Council Meeting

6/18/14

6 p.m. Motion to go into Executive Session by Councilor Barron, second by Councilor Heath. Unanimous Vote

EXECUTIVE SESSION Legal Advice 1 M.R.S.A. § 405(6)(E) Board of Appeals

~~EXECUTIVE SESSION per MRSA, Title 1, Chapter 13, Section 405 (6) (F ) Poverty Abatement~~

~~EXECUTIVE SESSION per MRSA, Title 1, Chapter 13, Section 405 (6) (C ) Real Estate Matter~~

7:06 Motion to go into Executive Session by Councilor Heath, second by Councilor Berry to discuss Labor Negotiations

### ROLL CALL and PLEDGE OF ALLEGIENCE

Terry Berry, Scott Williams, Richard Heath, William Barron, Logan Johnston, Pat Hart, Phil Hart, Mayor Thom Harnett

PETITIONS, PUBLIC HEARINGS (Public comment for anything not on agenda)

[Public Hearing of second reading of Ordinances-- Overhanging Banners, Banners on Common, Signs in the Downtown Historic District; Use of Sidewalks by private parties, portable electronic variable messages signs, Home Occupation Section 10.2.2.4. and the Ambulance Advisory Board](#)

Motion to approve by Councilor Barron, second by Councilor Williams. Unanimous Vote

[Public Hearing and consideration of Canton Village Liquor License](#)

Motion to approve by Councilor Johnston, second Councilor Berry. Unanimous Vote

### NEW BUSINESS

[Consideration of Brown's junkyard request for extension](#)

Mr. Brown asked for an extension to come into compliance with the requirements set by the City. The May deadline was hard to meet with the long winter. There has been a turnover of city personnel, fire chief and CEO. Chief Guimond visited the site looking for vehicle access in case of fire. There appeared to be sufficient access, but it may not be as large an area as the previous chief would have liked. Mr. Brown asked if to meet the ordinance are there fire lanes required throughout the junkyard; it will take reorganizing the yard. City Manager Morelli said there have been conditions on the license since before 2010 and read a memo written by Fire Chief from December 2013 that did not recommend issuing the permit in December 2013. Nate Rudy said that an extension would be needed in order to maintain business while coming into compliance. Motion to instruct city staff to work with Mr. Brown to come up with plot plan and timelines to come into compliance and municipal ordinances by Councilor Johnston, second by Councilor Berry

[Consideration of Sewer Abatements](#)

Doug Clark recommends approving the abatements.

Motion to approve List B, Councilor Johnston, second by Councilor Williams. Unanimous Vote

Motion to approve List C, Councilor Phil Hart. Second by Councilor Barron. Vote: 7 in favor, 1 opposed

[Consideration of Partridge Drive Extension](#)

Two Property owners are requesting an extension to meet deadlines.

Mike Adams owns property at 27 Partridge Drive and is requesting an extension because of CMP hookup; July 19 is the earliest he could get power. Tony LaPlante, PW, said CMP had a marker to set a pole over the sewer and water so he moved the steak

and is waiting for CMP. Mr. Adams is requesting 30 days to complete the project. Councilor Phil Hart made a motion to extend the completion time to August 8, second by Councilor Barron. No Partridge Drive residents present for comment. Unanimous Vote.

Brian Winchester was representing Mr. DiMeio's Partridge Drive property requested an extension for 30 days or August 8<sup>th</sup>. Motion to approve by Councilor Berry, second by Councilor Barron. No Partridge Drive residents present to comment. Unanimous Vote.

Brian Winchester was representing Mr. DiMeio's second Partridge Drive property which has a deadline coming up for completion but ground has not been broken. They would like the opportunity to build a house and understand that the City is looking for taxes for the buildable lot. The owners would like to request an extension of one year and are willing to pay taxes on a value of \$150K. The building of the second home is contingent on the selling of the first home. Councilor Phil Hart asked if we could charge an amount equivalent to what would be assessed. City manager Morelli said we could probably build it into the contract. Councilor Johnston made a motion to extend the deadline for a year in an amount equivalent to the property tax value on a \$150K if the house is not built, second by Councilor Pat Hart. Ron Trahan, 11 Partridge Drive requested that the lot goes back up to the City and would make an offer to purchase the lot as an abutter. There has been ample opportunity to start building and this should be reopened they would be allowed to bid. Councilor Pat Hart agrees with Mr. Trahan, that it would not be in the best interest of the City to extend. Mayor Harnett is not in favor of extending the motion. Councilor Phil Hart felt this is an opportunity to get a house built in the city. Councilor Berry does not see an issue with extending the date. Mr. DiMeio's brother has worked in Good faith with the City and would like to continue to do so in good faith. Mayor Harnett explained that this is nothing personal, it is based on the process and decision the Council made. VOTE: 4 in favor, 4 opposed. Motion fails.

City Manager Morelli asked Council to decide how they want to proceed. Councilor Berry said we should not be less than what we have. It should be mandatory to build on it. Councilor Pat Hart would like to take this up on another night. Councilor Johnston would like to know what the terms of the contract state.

#### ~~Consideration of Lot Sale at Libby Hill Business Park~~

#### Consideration of Fire Union Contract

Councilor Johnston made a motion to accept the negotiated contract with the fire department. Second Councilor Barron. The agreement will save the City \$2K. Some changes are no paying automatic holiday time, doing their own laundry, not having it laundered and shifting money to 3% increase. There is no net cost to the City. The company that launders the clothing asked if there will be a savings, including water and sewer. Unanimous Vote.

Recess 8:25

#### Consideration of Request to Modify Signage Plan.

Patrick Wright, GMS, said they have been working with Tony LaPlante on signage plans. The biggest change is that there is no official sign at Water/Brunswick Ave, and treating way finding signs towards pedestrians and use a pedestrian sign on the top, and removal of old signs that detract from downtown. Councilor Pat Hart thanked Patrick for his work and asked about what signs will be removed. There are 60 two-hour parking signs and four Do Not Enter signs at one location, etc. Mayor Harnett asked how we go about changing signs and lights The lights are maintained by MDOT but we have say in most of the signs. Motion to approve changes proposed in way finding plan by Councilor Pat Hart, second by Councilor Barron. Unanimous vote.

#### OLD BUSINESS

#### FY15 Budget Discussion

Scott Presented FY15 budget. We have better Revenues than anticipated and better prices so that we do not have to dip into \$175K that was authorized to spend last year; we can use that amount to towards budget. Mayor Harnett would like to use \$70K of the fund balance in addition to the \$90K. Councilor Berry wouldn't mind spending down to the 1 1/2% and do the work next year. Councilor Johnston would like to look at the 3% proposal but use the majority of the \$175K to blunt the tax increase. Councilor Pat Hart would support the 1 1/2% but would like to go through the list. Councilor Phil Hart wanted to clarify that there are cuts in this budget. City Manager Morelli said some of the items that were in the original proposal were new proposal so they are not "cuts" from last year. Councilor Phil Hart asked about policy-related budget items. Councilor Pat Hart would like to add \$600 for KV Chamber back in, along with restoring cuts to Boys & Girls, GMS, and Johnson Hall. Councilor Heath asked if Brownfields would be jeopardized if we are not part of KVCog. Nate Rudy said Brownfields will not be affected. KVCog will not be an issue. Councilor Williams would like to support funding the Boys & Girls, Johnson Hall, GMS and Chrysalis Place. Councilor Phil Hart would like to fund the MT Hope Cemetery and ask the non-profits to take the 5% discount and fundraise the amount. Mayor Harnett said a one-year only cut becomes the new normal. Councilor Heath said there is a program for residents to donate oil being pumped out of their homes to non-profits.

This program should be made aware of. Councilor Johnston would rather come up with a “number”. One factor of not being a member of the KVcog is that the revolving loan rate for administering will double. There are options to how we handle it. Councilor Johnston made a motion to direct the manager to come back next week for a first reading that includes a 1 ½% rate with the sentiment of the Council. Second by Councilor Berry. Unanimous vote.

Mayor Harnett said that we know that there is a lot of question around what can we afford. The Council have all agreed that we need to make larger policy decisions. To answer questions and make informed decisions Mayor Harnett asked Councilors would like to pair up and work with each department to look at what changes could be made. Councilor Pat Hart would like to Council to decide as a whole what do we value, what is not funded and should be or is there something else we want to change. There needs to be a goal. Councilor Berry thinks we need to look at options for delivering the service and doing things different. Councilor Heath agrees with Councilor Pat Hart and we should get some help from MMA. Councilor Johnston thinks that we need to involve groups of people to get involved. We owe it to the people that elected us to look under every single rock. Mayor Harnett will work with Scott to start on something from MMA.

#### -Discussion of WWTP conversion to effluent thermal

Doug Clark said that they have a crack that they need to fix before moving forward with conversion. There may be a way to fix it internally. Doug would like permission to delay the conversion for a year

#### -Consideration of Resolution 14-20 Carry forward requests

There are six items that we are requesting from FY14 along with other years that we need to carry forward. Motion to approve by Councilor Johnston, second by Councilor Barron. Unanimous Vote

#### -Consideration of Continuing Resolution

Motion to continue to conduct business after July 1 until FY15 Budget goes into effect. Unanimous Vote

#### CITY MANAGER UPDATE

-2014 Meeting Schedule has been set

School Reapportionment Committee – Motion to appoint Terry Berry and Richard Heath to the MSAD11 Reapportionment Committee, by Councilor Johnston, second by Councilor Hart. Unanimous Vote

#### CITY COUNCIL UPDATE

Councilor Pat Hart thought the Gazebo celebration was wonderful and looking forward to Riverfest. Laurie Saunders is running a senior center collected 3 pages of names interested in senior center at the polls. Councilor Johnston agreed with Councilor Pat Hart on the community events. Councilor Phil Hart thanked Scott for keeping Council up-to-date. Council Heath agreed with Councilor Hart. Councilor Terry Berry wanted to thank Scott, residents and everyone for the pros and cons of the budget. Mayor Harnett thanked Scott for the work on getting Dresden back to our Ambulance. Last weekend was great and this weekend at Riverfest

ADJOURN

