

TOWN OF CHINA

571 Lakeview Drive
China, ME 04358



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

Public Hearing

10/07/2013

6:00 P.M. China Middle School Multi-Purpose Room

Pledge of Allegiance to the American Flag

The Chair of the Select Board opened the Public hearing at 6:00 p.m. Board members present were Pete Foote, Steve Hughes, Joann C. Austin, Irene L. Belanger, and Paul MacDonald. Others present were Bob Batteese, Rosalie Batteese, Dale Worster, Elizabeth Preston, Jenny Clair, Janet Preston, Freda Bailey, Judy Hotham, Rachel Bourque, Iola L. Ayer, John Hennings, H. David Cotta, Scott Adams, Don Poulin, Brian Ayer, Bonny Glidden, Fred Glidden, Tiffany Glidden, Debroah Hughes, Karene Tripodi, Natale Tripodi, Joan Ferrone, Gary Nichols, Gene Pierce, Laura Pierce, Rodney Littlefield, Deborah D. Matheson, Molly Docherty, George Studley, Mickey Wing, Rosalyn J. Vance, Rhonda R. Newton, Gail Tilton, H. Hoang, Tod Ditre, Michael Crommett, Jesse Scardina, Donald Carter, Tom Parent, Edward Brownell, Kathy Brownell, Anita Smith, Ann Austin, Mark Thompson, Eliza Denoeux, Sheri Wilkens, Christian Wilkens, Betsy Esancy, Tom Lefferts, Francis T. Murray, Dick Morse, John Boynton, Gary Poulin, Mary Grow and the Town Manager . Those present were led in the Pledge of Allegiance to the American Flag by Paul MacDonald. The Board proceeded to receive questions and comments from the audience and respond to those questions and comments relating to the following two items.

1. November 5, 2013 Ballot Question #1

China Solid Waste Flow Control Ordinance:

China Solid Waste Disposal Ordinance:

The Select Board and Town Manager responded to questions from the public regarding the proposed changes to the two ordinances. The proposed changes were outlined in a handout that was distributed at the hearing and can be obtained at the town office.

2. November 5, 2013 Ballot Question #2

Lake Access Question: (Below)

To see if the voters will vote to authorize the Select Board to borrow under the terms and conditions they deem to be in the best interests of the town and or, in combination, appropriate from the town's unrestricted fund balance, grants, and contributions, an amount **not to exceed** a total of \$465,000.00 for the purpose of purchasing The Cabins at China Lake (formerly known as Candlewood) and more specifically described as 1270 Lakeview Drive and in town records as Map 63, Lot 001 and Map 63, Lot 003, approximately 9.37 acres,
and further

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To see if the voters will vote to authorize the Select Board to purchase, for a sum not to exceed \$575,000, The Cabins at China Lake (formerly known as Candlewood) and more specifically described as 1270 Lakeview Drive and in town records as Map 63, Lot 001 and Map 63, Lot 003, approximately 9.37 acres,

and further

To see if the voters will vote to authorize the Select Board on behalf of the town and deemed to be in the best interest of the Town of China to accept funds for the purchase of The Cabins at China Lake (formerly known as Candlewood) more specifically described as Map 63, Lot 001, and Map 63, Lot 003 to be placed in the Lake Access Account in the Reserve Fund from the following sources; Public and Private Grants: Private Individual and Corporate Contributions: and Other Contributions to be Deemed Appropriate by the Select Board.

Select Board Recommends: YES
Budget Committee Recommends: YES

Treasurers Statement:

Financial Statement TOWN OF China

1. Total Town Indebtedness

A. Bonds/Debt outstanding and unpaid:	\$ 66,220.
B. Bonds/Debt authorized and unissued:	\$ 0.
C. Bonds/Debt potentially issued if this question is approved:	\$ 465,000.
TOTAL:	\$ 531,220.

2. Costs

At an estimated maximum interest rate of 3.99%, the estimated costs of this bond issue will be: Years 30 (If the total \$465,000 debt is assumed)

Principal:	\$ 465,000.
Interest:	\$ 333,228.
Total Debt Service:	\$ 798,228.

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3. Validity

The validity of the bonds and of the voters' ratification of the bonds may not be affected by any errors in the above estimates. If the actual amount of the total debt service for the bond issue varies from the estimate, the ratification by the electors is nevertheless conclusive and the validity of the bond issue is not affected by reason of the variance.

Daniel J. L'Heureux
Treasurer, Town of China

The Board and Town Manager received questions and comments and responded accordingly. For some China residents borrowing up to \$465,000 and spending \$575,000 to purchase The Cabins is an investment opportunity of a lifetime. For others it was asserted to be an inappropriate use of taxpayer funds.

Proponents argued that voters asked for lake access when they approved the China Comprehensive Plan. They said that now is the time to buy the property and that they have found the appropriate property that met most of the CLAFC criteria. They also noted that The Cabins property is ideal because it is accessible and visible from Lakeview Drive; has a sandy beach with a gradual slope to the water for safe swimming; and has open space for a parking lot, picnic tables, and other activities.

Opponents commented about the cost of the property, maintenance and policing responsibilities. There were comments about the environmental oversight, the condition of the lodge, and the size and quality of the beach.

The Chair closed the Public Hearing at 7:30 p.m.

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Select Board Meeting

Monday – 10/07/2013 – China Middle School Multi-Purpose Room
7:33 P.M.

Minutes

The meeting was opened by the Chair at 7:31 pm. Board members present were Paul MacDonald, Peter Foote, Joann C. Austin, Steven Hughes, and Irene L. Belanger.

On a motion by Selectperson Joann C. Austin and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to accept the minutes of the 09/23/2013 Select Board meeting as presented

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Steven Hughes, the Board voted 5-0 to accept Payroll Warrant #22 for \$19,778.71 and Payables Warrant #23 for \$341,488.63 as presented.

Unfinished Business:

- **Public Comment:** There was not any public comment at this time.
- **Recycling Coordinator:**
Recycling Report -

Update on Commodities Market (Recycling Items) and Other Items: Select Board member and Recycling Coordinator Paul MacDonald provided information about current recycling commodity market pricing and information about the inventory of recyclable currently at the transfer station. He noted that in general the prices for recyclables are stable. Paul said that we recently sold a partial load of aluminum to a new vendor at a good price and he went on to say that a full load of cardboard will be sold in the near future.

- **RSU#18, MMA Convention, and KVCOG updates – Selectperson Irene L. Belanger:** Selectperson Irene L. Belanger updated the Board and audience on RSU #18, the MMA Convention, and KVCOG current happenings. Among many off items, she noted training opportunities mentioned at the MMA Convention, safety enhancement grants offered by the Maine Municipal Association Risk Management Department, and GIS mapping options offered by the KCSWCD.

New Business:

- **Public Comment:** There was not any public comment at this time.
- **Appointments:** The Board will process appointments at the next regularly scheduled meeting.

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Manager's Communications (Non-Action Items):

- **Public Comment:** There was not any public comment at this time.
- **Committees:** he Thurston Park II TBD, China Historical Society Committee TBD, China Library Feasibility Committee, the Fourth Wednesday of Each Month at 6:30 P.M. in the Town Office Meeting Room; and China Lake Access Feasibility Committee, Friday, October 18, 2013 at 3:00 p.m. in the Town Office Meeting Room: The respective dates, times, and places of the meetings were announced.
- **Time-Warner Cable Contract – Negotiators Assigned:** The Board intends to have representation from the town in the negotiation process for a renewal of the current contract with TW Cable.
- **Household Hazardous Waste Drop-Off Day – Saturday, October 19, 2013, 9:00 A.M. to 12:00 Noon, Winslow Public Works, 13 Halifax Street in Winslow:** The respective information was announced.
- **Foreclosure Properties:** The Town Manager issued a reminder that bids on the tax acquired property at 35 Sears Drive Extension are due at the town office by 1:00 p.m. Friday, October 18, 2013. The bids will be reviewed by the Select Board at their October 21, 2013 meeting.

In other business, the Town Manager noted that the winter sand and salt should be received and mixed in the sand/salt building by the end of the current week.

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Joann C. Austin, the Board voted 5-0 to adjourn at 8:18 p.m.

Respectfully submitted,

Joann C. Austin, Secretary
China Select Board

Assessors Meeting
10/07/2013

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Joann C. Austin, the Board voted 5-0 to open the Assessors' meeting at 8:19 p.m. Assessors present were Peter Foote, Steven Hughes, Joann C. Austin, Irene L. Belanger, and Paul MacDonald. Others present were Mary Grow, and the Town Manager.

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Agenda

- I. Abatements & Supplemental Tax Assessments: On a motion by Selectperson and a second by Selectperson, the Board voted 5-0 to

On a motion by Selectperson Steve Hughes and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to accept and sign abatement requests from Marcia and Gary French and the Coca Cola Company.

On a motion by Selectperson Irene L. Belanger and a second by Selectperson Joann C. Austin, the Board voted 5-0 to table the abatement request from the Fourniers until more information is obtained from the town's Assessing Agent about how the proposed assessment modification was supported or defended.

On a motion by Selectperson Steven Hughes and a second by Selectperson Irene L. Belanger, the Board voted 5-0 to adjourn at 8:35 p.m.

Respectfully submitted,

Joann C. Austin, Secretary
China Assessors

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Approved 10/21/2013