

# TOWN OF CHINA

571 Lakeview Drive  
China, ME 04358  
www.china.govoffice.com



Telephone 207-445-2014  
Fax 207-445-3208  
E-mail info@chinamaine.org

At 6:00 p.m. the Board received a presentation from the Transfer Station Committee on a proposed 5-year Capital Plan for transfer station facility and equipment maintenance and improvement. This item was originally scheduled for inclusion in the SB meeting under "New Business". It was scheduled earlier in the evening to accommodate schedules. Committee Chairperson Frank Soares spoke for the Committee generally as he noted items in the 5-year Plan. For example, for 2018 the Committee proposes replacing the forklift and for 2019 the Committee proposes replacing the mowing/snow-blowing tractor and sharing the replacement cost with the Public Works Department. Also in 2019 Frank said the Committee recommends purchasing an additional hopper for the crushing of demolition and debris to ultimately save on transportation costs; the additional compaction will allow for transporting heavier loads. Other items referenced in the 5-year plan were the addition of a storage building for recyclables and the trade-in of the bucket loader, also the cost to be shared with the Public Works Department. The Chair went on to note the Plan will be revised annually to reflect a continuous current reality of needs. Members of the Transfer Station Committee were in attendance and contributed to the presentation and responses to questions from the Select Board. Committee members present at this presentation were Bob Kurek (Palermo), Linda O'Connor, Frank Soares, Larry Sikora, Ed Brownell, Tim Grotton, Kevin Rhoades, Mark Davis, Larry Sikora, Irene L. Belanger and Paul Lucas. The presentation ended at 6:30 p.m. and the Board commenced the public hearings.

Public Hearings: ✓  
Monday 10/23/2017  
Town Office Meeting Room

6:30 P.M. November 7, 2017 Warrant for Municipal Election Articles/Questions 3, 4, and 5: This was the first of the two public hearings hosted by the Select Board. This one concerned the three local ballot questions and drew relative few people and a small amount of questions. The Select Board commented when asked a question or were asked to comment. In response to a question about the fire pond, CEO Paul Mitnik said the pond does not need approval from the State DEP and Select Board Chair Neil Farrington noted willing landowners are cooperating. Selectperson Joann C. Austin said that she was sensitive about the town's tower space rental might be competing with other privately-owned towers in the area. Select Board Chair Neil Farrington said, usually location is a major consideration when owners seek to rent/lease tower space and there may be a void in coverage that the use of the tower behind the town office may cover. There was some discussion among Board members and the Town Manager about the sources of the funds to be appropriated for respective articles.

**Town of China**  
**Warrant for the Municipal Election**  
**November 7, 2017**

To Julie Finley, a resident of the Town of China, County of Kennebec and State of Maine:

Greeting: In the name of the State of Maine, you are hereby required to notify and warn the inhabitants of the Town of China qualified by law to vote in town affairs, to assemble at the China Town Office Complex in said Town of China on Tuesday, the 7th day of November, A.D. 2017 at 6:55 in the morning

# TOWN OF CHINA

571 Lakeview Drive  
China, ME 04358  
www.china.govoffice.com



Telephone 207-445-2014  
Fax 207-445-3208  
E-mail info@chinamaine.org

to elect a moderator to preside at said meeting, to elect Municipal Officials using the Australian System and to vote on 3 municipal articles/questions. Polling hours to be 7:00 a.m. until 8:00 p.m.

Article 1. To choose a moderator to preside at said meeting.

Article 2. To elect all necessary Municipal Officials – three Select Board members who also serve as Municipal Assessors (two – two year term and one – one year term), three Planning Board members (two year term) and three Budget Committee members (two year term) - using the secret ballot, as directed and provided by statute.

Article 3. To see if the Town will vote to appropriate an amount up to \$8500 from Unassigned/Unrestricted Fund Balance for the purpose of constructing a “Fire Pond” off the Neck Road in China and further to authorize the Select Board to execute all easements/agreements on behalf of the Town to accomplish this undertaking as they deem to be in the best interest of the Town of China.

Select Board Recommends: Yes

Budget Committee Recommends: Yes

Article 4. To see if the Town will vote to require that all non-profit organizations requesting appropriations from the Town shall provide their most current respective financial statements as an absolute condition of the application for such appropriation requests and also as an absolute consideration for approval of granting such appropriations.

Select Board Recommends: Yes

Budget Committee Recommends: Yes

Article 5. To see if the Town will vote to authorize the Municipal Officers/Select Board to enter into agreements with organizations/entities for rental of tower space on the town’s communication tower at the town office under such terms and conditions as they deem to be in the best interests of the Town of China.

Select Board Recommends: Yes

Budget Committee Recommends: Yes

The Public Hearing on this item ended at 6:54 p.m.

**6:55 P.M. General Assistance Maximums – Public Hearing and Consideration of Adoption of Maximums:** The Chair, Neil Farrington, opened this second of two public hearings held by the Select Board, on the amendments to the General Assistance guidelines/appendices to be adopted by municipalities which have adopted the overall General Assistance Ordinance. The amendments included overall assistance, food maximums, housing maximums, heating maximums and electricity maximums. There was a question about the dollar amount appropriated in China and whether or not that amount was

---

10022017Minutes

# TOWN OF CHINA

571 Lakeview Drive  
China, ME 04358  
www.china.govoffice.com



Telephone 207-445-2014  
Fax 207-445-3208  
E-mail info@chinamaine.org

sufficient over time to cover the residents' needs. The Town Manager responded that, on average over time, the amounts appropriated have been sufficient. He went on to note that this and the winter road maintenance budgets are the two budgets that, by Statute, are allowed to be exceeded in emergencies. The public hearings were closed by the Select Board Chair, Neil Farrington, at 6:59 p.m.

Assessors' Meeting  
Monday 10/02/2017  
7:00 P.M.

The Board of Assessors (SB) decided to process the abatement requests prior to the regular Select Board meeting.

## Agenda

### I. Abatements and/or Supplemental Tax Assessments

On a motion by Assessor Joann C. Austin to table to the next Assessors' meeting the application by Phillip Poulin and Kristin Lamontagne and a second by Assessor Jeffrey R. LaVerdiere, the Board voted 5-0.

On a motion by Assessor Jeffrey R. LaVerdiere and a second by Assessor Joann C. Austin, the Board voted 5-0 to approve and sign the abatement request by Faith Wentworth as presented.

On a motion by Assessor Joann C. Austin to table to the next Assessors' meeting the abatement application by Michaud Farms and a second by Assessor Irene L. Belanger, the Board voted 5-0.

On a motion by Assessor Joann C. Austin and a second by Assessor Jeffrey R. LaVerdiere, the Board voted 4-1(Belanger) to approve and sign the abatement request by Primo Water Corporation as presented.

The Board of Assessors would like complete information about abatement applications before their meetings.

### II. Adjourn

On a motion by Assessor Ronald R. Breton, and a second by Assessor Joann C. Austin, the Board voted 5-0 to adjourn the Board of Assessors meeting at 7:15 p.m.

# TOWN OF CHINA

571 Lakeview Drive  
China, ME 04358  
www.china.govoffice.com



Telephone 207-445-2014  
Fax 207-445-3208  
E-mail info@chinamaine.org

## Select Board Meeting

Monday – 10/02/2017 – Town Office Meeting Room

7:20 P.M.

## Minutes

The Board observed a moment of silence for the individuals associated with the Las Vegas and Puerto Rico circumstances.

The Chair opened the meeting and welcomed all in attendance at 7:20 p.m. Board members present were Irene L. Belanger, Jeffrey LaVerdiere, Neil Farrington, Ronald R. Breton, and Joann C. Austin. Others present were Linda O'Connor, Milt Dudley, Sandra Kostron, Ed Brownell, Ralph Howe, Linda Howe, Attorney Kristin M. Collins of the Preti/Flaherty Law Firm in Augusta, Mary Grow and the Town Manager. All present recited the Pledge of Allegiance to the American Flag.

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Jeffrey R. LaVerdiere, the Board voted 5-0 to accept the minutes of the 09/18/2017 Select Board meeting as presented.

On a motion by Selectperson Jeffrey R. LaVerdiere and a second by Irene L. Belanger, the Board voted 5-0 to accept and sign China Payroll Warrant #19 for \$24,769.67 and On a motion by Selectperson Ronald R. Breton and a second by Selectperson Jeffrey R. LaVerdiere, the Board voted 5-0 to accept and sign Town Payables Warrant #20 for \$128,394.58 as presented.

## Unfinished Business:

- **Organization Reports/Transfer Station Coordinators/Other Reports:** Selectperson Irene L. Belanger noted the dates and times and places for the HHW, Drug Take-Back and Shredding Initiatives. She also informed the Board and public of activities of various committees.
- **Enforcement Items – China C.E.O. (Route #32 North and Dirigo Road and 4<sup>th</sup> Fire Road):** CEO Paul Mitnik attended the meeting to present three enforcement issues to the Board. On a motion by Selectperson Joann C. Austin and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to grant an extension of time to October 30, 2017 to finish cleaning up the Route #32 North property.

On a motion by Selectperson Ronald R. Breton and a second by Selectperson Joann C. Austin, the Board voted 5-0 to approve of and sign an Administrative Consent Agreement, with a fine, concerning a garage foundation on 4<sup>th</sup> Fire Road property.

The full Board agreed by consensus to allow the enforcement issue relating to the Dirigo Road property and respective owners to follow through with the appeals process before the Appeals. Consequently the SB is postponing action on the Dirigo Road property because it has been referred to the China Board of Appeals for consideration of an appeal of the CEO decision.

At this time Selectperson Joann C. Austin commented about an economic development position created in Manchester, Maine to promote economic development. She suggested funding such a position in China with TIF funding. Other Board members added to the conversation by

# TOWN OF CHINA

571 Lakeview Drive  
China, ME 04358  
www.china.govoffice.com



Telephone 207-445-2014  
Fax 207-445-3208  
E-mail info@chinamaine.org

referencing the possible purchase of the unoccupied FairPoint building on Route #3 which could be considered for a housing development.

## New Business:

- **Public Comment:** There was not any public comment at this time.
- **Policies and Procedures:** The Board will continually review policies and procedures with the intent of updating any and all that need attention.
- **Transfer Station Committee (Chair) Frank Soares (and Committee) 5-Year Capital Plan Presentation:** As noted above, this presentation was made earlier in the evening and the minutes of that presentation are referenced above.
- **General Assistance Maximums – Adoption of Maximums:** On a motion by Selectperson Ronald R. Breton and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to accept and sign the General Assistance Maximums as presented and after the Public Hearing noted above.
- **Foreclosed Upon Property 619 PVR:** On a motion by Selectperson Ronald R. Breton and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to proceed with the foreclosure process associated with this property and owner.

## Manager's Communications (Non-Action Items):

- **Committees – Meetings/Updates:** The respective dates, times, and places of the meetings were announced.
- **TIF Information/Conversations:** The Board agreed to have this item on the agenda for continued conversation and clarification. Mr. Tom Michaud, a member of the TIF Committee has been informing the Board and public of the progress on the Causeway Road bridge replacement initiative.
- **Strategic Planning Session – Next Steps:** This appears on the agenda for potential discussion as other projects in the planning process mature.
- **Meetings and Announcements:** – It was noted that voters will also elect town officials on November 7, 2017. The open positions on the Planning Board, Budget Committee, and Select Board were announced.

In other business;

Selectperson Ronald R. Breton asked about the Black Kat radar unit the town owns. He wanted to know when it was last used and whether or not our police officers plan to use it again in the near future. He felt there is a need to continue oversight for speeding in town.

On a motion by Ronald R. Breton and a second by Selectperson Irene L. Belanger Board voted 5-0 to adjourn at 8:33 p.m.

Respectfully submitted,

  
Irene L. Belanger, Secretary  
China Select Board