



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

RIB
ag
Daniel Leach
(Zoom)

DATE: Monday, January 6, 2025

TIME: 4PM

PLACE: Emerson Hall

PRESENT: Roberta Boczkiewicz, Chair, Dan Leader (Zoom) & Amy Gutow, Selectboard members; Derik Goodine, Town Manager, Karen Motycka, Finance Officer, Susan Macomber, Town Clerk.

PUBLIC: Marc Pelletier, Gus Basile, Tom Comiciotto, Bob Beske, Mark Salter, Ina Schonberg, Bobby Vagt, Brooke Tenney, Jeff Ackerman, Tom Gutow, and Randy Stearns.

ZOOM: David Avery of the Castine Patriot, Ruth Ann Vagt, Mary Kneisel, Penny Carlhian, Liz Parish, Helen Miller, Tony Politano, Debbie Rogers and Michelle Robinson.

NOTE: Zoom was active due to Selectboard member, Dan Leader, out of Town and mtg was streamed on YouTube.

Roberta Boczkiewicz opened the meeting at 4:01PM and verified there was a quorum. Roberta stated that Selectboard member, Dan Leader was out of Town, therefore present via Zoom and reminded the public that Zoom was available for that reason.

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

Warrants: Roberta Boczkiewicz asked for a motion to approve the warrants, abatements, budget vs. actual and trial balance reports, bank reconciliations and excise tax collections. Amy Gutow made motion to approve the General Fund Warrant in the amount of \$77,691.86. Second by Dan Leader. Roberta said this warrant covers 21 vendors/40 bills, which includes Emerson Hall cleaning and Coastal Energy bills.

With no other discussion, Roberta asked for votes: General Fund Warrant approved 3-0.

Roberta Boczkiewicz made a motion to approve the Water Warrant in the amount of \$15,277.91. Second by Amy Gutow.

With no discussion, Roberta asked for votes: Water Warrant approved 3-0.

Minutes: Roberta pointed out there were a number of minutes to approve due to catching up on a few past mtgs including work sessions and T/G mtg notes.

Item 3. Roberta Boczkiewicz introduced Solar Project for Transfer Station.

Derik addressed and introduced Ted Rioux of Solect Energy who was present.

Ted Rioux gave an update of what Solect Energy does and what it can do for Castine. Solect Energy is the selected solar company for advising Maine Power Options members on solar power and solar power project on their member properties. They were chosen through a RFP process. Ted looked at our Transfer Station site and determined it to be a good site with the potential of up to 1 megawatt available for a solar project. The Town has several options:

- Lease the space; Town would have nothing to do except for what is in lease terms.
- Own the solar itself producing what the Town needs for itself or doing a larger project for the up to 1 megawatt; Ted estimated the Town uses approximately 6,000 kilowatts yearly which would be about 20% of 1 megawatt; the remaining 80% could be subscribed out to households; households do not have to be in Castine limits; approximately 200 households to purchase subscriptions in to fill up the remaining 80%.
- The Town could allocate some subscriptions/discounts to lower income households.

Discussions.

Ted reviewed CMP's role, summer solar usage verses winter month usage, Maine Maritime Academy as a partner, 12–18-month lead time to get up & running, tax implications (Solect Energy would do a proforma if Town opts to own solar outlining all details), solar panel life expectancy is around 30 yrs, payback period approximately 8-10 yrs, Solect Energy would design project, engineer work, do applications, pursue grants available and installation would be sourced out to local Maine based contractors. Basically, Solect Energy does all the developmental phases. Ted said the first step is to complete and submit an Interconnection Application to CMP as soon as possible and get CMP results. Ted would provide a Letter of Intent between Castine and Solect Energy as Solect Energy takes care of the Interconnection Application process. If CMP approves the project and the Town chooses not to proceed, the Town will need to reimburse Solect Energy the approximate \$5,000 fee for the Interconnection Application.

Item 4. Roberta Boczkiewicz introduced the Town Manager's Report. Town Manager, Derik Goodine reviewed (see attached).

- ACO = Amy Gutow made motion to appoint Nina Desmond as the Animal Control Officer (ACO). Second by Dan Leader. With no discussion, Roberta asked for votes: ACO – approved 3-0.
- Roberta Boczkiewicz made motion to approve, up to 3 hrs, of legal expense to review the CHPC Finding of Facts (FOF) for the Library Appeal when completed. Second by Amy Gutow. With no discussion, Roberta asked for votes: Up to 3 hrs legal expense to review FOF - approved 3-0.

Town Manager's Report 1-6-25

Solar Update can be provided by Solect Consultant I have coming into meeting.
OPM and Fire Department Budget - Need to get together with Randy and Jake Jakobs and also Marc Pelletier and figure out how this will work because what we heard from Colliers is different than how Marc described it.

-Waterfront/Town Dock Study- GEI plans to be at the Town and Gown next week to do an update. GEI will be in town on January 30, 2025.

-Cyber Security Grant - No update at the moment.

*-CEDD Job Description - This is on my radar and I have been reading some other towns job descriptions. I need to get the Town of Bridgton's as I think their position is very much similar to what we want. I found out the Town Manager is gone from there and I think that is why I never heard back. I will reach out to their newly hired CEDD person for it this week, and hopefully get this to you for our next meeting or before, so we can put this job out.

-Wildfire Protection Plan Grant - No Update at this time.

*Congressional Grant Info - I have been watching webinars for the Town Dock Grant, and have started filling out the documents and/or updating the contact information. I found out that the Seas Street Pump Station Grant is actually being done by Olver, thus why I have not seen anything, Olver hopefully, though has some similar paperwork for their grant, so I can copy that information to the Town Dock Grant paperwork.-

-Acadia Dock's, Still waiting for them to get back to complete the strengthening of that dock under structures similar to the Town Dock. I want to build the gazebo over this winter for the Town Dock also. I plan to have Corey do that again.

-I will give you a personnel update in Executive Session.

*ACO Nina appointment as ACO.

-Still working on this with FEMA. Apparently Water Street and Fort Madison projects potential is in the hands of the Environmental Staff at FEMA.

-NBRC Grant - No word yet on Court Street infrastructure grant.

T-Mobile Project Canopy Grant - This grant was submitted just after Christmas. Lots of work by Ina to get this across the finish line.

-Community Resilience Partnership - We have been renewed for this program for the next two years.

-Had my General Assistance Review- I will give you the written results of the review.

*General Assistance Ordinance- We need to schedule the approval of the new ordinance at a future meeting soon. Basically, notice, and I think, Public Hearing and the BOS approves and signs it.

-Historic Preservation Commission will meet later this week to do findings of fact.

Lawyer is needed to review their findings of fact decision document. I had a workshop with them on how finding of facts are developed also.

-We will be advertising Curbside Xmas Tree Pickups this week.

-Letter was sent to golf club about PFAS.

-MDOT discuss traffic calming on the 13th of January at 3PM?

-Parking and blocking of School St. and also trash barrels for Art under the Elms Event in July

-Things for the Future Date

-Affordable Housing Committee Workshop with a few different parties..

-Question HCPC about hazard waste day and towns contributing \$500 or more towards fixed costs for future collection events 2025/ 2026 Budget

Pesticide Policy find Redundancies in Policy and in Zoning Ordinance, Planning Board?, and Utility Board? Need to do this is my "spare time"

Salt Shed Cracking and Weeping Inspection and repairs



Castine Fire Rescue Volunteer Association

P. O. Box 602
Castine, ME 04421

Friday, January 3, 2025

Town of Castine
PO Box 204
Castine, ME 04421

Mr. Goodine and Fire Chief Stearns,

The Castine Fire Rescue Volunteer Association (CFRVA) is proud to have donated the following equipment in 2024 as listed on enclosure 1 to the Town of Castine for the exclusive use of the Castine Fire Rescue Department. This equipment, with a total retail value of **\$15,802.28** (hereafter referred to as the "Donated Equipment"), was purchased and donated with funds raised by CFRVA through charitable donations.

Please accept this letter as a formal transfer of ownership and responsibility for the Donated Equipment. CFRVA, including its officers, members, and agents, make no representations whatsoever, extend no warranties of any kind, either express or implied, including but not limited to the implied warranties of merchantability or fitness for a particular purpose, and assumes no responsibilities whatsoever with respect to design, development, manufacture, or use of the Donated Equipment.

By signing below, the Town of Castine accepts the donated equipment "as is" and without further warranty and acknowledges that the Castine Fire Rescue Department will now retain total responsibility for obtaining and conducting any/all necessary maintenance and training in order to use the Donated Equipment correctly. Further, the Town of Castine agrees to indemnify and hold harmless the CFRVA from any and all claims, liability and damages, arising from the use of the Donated Equipment and assumes all responsibility for the proper operation of the donated equipment. In no event shall the CFRVA or its officers, members or agents, be responsible or liable for any direct, indirect, special, incidental, consequential damages, lost profits, or any other economic or physical loss or damage to any individual regardless of legal theory resulting from use of the Donated Equipment. The above limitations on liability apply even though the CFRVA may have been advised of the possibility of such damage.

Please sign and return this letter to CFRVA and maintain a copy for your municipal records.

Stephen E. Spratt
President, Castine Fire Rescue Volunteer Association

Authorized Representative
Town of Castine, Maine

CC: Karen Motycka, Finance Officer, Town of Castine
Registered Agent, Bernstein Shur