

TOWN OF CHINA

571 Lakeview Drive
China, ME 04358



Telephone 207-445-2014
Fax 207-445-3208
E-mail chiname@fairpoint.net
www.china.govoffice.com

Select Board Meeting

Monday – 04/25/2011 – Town Office Meeting Room
7:00 P.M.

Minutes

The meeting was opened by the Chair at 7:00 pm. Board members present were Paul MacDonald, Peter Foote, Joann C. Austin, Neil Farrington, and Irene L. Belanger. Others present were Ronald Breton, Frederick Hayden, David Herard, Margaret Herard, Norman Black, Thomas Alfieri, Scott A. Pierz, Mary Grow, and the Town Manager. Those present were led in the Pledge of Allegiance to the American Flag by Frederick Hayden.

On a motion by Selectperson Joann C. Austin and a second by Selectperson Neil Farrington, the Board voted 5-0 to accept the minutes of the 08/16/2010 and 04/11/2011 Select Board meetings as presented

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Paul MacDonald, the Board voted 5-0 to accept Warrant #47 for \$21,504.17 and Warrant #48 for \$87,296.78 as presented.

Unfinished Business:

- **Public Comment:** Members of China Rescue, Inc. discussed the balance in their account and inquired about how payables will be handled after exhausting the 2010-2011 China Rescue, Inc. appropriation. They expressed a need to use some of the reserve funds for China Rescue, Inc. for necessary expenditures for such items as essential drugs to be used in Rescue calls. Board members indicated that the invoices for any expenditure would follow the traditional review process after processing on the payables warrant.
- **Recycling Coordinator:**
Recycling Report - Neil Farrington: Selectperson Neil Farrington noted that a load of cardboard had been sent out for processing in the commodities market and would result in approximately \$3500 in revenue to China. He went on to note that a partial load of mixed will be going out soon. Selectpersons Farrington, MacDonald, and Belanger recently attended a convention on recycling and reported on the events of interest.
- **Foreclosures – Update:** The Town Manager noted that he had not heard from either of the two parties who needed to respond by April 30, 2011 in order to redeem their respective properties. The Board understood that there would still be time to respond before the June 30, 2011 deadline.

New Business:

- **Public Comment:** There was not any public comment at this time.
- **Appointments (Hayden and Breton to Implementation Committee):** On a motion by Selectperson Irene L. Belanger and a second by Selectperson Paul MacDonald, the Board voted 5-0 to appoint Frederick Hayden and Larry Rancourt to the Implementation Committee. Mr. Scott Pierz indicated that Kyle Pierce expressed interest in serving on the Implementation Committee.

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On a motion by Selectperson Irene L. Belanger and a second by Selectperson Joann C. Austin, the Board voted 5-0 to appoint Kyle Pierce to the Implementation Committee.

- **Red Light Application – Weeks Mills Volunteer Fire Department:** On a motion by Selectperson Irene L. Belanger and a second by Selectperson Paul MacDonald, the Board voted 5-0 to approve of and sign a Red Light Application for Kevin Graham of the Weeks Mills Volunteer Fire Department.
- **Abatements:** On a motion by Selectperson Joann C. Austin and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to approve of three abatements as presented. The abatement records are on file at the town office for inspection.

Manager's Communications:

- **Public Comment:** There was not any public comment at this time.
- **Visioning Meeting Follow-Up – Summary Sheet:** Attention will be focused on goals set at the last visioning meeting after the Implementation Committee engages with Planning Decisions, Inc. in their initiative to update China's Land Development Ordinances.
- **Committees: Implementation Committee – Contract Consideration & Ballot Question Regarding Land Development Code Revision:** On a motion by Selectperson Irene L. Belanger and a second by Selectperson Paul MacDonald, the Board voted 5-0 to direct the Town Manager to accept and sign the proposal presented by Planning Decisions, Inc. for their services in reviewing and recommending revisions to the China Land Development Code; the expenditure on the proposal not to exceed \$11,000. It was noted that the KVCOG proposal was economical but that they could not provide a finished product in a timely manner acceptable to the Implementation Committee.

On a motion by Selectperson Joann C. Austin to forward proposed ordinance language additions to the June 7, 2011 ballot and a second by Selectperson Neil Farrington, the Board voted 2-2(MacDonald/Belanger)-1(Foote), thereby defeating the motion because of a lack of majority voting in the affirmative. With regard to the June 7, 2011 ballot, a draft ordinance proposal relating to design standards for buildings was forwarded to the Select Board by the Comprehensive Plan Implementation Committee. Selectperson Joann C. Austin, a member of the IC noted that the ordinance is intended to require aesthetic standards for new commercial buildings, mostly in and around the Route #3 area in South China Village. The ordinance proposal directs developers to use at least three from a list of architectural features to avoid box looking commercial buildings. The proposed ordinance includes pages of pictures illustrating acceptable variations.

Selectperson Irene L. Belanger said she feared the ordinance will make China appear unfriendly to new businesses wanting to locate in China. She indicated she could support the proposal if it did not apply to Route #3. Selectperson Paul MacDonald said he thought the area covered by the ordinance proposal was too extensive. He wanted it limited to the South China Village area rather than all of Route #3.

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Implementation Committee Chairperson Frederick Hayden said the IC was in favor of the ordinance and that he thought it would promote a comprehensive plan goal of ensuring that commercial buildings fit appropriately with China's village and rural character.

Planning Board Chairperson Ronald Breton said the Planning Board asked the builders of the Family Dollar store that opened this spring and located on Route #3 to modify the standard box design. The company modified it slightly and planners did not have an ordinance to support their request for additional modifications. The proposed ordinance was on the PB agenda for Tuesday evening, April 26, 2011. After the Select Board vote, Mr. Breton said he expected the Planning Board would not take any action.

There were comments that the proposed ordinance changes could be presented to voters in November, however, Selectperson Joann C. Austin said she had concerns that the delay would give time for some developers to build buildings that she and others would consider unsightly.

- **Tipping Fee at P.E.R.C. – 2nd Quarter of 2011 (April, May, and June) \$71.50/ton:** The new fee structure was noted. The fee for the first quarter of 2011 was \$74.20.
- **Open Transfer Station Day – Recommend Saturday, June 11, 2011 – Same Restrictions as Last Year, Will Note in the Town Line:** The Board approved by consensus the requested date of June 11, 2011 for the "fee-free" day.
- **Docks at the Head of the Lake – Install Date:** The Town Manager noted that the docks are scheduled to be installed in the current week or at the beginning of next week. He went on to note that it costs the town approximately \$2500 annually to refurbish the docks. He gave credit to the Department of Conservation for providing the town with sections of docks free of charge.
- **Road Postings:** The Town Manager noted that the road posting signs are scheduled to be taken down later in the week.

In other business it was announced that the Implementation Committee will meet on Thursday, April 28, 2011 at 6:30 p.m. in the town office meeting room, RSU #18 is currently discussing the 2011-2012 budget at their Wednesday evening meetings, and Danforth Lawn Care is sweeping targeted streets in town.

Frederick Hayden expressed to the Board that they might consider appointing a representative to the Board of Directors of the China Region Lakes Alliance.

On a motion by Selectperson Paul MacDonald and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to adjourn at 9:33 p.m.

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Respectfully submitted,

A handwritten signature in cursive script that reads "Joann C. Austin".

Joann C. Austin, Secretary
China Select Board

A Post Script Note: The Board subsequently decided to reconsider the question regarding the inclusion of proposed Design Standards Ordinance on the June 7, 2011 ballot. They agreed to meet on Wednesday, April 27, 2011 at 8:00 a.m., after the Planning Board would have reviewed the proposal on Tuesday, April 26, 2011.