

TOWN OF CASTINE  
SELECTBOARD, ASSESSORS & OVERSEERS OF THE POOR  
MEETING MINUTES

RV  
GBM

DATE: Monday, May 6, 2024

TIME: 4PM

PLACE: Emerson Hall

PRESENT: Gordon MacArthur, Chair, Roberta Boczkiewicz, Dan Leader, Selectboard members; Shawn Blodgett, Town Manager; Karen Motycka, Finance Officer; and Susan Macomber, Town Clerk.

PUBLIC: Marc Pelletier, Gus Basile, Scott Vogell, Bob Beske, Jeff Ackermann, Brooke & Gil Tenney, Jan & Joe Slocum, Pat Bishop, Bob Friedlander, Marcia Mason, Debbie Bonaminio, Peg & Mac Patterson, Liz Parish, Bryan Cary, Kate Noel, Josh Adam, Matt Powell, and David Avery of the Castine Patriot.

Zoom: Helen & Ann Miller, Mary Kneisel, Tony Politano, Doug Fitzsimmons, Bobby Vagt, Michelle Robinson, and William's phone.

Gordon MacArthur opened the meeting at 4:00 PM and verified there was a quorum.

Gordon asked if there were any additions or deletions to the Agenda: None.

Gordon MacArthur asked for a motion to approve the warrants, abatements, budget vs. actual and trial balance reports, bank reconciliations and excise tax collections; Gordon MacArthur made motion to approve the General Fund Warrant in the amount of \$34,067.09. Second by Roberta Boczkiewicz. Roberta said this warrant covers about 51 bills, the largest ones paying CMP, stump grinding and sewer chemicals. With no other discussion, Gordon asked for votes: General Fund Warrant approved 3-0.

Dan Leader made motion to approve the Water Warrant in the amount of \$16,377.83. Second by Roberta Boczkiewicz. With no discussion, Gordon asked for votes: Water Warrant approved 3-0.

Minutes: Gordon MacArthur made motion to approve the April 16, 2024, Public Hearing Mtg minutes. Second by Roberta Boczkiewicz. With no discussion, Gordon asked for votes: 4/16/24 Public Hearing Mtg minutes approved 3-0.

Roberta Boczkiewicz made motion to approve the April 16, 2024, Selectboard Mtg minutes. Second by Gordon MacArthur. With no discussion, Gordon asked for votes: 4/16/24 Selectboard Mtg minutes approved 3-0.

Gordon MacArthur made motion to approve the April 25, 2024, Selectboard Executive Session Mtg minutes. Second by Roberta Boczkiewicz. With no discussion, Gordon asked for votes: 4/25/24 Selectboard Executive Session Mtg minutes approved 3-0.

Roberta Boczkiewicz made motion to approve the April 29, 2024, Selectboard Mtg minutes. Second by Dan Leader. With no discussion, Gordon asked for votes: 4/29/24 Selectboard Mtg minutes approved 3-0.

Old Business: None.

New Business:

Item 1. Gordon MacArthur introduced reviewing the May 11<sup>th</sup> Town Mtg Warrant.

Gordon MacArthur stated the purpose for this review is for discussion and questions. It is not for debate. Gordon added one clarification regarding discussion on social media about Food Trucks. Page 4 of the proposed MVU Ordinance §3 (B) – at the Backshore specific to 3-4 Holidays during the peak season; July 4<sup>th</sup>, Labor Day and possibly Memorial Day & Indigenous People’s Day. Dan Leader said there is not or an intent for a fleet of Food Trucks arriving in Castine. Each Food Truck vendor will need to submit an application to be reviewed and approved by the Selectboard. The Selectboard will review for menu selection, quality, sanitation, best fit, etc. Some will get approval, some not. Dan reiterated that this is a test period. Discussion. David Avery asked what the ramifications if Article #54 – Food Trucks gets voted down. Gordon MacArthur said other properties that are not Town owned would be prohibited. Private properties within the Commercial, Maritime and Education districts can with review and approval by the Planning Board. The Selectboard did revise the Vending on Town Property to allow, through the application process, to have Food Trucks on the Town Dock for the 2024 season as well. Shawn Blodgett said that specific places like Wilson Museum, CHS, local business, Tilth & Timber, who wants to do a Farm to Table and private properties who want to have a Food Truck at a wedding or gathering would not be allowed if the Ordinance is defeated. Shawn reviewed Articles #64 and #65 (Zoning amendments to support MVU’s if Ordinance is passed). If the Ordinance is voted down, then Article 65 should be voted down too. Discussion. Gus Basile referred to Article #24 – Reserve Accounts, line-item Fire Rescue Building. Gus said in 2016 voters approved this line item with allocating \$10,000 for an off-neck building and so this would be the 9<sup>th</sup> year voters are addressing. Gordon MacArthur said that in 2016 voters voted on the language of the article written not by the discussion that took place. The article written in 2016 and every year since is allocating funds into a Reserve Account for a Fire Rescue Building anywhere in Town. No location has been ironed out.

Joe Slocum said he wrote a letter to the Patriot based upon the wrong copy of the proposed MVU Ordinance for which he apologized. Having said that and that he has now received the correct copy he has concerns with several items; unclear rulings regarding hours/days specifically for the Backshore area and there is a big void addressing non-profit organizations

who apply for a Food Truck permit. Discussions. Shawn Blodgett said Joe Slocum raises some good and valid points regarding non-profit organizations.

Item 2. Gordon MacArthur introduced approving MVU application – Stone Fox Farm Creamery. Roberta Boczkiewicz made motion to approve. Second by Dan Leader. With no discussion, Gordon asked for votes: Stone Fox Farm Creamery application – approved 3-0.

Item 3. Gordon MacArthur introduced Report & Request from the Castine Comprehensive Planning Committee (CCPC). Kate Noel, CCPC Chair, addressed. Kate said the Comp Plan has been reviewed and approved by the State. Several comments were received from the State and community members which will be passed on to the Implementation Committee. A Public Hearing is being held on Wed, 5/8/24 at 7PM and request to schedule a Special Town Mtg for voters to vote on the Comp Plan. If the Comp Plan passes the next phase would be the Implementation Committee. Gordon MacArthur said he would like to see the results from the 5/8 Public Hearing then schedule a Special Town Mtg. The other Selectboard members agreed.

Item 4. Gordon MacArthur introduced the Town Manager's Report. Town Manager, Shawn Blodgett read his report (see attached):

#1 Storm Recovery Update: Dan Leader made motion to purchase and install 3/16" cable for the dock railing system. Second by Roberta Boczkiewicz. With no discussion, Gordon asked for votes: 3/16" cable railing system – approved 3-0.

#2 Paving: Gordon MacArthur made motion to waiver from the Purchasing Policy due to savings on mobilization costs with low bidder. Second by Dan Leader. With no discussion, Gordon asked for votes: Purchase Policy waiver – approved 3-0.

#3 Grants: Roberta Boczkiewicz made motion to apply for the Federal Building Resilient Infrastructure and Communities (BRIC) Grant. Second by Dan Leader. With no discussion, Gordon asked for votes: Apply for BRIC Grant – approved 3-0.

Gordon MacArthur asked if durable paint pavement markings will be used for the upcoming annual line stripping? Shawn said yes.

Tony Politano (ZOOM) asked if pole #10 on Water St is on the list for streetlights that need servicing. Shawn and Karen said yes.

Item 5. Other Business as Required: None.

Communications: a) Roberta Boczkiewicz said the Selectboard received the following:

- Newsletter from CCLP
- Invitation to 5/8 MMA TSSOM departure for cruise (Gordon pointed out this is last time the ship will be leaving the Castine Harbor)

- Brock Muir letter about 4-way stop sign on Pleasant/Perkins St
- Several emails regarding MVU's at the Backshore

**Gordon acknowledged the public present:** -Jeff Ackermann recognized that in the current Yankee Magazine Pentagoet Inn & Pub is listed as the Best Inn in the State of Maine. Everyone present applauded Matt & George.

-David Avery asked for a formal recommendation on Article #64 of the 5/11 Warrant (MVU Ordinance) from the Selectboard. It is written in the Warrant, the Selectboard recommend enactment.

-Gus Basile asked about updates regarding Fire Station location and who is doing the testing. The Selectboard are committed to investigating all ideas for the project. Gordon said bids for preliminary hydrogeologic investigation, and a baseline characterization of groundwater & soil testing are due by 5/17. Depending on bids received it may be a different firm than the one the Town has been dealing with. Dan Leader said until testing is completed the Selectboard does not know if the Battle Ave location is even possible. Once we know we will move forward and get proposals for a Fire Station and where to put it.

**PAST ACTIONS:** NONE.

**Selectboard Comments:** -Dan Leader said the peninsula group for reassessment of trash, recycling and composting is meeting regularly. He suggested that Castine take the lead and show example of how things could be run better. An evaluation process is going on now. Dan and his wife, Julie, visited the Unity Recycling Center and found it very impressive. It supports five towns and are thorough and takes care of most anything. They have established costs per quarter or annual and the residents pay \$21/year to maintain the center. Dan said a formal committee will likely be formed in the future. He said based on studies about 30% of items taken away from Town's are compostable. These are significant numbers. The problem is only getting worse. Discussion. Marc Pelletier asked what Castine costs are. Dan said he intends to meet with Karen Motycka, Finance Officer, soon to work on costs. This is a fact-finding stage.

**Upcoming Mtgs:**

Monday, 5/13/24 – Work Session at 9AM.

Monday, 5/20/24 – Selectboard/Assessors & Overseers of the Poor Mtg at 4PM.

Saturday, 5/11/24 – May Town Mtg at 8:30AM.

Noted: last T/G Mtg (Fri, 5/3/24) was cancelled by MMA).

With no other business, Roberta Boczkiewicz made motion to adjourn.

Second by Dan Leader. Gordon asked for votes: approved 3-0.

Mtg adjourned at 5:06PM.

Minutes Susan Macomber, Town Clerk.



## MEMORANDUM

To: Castine Selectboard  
From: Shawn Blodgett  
Date: May 06, 2024  
Re: Town Manager's Report

### 1. Storm Recovery Update.

Excavation has started by Bowden and Son in the vicinity of the Town Dock area and we expect this to be completed by COB tomorrow. Following the excavation, a firm will come in to form up and pour cement backing behind the sheet piling. This work will be completed on the 11th and 12<sup>th</sup> of this month. Once the cement is in place, Bowden and Son will come back in to repave the impacted area in conjunction with the Perkins Street paving project which will be covered in the paving portion of this report. The result of all of this work will be a more resilient dock with better water drainage on the parking lot side. We expect the decking to go on this week and attention will turn quickly thereafter to the other side of the town dock area. The inside of the Safe Harbor building has been rewired and professionally cleaned to ensure no mold grew there. The inside has also been put back together, but still needs paint. Remaining to be done on this building is the storage area on the back of the building, the re-shingle of a small area on the water side and it will be ready for re-occupation.

The riprap reinforcement emplaced at the Backshore Recreation Area has held up very well, but we expect to replace a culvert and saw cut out a 3'x150' undermined area of Wadsworth Cove Road by the first week of June. This action will tie into another much larger paving project which will be discussed in the paving portion of this report.



Guidance required. The dock railing system is currently comprised of ¼ inch thick cable. This diameter cable is a special order and will take some time to procure. However, there are vendors that have 3/16" in stock now and the Ipe wood must be pre-drilled before the cables can be installed. Harbor Committee is not opposed to this reduction in diameter but we need to move sooner rather than later to get the railings up as soon as the dock is finished. Scott Vogell can do the work, but this is above and beyond his Harbor Master duties. As a reminder, as a contractor, Scott and his crew put in place the railing for both Phase I and II of the railing project.

### 2. Paving.

Bid opening for Wadsworth Cove Road took place this afternoon at 2:00 p.m. The low bid on this project was the same contractor who won the bid for Western Court Street and this vendor will do these projects together on or around the 1<sup>st</sup> week of June. I expect that the paving to the east of the Perkins / Pleasant intersection to be started and finished within the next week and a half. Other than the top of School Street, the entirety of the Priority 1 paving is templated to be completed by the end of the first week of June and then we can start working on the Priority 2 paving projects on Perkins Street.

Request: As the same vendor was the low bidder on both Western Court and Wadsworth Cove, we believe that we can gain cost efficiencies through adding the larger Perkin's Street priority two projects onto the work orders for Western Court and Wadsworth Cove as these two projects will be completed sequentially by the same firm. This will require a waiver to the purchasing policy, but we believe that this waiver will be in the best fiscal interest of the town. If the Selectboard were to grant this waiver, we can have almost all of Priority 1 and the lion's share of Priority II completed by mid-June.

### 3. Grants.

Last week, I signed a contract to replace the vent screens on the Reservoir Tank in Witherle Woods. This contract is for \$6,700 and will be paid for



through the Drinking Water Program Water System Security Grant. This work has not been scheduled.

The final close out report has been submitted for the Community Resiliency Partnership Community Action Grant. Yet to be done is the installation of the doors, which will begin tomorrow. The Selectboard have been provided pictures of these new doors.

Around 10 days ago, we were contacted by the Maine Emergency Management Agency reps encouraging us to apply for the Maine Hazard Mitigation Grant program for the Battle Avenue Water Treatment Plant generator project. This is the same project for which we applied under the Federal Building Resilient Infrastructure and Communities, or BRIC grant. The difference is that one is internal to the State as the BRIC is a national competitive grant program. As the match and all other data are the same, I request permission to apply for this grant. We have already submitted the pre-evaluation paperwork, but I wanted to check in with the Selectboard before making it official.

Our funds are now available from the Maine Infrastructure Adaptation Fund. These funds of \$50,000 are for engineering and design of a new, possibly expanded and more resilient Town Dock area. This grant program is a reimbursement only program, so while the funds are available, we have to be in a contract to be able to draw on them. The MIAF funds are intended to be the starting funds and be used in conjunction with the \$288,000 we will receive from the Federal Government for the dock area. I have spoken with the Harbor Committee Chair and we will be meeting soon for a work session to begin the development of a Request for Proposals.

#### 4. Around the Town.

- a. Street cleaning and Street Striping. We had to push both of these activities off by a week to avoid the Training Ship State of Maine Departure. Street sweeping will take place this year on May 15<sup>th</sup> and Street Striping will take place on the 16<sup>th</sup> and 17<sup>th</sup>. As a



reminder to the Selectboard, this will be a very heavy painting year as we intend to do the entire town and emplace new crosswalks on Pleasant and Court, the Pleasant / Perkins intersection and a painted pedestrian walkway downhill from this same intersection. There will be another crosswalk added to cross the street at the downhill end of this pedestrian walkway as well as designated MVU spaces at the dock.

- b. The Route 166 well machinery refurbishment will be completed either today or tomorrow. This will be the completion of a two-year project with the building being refurbished last year and the internal machinery this year.
- c. I have received the American Tower LLC contract and will send it off for legal review. Once back, it will be ready for Gordon's signature on behalf of the Selectboard and the town. This action was approved by the town on March 5<sup>th</sup> and will gain the town a onetime payment of \$15,000.
- d. Last call to the town for malfunctioning streetlights. As the Selectboard is aware, for cost effectiveness, we generally wait until we have at least three malfunctioning lights before we mobilize a contractor from Camden to fix them. If any Castine resident has noticed a streetlight malfunctioning, please contact town hall. We are aware of one malfunctioning on eastern Court Street and one in the vicinity of Bowden Road on The Shore Road. We have a request to emplace a visor on one on Perkins Street which is a request we have honored in the past provided that the directing of the light will not have a deleterious impact on public safety. If there are any others that we are not aware, please contact us.
- e. We have contracted with a vendor to conduct stormwater mitigation measures at Sewer Pump Station #1 on Western Perkins Street. The foundation of our pump station there is spalling quite bad due to constant water flow. This project will be completed this





month. I am meeting on site with the one possible abutting property owner who could be impacted by this project tomorrow.