

**MINUTES OF SELECTMEN'S MEETING
TUESDAY, NOVEMBER 25, 2008
HOPE TOWN OFFICE
6:30 P.M.**

Note: These minutes may not be considered an official public record until such time as they are read and accepted by the Board of Selectmen.

Board Members Present: Barbara Bentley, Eric Campbell, Mike Ames, Tim Pearse, Ray Sisk

Others Present: Jon Duke, Clarence Keller, Fred Holbrook, Dave Nazarovff, Steve Marin, John Davee, Richard Higgins, Paul Gibbons

I. Call the Meeting to Order

Barbara Bentley called the meeting to order at 6:30 P.M.

II. Minutes

a. Minutes of the November 12, 2008 meeting of the Board of Selectmen

Eric Campbell made a motion to accept the minutes as amended. Tim Pearse seconded.
Motion passed 5-0.

III. Town Administrator's Report

The Administrator reported that real estate tax collections had picked up significantly over the last few days despite a very slow start to the month. In addition, more than half of the properties that were sent notices of impending foreclosure have made the necessary payments to avoid losing their property. The due date for these collections is December 12th.

The Administrator is in the midst of personnel reviews of town office staff.

IV. Old Business

a. Fire Station

John Davee of Maine Coast Construction was present to speak with the Board regarding the fire station project and was concerned that the selection process for the selection of a builder for the project was unfair. Davee was said that he prepared a complete application for the bid process, but that The Penobscot Company did not. He made allowances in his bid for design of the structure as well as stamped drawings, something that he does not feel The Penobscot Company included in their bid. Davee said that he felt that all of the bidders in this project were not treated fairly.

Tim Pearse made a motion to enter executive session to consult with the Town Attorney regarding contract negotiations for the construction of the Hope Corner Fire Station (1 M.R.S.A. § 407 A). Mike Ames seconded. **Motion passed 5-0.**

V. Executive Session

- a. Consultation with Town Attorney to discuss contract negotiations for the Hope Corner Fire Station. (1 M.R.S.A. § 407 A)**

Ray Sisk made a motion to exit Executive Session. Tim Pearse seconded. **Motion passed 5-0.**

IV. Old Business cont'd

- a. Fire Station cont'd**

David Nazaroff and Steve Marin of The Penobscot Company spoke to the Board regarding the prices they had prepared to construct the building. The cost to construct the building totaled \$591,046 which includes increased site work costs due to required DEP permitting for stormwater treatment. With just over \$33,000 already committed to design and legal costs, the Board was forced to re-examine the alternates to the project. An emergency generator for the facility as deemed highly important, and considered to be a critical part of the building. However, the \$16,000 in unanticipated legal costs due to the insufficient road frontage for the lot and the increased site work costs precluded the Board from being able to include other alternates into the project.

Ray Sisk made a motion to accept The Penobscot Company's figure of \$605,437 with a contingency \$4,268 to construct a new Hope Corner Fire Station. Tim Pearse seconded. **Motion passed 4-1.**

The Board will meet Tuesday, December 2nd at 6:30pm to sign the contract for the project, prepared by the Town Attorney, and to set a starting date for the project in the spring.

Mike Ames made a motion to exit as the Board of Selectmen and enter as the Board of Assessors. Eric Campbell seconded. **Motion passed 5-0**

VI. Board of Assessors

- a. Farmland/Tree Growth letter**

The Assessors Agent joined the meeting via conference call to request of the Board the authority to circulate a letter to landowners with property in farmland and tree growth programs. The town's information on the parcels in these programs is not up to date due to work done by a prior agent that combined lots in these programs without a paper trail to know which parcels are included.

Eric Campbell made a motion to authorize to send a letter to property owners in tree growth and/or farm land property tax programs to request those landowners provide the town up to date information regarding the status of their parcel. Mike Ames seconded. **Motion passed 5-0.**

Ray Sisk made a motion to exit as the Board of Assessors and enter as the Board of Selectmen. Eric Campbell seconded. **Motion passed 5-0**

VII. New Business

a. Bureau of Labor Standards Citation/Response

The Administrator and Chief Keller spoke to the Board regarding the findings of the Bureau of Labor Standards inspection in late October. The town responded to the Bureau indicating a willingness to discuss these findings and meet these concerns.

b. Warrant Approval 41-44

Eric Campbell made a motion to approve the warrants as presented. Tim Pearse seconded. **Motion passed 5-0.**

c. Shelter Agreement – Humane Society of Knox County

Tim Pearse made a motion to approve the shelter agreement as agreed upon between the Humane Society of Knox County and Suzanne White, Animal Control Officer. Eric Campbell seconded. **Motion passed 5-0.**

VIII. Adjournment

Tim Pearse moved to adjourn at 10:15 pm. Eric Campbell seconded. **Motion passed 5-0.**