

**SPECIAL COUNCIL MEETING
GARDINER CITY COUNCIL
Wednesday, January 23, 2008
City Council Room
7 p.m. Business Meeting**

1. CALL TO ORDER- Meeting began at 7:00p.m.

2. ROLL CALL

Mayor Andrew MacLean, Richard Nickless, Martha Mentall. Michael
Giberson, Chuck Leblanc, Bryan Blanchard, Phil Hart

Missing: Richard Rambo

**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.)**

**3.2. Public Hearing for Liquor License Renewal for Gardiner Sportsmen's
Club**

4. NEW BUSINESS

**4.1. Presentation by Department of Labor of SHAPE Award for Safety
Excellence**

DOL presented the award to Mark Kimball for excellence in safety. The award can take up to a year to achieve. They are one of only seven departments in the state to receive the award.

4.2. Consideration of Appropriation Order 08-02 Funding Salt Shed

Construction

Chuck spoke about the bids coming in higher than anticipated. There was a gap in time between when they planned and when the bids came in. They will be looking for any surplus funds that may be available in the budget.

With council approval they will award the bid to Giara. Original budget was \$115,000. Low bid was \$122,000. Total cost would be \$137,000. There is money left over from the NW Quad project. Could we make a transfer of surplus and avoid making a new budget item. They can take the funds for paving out of public works budget and not access the \$5000 that was budgeted for it, which would free up that money to apply as well. They are looking at any way to work this into budget at the new bid amount.

Councilor Blanchard asked about the need to replace the slab. Chuck explained that they would use an asphalt slab as opposed to concrete.

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Councilor Leblanc asked if we would still store some salt in South Gardiner and yes we would. Councilor Nickless asked if this was budgeted last year or the current fiscal year. Councilor Leblanc asked if there is any

contingency money factored into the budgeted amount. Based on this plan we would save \$11,500. Councilor Hart asked what we have for backup if we run over our costs for the winter. It will depend on what happens in the next couple of months. Councilor Hart asked if we should hold off on starting new projects till spring time to see what else we get for winter weather.

Chuck said he has thought about that and he feels that there are many good reasons for moving forward with the project- construction costs have gone up 12% this year alone and if we wait we may end up paying even more in the long run. Councilor Hart asked if we are being mandated by the state to replace the salt shed. Chuck said no, we need to do it, we are losing salt every time it rains. Councilor Hart is concerned about a shortfall in March because of spending now. Councilor Mentall suggested that if we wait and put it out to bid the bids may come in cheaper. The economy being what it is, she suggests that there will be contractors looking for the business.

Chuck responded that yes we have rebid projects in the past and saved money. There is risk involved in that. Councilor Blanchard stated that the changing interest rates could weaken the dollar and increase the cost of materials which would be bad. Do the risks of waiting outweigh the benefits of moving forward with the project? Are there ways to tighten the belt in other areas of the budget which would help defray the costs? Councilor Hart said he will not support the proposal tonight and asked if we can

postpone till a later date to see how Mother Nature treats us for the rest of the winter.

Mayor MacLean warned the Council to tread lightly as this project was already budgeted for. He explained that they were not being asked for the whole amount just the difference of what the bid actually came in for. Jeff spoke about the variable of winter weather and the difficulties in planning for it. There really is no way to know how to manage the situation.

Councilor Leblanc asked about regulations regarding the surplus of NW Quad funds. Whatever they use the funds for needs to be bricks and mortar and the money cannot be used for operations. If that was the only money available to use, then no we cannot use it. Overall budget looks very good.

Revenue is higher than expected and payout is less. Councilor Hart asked if this will change at fiscal year end as much is paid “last minute”. Jeff said no this is not the case. Councilor Hart asked about the boiler in City Hall and what would happen if it “goes”. Are we prepared for that? Chuck responded that there is money that has been budgeted for that in the event it should happen. Councilor Blanchard moved that we proceed with the project.

Motion: Councilor Blanchard

Second: Councilor Leblanc

Vote:5 in affirmative 2 in the negative with Councilors Hart and Mentall voting in the negative.

4.3. Consideration of Liquor License Renewal for Gardiner Sportsmen's

Club. Vote: Unanimous

5. CITY MANAGER REPORT

KVCC meeting is Friday. Joint trustees approved the merge plan. They are down one member of the board. There are three trustee positions from the water district with only 2 currently in place. Jeff feels we will not make the deadline and that the July 1st merge won't happen. He will keep council posted and updated.

Attorney Generals office is proceeding with their investigation into the use of deadly force by the Gardiner Police Officer on December 21, 2007. Jeff is not concerned that the findings will come back as a surprise. Jeff reminded the group that they will need to have an updated photo taken so plan on that for next meeting. Councilor Hart suggested that they have the photo taken in front of a local business and choose a new one each year.

Randolph has approached the city about some support with wastewater. It is a discussion between two independent municipalities who each have their own way of approaching things. Jeff feels it is a wonderful opportunity. There is a cost sharing formula that would be followed. When the plant was built each community was offered an opportunity to buy a share with Gardiner owning the plant. Randolph is looking at potentially replacing their pump station.

Chuck has attended many town meetings in Randolph and worked with their

engineer to help them understand that they cannot just build a bigger pump station and that they only purchased a certain portion of usage. This project has many wonderful options for Gardiner. Councilor Hart asked about leasing them a portion out of ours. Chuck says there is a clause whereby they could negotiate with other communities for a portion of their capacity. There is also a clause whereby they could pay to increase the size of the treatment plant. One of the items that they are asking Chuck to help with is the writing of an RFP which he will do. He feels this will be good for both Gardiner and Randolph.

6. COUNCIL DISCUSSION

Councilor Hart asked about the packet and if anyone checks to see if all the links work. Jeff said he was aware that there was an issue recently and that this does not usually happen.

Councilor Mentall said she had emailed Jeff asking about Waterville project and the funds that have been put into it. Martha said she didn't support the project as she did not feel it would work and feels it has not. She asked that the City withdraw from the project. Jeff explained that we can't because we are in a contract. She says just cease to pay. Councilor Leblanc says we would get sued. Jeff really feels we need to have the spokesperson for the project come and speak to the group. Mayor MacLean agreed to ask Mr. Dow and to

schedule him on the agenda. Councilor Blanchard asked for some background information on the project.

Councilor Nickless had no issues and no comments.

Councilor Blanchard spoke about having read about an agreement between the school and the state and money that would be returned to the city which had been set aside for pensions. Jeff was aware of this and said the funds would be filtered back into the school budget.

Councilor Giberson reminded Jeff that he needs an orientation. Jeff said he will schedule it as soon as possible and contact him.

Councilor Leblanc attended an open forum for the Common last Thursday. Good ideas floated around. He would like to see it advertised better. He was surprised by how few people turned out. He felt that most who attended live right around the Common. Jeff said we did advertise in the KJ and used multiple email lists.

Mayor MacLean mentioned the idea of a facilities tour as a group as part of orientation.

Gardiner Main Street meeting was last week. Auta Main is new president.

Councilor Giberson said the turn out was good and the agenda looks good for the coming year.

Motion: Councilor Leblanc 2nd Councilor Nickless Vote: Unanimous

7. EXECUTIVE SESSION Pursuant to 1 MRSA 405(6)(D), Labor

Negotiations

8. ADJOURNMENT

Submitted by,

Kathy Cutler

Council Clerk