

Kingfield Selectmen Meeting Minutes

Monday December 21st, 2015, 6:00 PM Webster Hall 38 School Street

Attendance

Municipal Officers: Heather Moody, John Dill, Brian Hatfield, Wade Browne, Raymond Meldrum

Municipal Staff: Leanna Targett (Administrative Assistant)

Absent:

Public: David Guernsey, James Boyce, Angela Boyce, Sheri Lopez, John Goldfrank, Bill Gilmore
Deputy Sandy Burk, Dee Menear and Val Tucker

Meeting called to order at 6:00pm

Chairman Moody would like to make a note that we are opening a meeting for selectman and board of assessors as each selectman is elected as both and tonight's discussions involves a lot of assessing.

Warrants reviewed and signed.

Meeting minutes from December 7th, 2015 reviewed. Motion to accept meeting minutes as written by Selectman Browne. Seconded by Selectman Meldrum. All in Favor.

Old Business: None

Chairman Moody says the Board would like to send their condolences to the family of Mark Savage and would like to convey thanks for Marks years of service as ACO for the Town of Kingfield. He will be missed by all.

Chairman Moody states that Co-Chairman Dill will take over the meeting as she is the assessing agent for the town for discussions on Powers and Decot.

New Business:

Discussion with tax payer Mr. Powers. – It is noted that he does not appear to be in attendance.

Assessor Moody says we also have an abatement request from Mr. Decot on 18 Tufts Pond Road that we can discuss while we wait for Mr. Powers. Assessor Moody passes out photos of the buildings located on the property for the board to review. Assessor Moody notes that the value has declined from \$16,016.00 in building value to \$6,629.00. She states that this takes into account the dilapidated condition of the buildings. Board reviews letter prepared by Assessor Moody to deny request. Motion made by Selectman Meldrum to sign letter. Seconded by Selectman Browne. All in Favor.

Assessor Moody notes that Mr. Powers is still not in attendance but would like the board to discuss the e-mail received. It is her understanding that he is unhappy with the value of his property. Moody passes a letter she is proposing to send to Mr. Powers. Moody states that the letter is from the Board of Selectman since that is who he had sent his e-mail to. It outlines the procedures for an abatement request which can also be found in Maine Revenue Services Property

Tax Bulletin #10 which will be enclosed with the letter. Assessor Moody says she needs to be able to inspect the property but if she is restricted access or not allowed than she must go with her best judgement which is where we are at right now. Board reviews letter. Selectman Hatfield makes a motion to accept letter as written. Seconded by Selectman Browne. All in Favor.

Co-Chairman Dill passes agenda/meeting back over to Chairman Moody.

John Goldfrank is recognized by Chairman Moody. John says by reading the post that was on the community face book page from Mr. Powers it looked that Mr. Powers would rescind his offer for the town to take all of his property out back to be used for public parking. John asks why don't we take it and plow it? John says he thinks that the letter on face book originated because Mr. Powers says that he deeded to the town his land and now the town will not plow it. Chairman Mood says that Mr. Powers signed an agreement that was sent from the VEC that stated if **ALL the property owners are in agreement** to grant an easement and funds are obtained, designs approved, the Selectmen will proceed and he is the only one that returned the agreement. John asks why not take that piece for municipal parking for perpetuity and continue to work on and acquire the other pieces. Selectman Hatfield says he has been active with the VEC and it was the only letter signed so it went no further. Selectman Browne says the board decided and it was very clear **it is all or nothing - all owners must agree**. Discussion continues until Chairman Moody asks what it has to do with tax assessing and states that Mill Street is not on the agenda and has been tabled until further notice.

Tufts Pond Engineering – Board reviews the engineering designs prepared by Wright/Pierce. Costs are estimated at \$793,000.00 for six segments. AA, Targett provides board with an estimate of completion over three years that is a cost of just under 1 million with no inflation calculated in. Selectman Dill questions if the town should take out a line of credit and get it all done at once. Selectman Hatfield says he has a few questions he would like answered before he makes any decisions. 1. How does the Tufts Pond Road compare to other roads in town – what is the assessment of all town roads. 2. The residents and businesses that live on that road what are they looking for - desires or what are their complaints or are there any. 3. If we went with the bond idea where would we be or how would we fit into the public works budget. 4. Is it advantages to do it in one shot or do it in three stages. 5. Could we ask the grant writer again to look at every avenue possible for grant funds.

Chairman Moody notes that we need to appoint Paul White as the towns animal control officer. Motion moved by Selectman Browne. Seconded by Selectman Meldrum. All in Favor.

Public Comment/Other:

Chairman Moody notes that we are in need of Planning Board Members.

Selectman Browne notes that he next Transfer Station Meeting will be January 11th at 6:30pm.

Chairman Moody recognizes Bill Gilmore. Bill says, I hope that you as municipal leaders don't give up on the potential upgrade of your community while you are struggling with what is right or wrong with the property down behind Mill Street. In 1960 the town applied for some state funding to upgrade the centennial bridge which was a good move. In 1968 we fixed the Mill Pond

dam. I am not sure if you support the upgrade of the village or not but I know when you sought and received monies for your slum and blight affiliation I was under the impression that those dollars could go to infrastructure upgrades. AA, Targett says yes. The only other upgrades I know of in the village has been sewer and water and you probably won't get another chance to upgrade this village for another 50 years and I hope that whatever is going on down there with the he said and she said can go away and let's get the road through the village. Chairman Moody says I think DOT has great plans and is working well with David Guernsey, but what DOT don't want to see is any great arguments because they are trying to work with us to gain parking. Bill says I believe that parking belongs to all of us unless I am mistaken, I don't know that anyone has a designated 8x11 spot. Chairman Moody says correct. Bill says I know you are trying and I support you. Selectman Browne points out that the very first comp plan and the one after that has recognized the need for parking and that is why some of the newer businesses in town have moved a little north from the village area.

Motion to adjourn by Selectman Browne. Seconded by Selectman Meldrum. All in Favor