

**REGULAR COUNCIL MEETING
GARDINER CITY COUNCIL
Wednesday, September 26, 2007
City Council Room
7 p.m.**

1. CALL TO ORDER

2. ROLL CALL

Mayor MacLean, Richard Nickless, Richard Rambo, Jean Dellert, Philip Hart, Bryan Blanchard, Chuck LeBlanc, Martha Mentall

3. PETITIONS, COMMUNICATIONS, RESOLUTIONS, & PUBLIC HEARINGS

3.1. Consideration of Comments from the Public on Issues that Do Not Appear Elsewhere on the Agenda (Please limit comments to five minutes.)

Dorothy Washburne spoke about the Caboose being a problem for Gardiner. Problem was supposed to be addressed but is still a problem. Vandals are destroying the caboose. City Manager Jeff Kobrock said Chief Kimball is working with DOT to take care of it. Chief Kimball will follow up on this issue. DOT supposed to send it for scrap metal. Councilor Hart suggested handling the situation like a dangerous building, a hazard to the public, you have to give notice and deadline date. City Manager Kobrock feels this would be too lengthy a process and the way to go is with the railroad guy from DOT. Councilor Rambo feels the most expeditious plan would be for Chief Kimball to follow up but also involve Rep. Hanley. The Caboose does not belong to the railroad, it was given to an individual who now does not want it, and it is on DOT land. Mayor MacLean raised several points about whose obligation it is to take care of it, does the owner have the means to take care of it, can we levy/lien on the property?

Ralph Clark addressed the Council next and said he was disappointed to be here tonight. He has called Councilors and also the Mayor regarding Chief Kimball's new Explorer. He said he cannot understand why he was given this car. There needs to be change in the Council, feels money being spent should be better scrutinized by the Council. Mr. Clark apologized for being angry but feels strongly about this issue. Mayor MacLean said that he was presented with various documents concerning the purchase of new vehicles and had various discussions around the subject. Mayor MacLean feels these decisions fall back to senior management and that he has confidence that the budget was able to handle the expense and that there was a need. City Manager Jeff Kobrock informed Mr. Clark that he is always happy to provide the residents with any and all information that they are seeking. The Expedition was a good value and allows us to provide a better service to the community than the other vehicles. City Manager stated that they were very

careful in making the decision and very budget conscious, always trying to make decisions thinking in the long term. Mr. Clark wanted to know how many bids went out and who they went out to. Chief Kimball explained that in keeping with the Capitol Improvement plan, this was the time to trade it in. They sent out bids and reviewed all the options. It is not an excessive vehicle. Goal is to get more use out of their vehicles. Chief Toman spoke about his process being same as Chief Kimball's. He put a lot of thought into his choice of how it would best serve the Police department. It has many capabilities that they have never had before. They have businesses and camp roads that they are responsible to get to regardless of the weather. Councilor Dellert spoke of regret at not asking about mileage. Councilor Rambo questioned whether the system is flawed and would like to know more about the vehicles in the fleet and asked what the dollar amount is for the purchase of the vehicles. City Manager said that these items are outside of the budget. Councilor Rambo said in the future he wants to be able to provide better answers to the residents. All agree it was addressed/ touched on but maybe should be discussed at length next time. Councilor LeBlanc said when we talk about capital improvement we look at expenditures and we are not blind to it, but Council should follow up with final decisions. Councilor Hart feels the biggest thing the council has learned is not to dictate to the fire/police what vehicle to buy but maybe a discussion about the final decision and the purchase would be appropriate. We have entrusted the department heads and it is not a good idea to micro manage the department heads. Feels we are in better shape now because of this trust. Mayor MacLean said Councilor Hart makes a good point. Councilor Nickless agrees and does not want to micro manage, was pleased with the budget the council was presented with and feels that both chiefs made sound decisions regarding these purchases. Mr. Clark said he is just bringing forward what the public is talking about. It was not explained and presented appropriately.

Mayor MacLean asked for a motion to accept the addendum.

Motion by Councilor Rambo, Second by Councilor Dellert, Vote Unanimous

4. RECESS TO WORKSHOP – Downtown Revitalization Proposals & Email Protocol

5. RETURN TO BUSINESS MEETING

Mayor MacLean called the meeting back to order at 9:10pm

6. CONSENT AGENDA

6.1 Addendum- sewer abatements SWITCH ORDER

Chuck Applebee spoke of the two lists of abatements List A anything under 150 could be approved by the Sewer Clerk. List B anything over 150 would need council approval. Broken water pipes not sewer use in one case. E.J Prescott is taking good care of the lawn up at Libby Hill.

Motion to Accept by Councilor Rambo, Second by Councilor LebLanc, Vote
Unanimous

6.2 Consideration of Mayoral Appointments

Mayor MacLean would like to appoint Mr. Tony Pied and Mr. Tom Reads to the conservation committee. Mr. Pied is director at the Arboretum and Mr. Reads is a long time resident who is interested in serving.

Ambulance Advisory Board- Mr. Erik Jermyn and Mr. Richard Vassol. Mr. Jermyn lives on Central Street, and is also on the school board and Mr. Vassol is co-owner of Williams Construction.

New Mills Dam Committee- Mr. Ken Mashke to join Rusty Greenleaf.

Motion to accept appointments by Councilor Dellert, Second by Councilor LebLanc, Vote: Unanimous

7. NEW BUSINESS

7.1. Review of FY08 Goal Statement

City Manager Jeff Kobrock put the information in the packet several weeks ago but taking time to look at how it turned out. There are three groupings in the Goal Statement. Successfully implementing revaluation, Sidewalk project, Staff reorganization. Common Planning, Reinvention of a project similar to Northwest Quadrant, Third plan Libby Hill, continue to support Johnson Hall and Gardiner Main Street. City Manager is pleased and Mayor MacLean agrees with the way the Goal Statement worked out.

7.2. Consideration of 07-26 Authorizing Borrowing from Maine Bond Bank

This is a formality as it has already been authorized on three different occasions. Bond Councils are detailed oriented and would like us to adopt this order that speaks to Maine Municipal Bond Bank.

Motion to accept by Councilor Rambo, Second by Councilor Dellert,
Vote: Unanimous excluding the Mayor.

7.3. Executive Session – Real Estate Matter Pursuant to 1 M.R.S.A. § 405(6)(C)

7.4. Executive Session – Poverty Abatement Pursuant to 1 M.R.S.A. § 405(6)(F) & 36 M.R.S.A. § 841.

8. CITY MANAGER REPORT

City Manager has released a request for proposals which has thirteen proposals within it--Combined Sewer overflow, Common Planning, Waterfront site plan, all Council goals. Traditionally you would request a different consultant for each project, however, with this as a bundle, there have been 26 people who have signed up for more information. City Manager feels this is an outstanding response, and he is looking forward to the results. He will need to form an advisory committee.

9. COUNCIL DISCUSSION

Councilor Hart agreed with City Manager about the past and how we used to run the city vehicles until they were worth nothing. Councilor Hart feels they have put too much responsibility on the Manager and the department heads and they should be looking at the financial statements even on a quarterly basis. City Manager agreed to provide that and spoke of the difficulty with the financial report component of Unifund and working to get through those difficulties. Councilor Blanchard endorsed Councilor Harts comments and feels they were well phrased. Councilor Rambo spoke about Bob Demers coming to Council about cable TV, we may be able to wrangle public access out of Time Warner under the terms of our current contract. Would like to workshop or have some formal conversation about moving forward and televising the meetings. Organizational Task Force- next meeting will be in October. Councilor Blanchard endorsed Councilor Harts comments and feels they were well phrased. Mayor MacLean agreed that if there is truly a grass roots interest in this, we should look into filming meetings. Councilor Nickless thanked Chuck and Chief Toman for being so responsive to issues in his neighborhood particularly in regards to Northwest Quadrant. Feels the project is vital and looks good. Chief Toman has been very good about getting his equipment up there and responding to complaints of speeding motorists. Councilor LeBlanc commended the Police response to locating the Middle School child who went missing. Mayor MacLean spoke about a group he is involved in following Carver-Ends v Means. Says vast majority of boards are flawed, spend too much time on trivial matters, bypassing or circumventing the CEO.

10. ADJOURNMENT