

**- PUBLIC MEETING -  
Hope Select Board  
Meeting at 5:00 p.m.  
August 13, 2024  
Hope Cornet Fire Station**

**-AGENDA-**

Call to Order:

Agenda Adjustments/Approval:

Public Comment (*Please limit comments to 2-3 minutes*):

Minutes:

- July 23, 2024:
- July 27, 2024:
- August 7, 2024:

Warrants #'s:

New Business:

Old Business:

Other Business:

Town Administrator Report:

Adjournment:

**MINUTES OF SELECT BOARD MEETING**  
**Hope Select Board**  
**July 23, 2024**  
**5:30 p.m.**  
**Hope Town Office**

**Board Members Present:**

- Sarah Ann Smith, Charlie Weidman, Wayne Luce and Crystal Robinson

**Others Present:**

- Samantha Mank

**Call to Order:**

- The meeting was called to order at 5:32 p.m. by Charlie.

**Agenda Adjustments/Approval:**

- Wayne made a motion to approve the agenda with revisions including removal of Town Administrator Report and addition of LD2003 under Other Business. It was seconded by Crystal.  
**Motion passed 4-0**

**Public Comment:**

- None

**Minutes:**

July 9, 2024: Crystal made a motion to approve the 7/9/24 minutes as written. It was seconded by Wayne.

**Motion passed 4-0**

**Warrants 1, 2, 3, & 100:**

- Charlie made a motion to approve and sign the Treasurers and Payroll warrants 1, 2, 3, and 100., It was seconded by Wayne.

**Motion passed 4-0**

**New Business:**

- Select Board Appointment to Mid Coast Solid Waste Board of Directors (3 yr. term): Charlie made a motion to appoint Crystal Robinson to the Midcoast Solid Waste Board of Directors. It was seconded by Wayne.

**Motion passed 4-0**

- Set meeting time for Special Select Board Meeting on 7/25/24: Charlie made a motion to schedule the Special Select Board Meeting on Friday, July 26<sup>th</sup> at 7:30 a.m. It was seconded by Wayne.

**Motion passed 4-0**

- FY25 Budget Final Vote:
  - **Administration Cost Center: \$452,737**
    - Charlie made a motion to approve Town Administration for \$313,573. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve General Administration for \$72,959. It was seconded by Crystal.  
**Motion passed 4-0**
    - Charlie made a motion to approve Municipal Buildings for \$15,006. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve Professional Services for \$48,199. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve General Assistance for \$3,000. It was seconded by Wayne.  
**Motion passed 4-0**
  - **Public Safety Cost Center: \$246,215**
    - Charlie made a motion to approve Animal Control for \$8,433. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve Fire Department for \$119,754. It was seconded by Crystal.  
**Motion passed 4-0**
    - Charlie made a motion to approve Ambulance for \$118,028. It was seconded by Crystal.  
**Motion passed 4-0**
  - **Public Works Cost Center: \$936,362**
    - Charlie made a motion to approve Recreation for \$13,250. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve Streetlights for \$1,400. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve Roads for \$853,506. It was seconded by Crystal.  
**Motion passed 4-0**
    - Charlie made a motion to approve Sanitation for \$59,839. It was seconded by Wayne.  
**Motion passed 4-0**
    - Charlie made a motion to approve Cemeteries for \$8,367. It was seconded by Wayne.  
**Motion passed 4-0**

- Charlie made a motion to approve Reserves for \$29,170. It was seconded by Wayne.  
**Motion passed 4-0**
- Charlie made a motion to approve Revenues (w/ Overlay) for \$1,206,276. It was seconded by Wayne.  
**Motion passed 4-0**
- Charlie made a motion to approve ARPA expenditures totaling \$58,149. It was seconded by Crystal.  
**Motion passed 4-0**

**Old Business:**

- None

**Other Business:**

- LD2003 Ordinance Amendment for Annual Town Meeting Warrant: The Select Board reviewed the amendment to the Land Use Ordinance for LD 2003 pertaining to Additional Dwelling Units and Affordable Housing Developments to be included on the Annual Town Meeting Warrant. Charlie made a motion to include the amendment on the Annual Town Meeting Warrant. It was seconded by Wayne.  
**Motion passed 4-0**

**Adjournment:**

- Charlie made a motion to adjourn at 7:08 p.m. It was seconded by Wayne.  
**Motion Passed 4-0**

**MINUTES OF SELECT BOARD MEETING**  
**Hope Select Board**  
**July 26, 2024**  
**7:30 a.m.**  
**Hope Town Office**

**Board Members Present:**

- Charlie Weidman, Wayne Luce and Crystal Robinson

**Others Present:**

- None

**Call to Order:**

- The meeting was called to order at 7:30 a.m. by Charlie.

**New Business:**

- Approve & Sign Special Town Meeting Warrants:
  - Hope Elementary School Budget: The Select Board reviewed the warrant. Wayne made a motion approve and sign the HES Budget Special Town Meeting Warrant. It was seconded by Crystal.  
**Motion passed 3-0**
  - Municipal Budget: The Select Board reviewed the warrant. Wayne made a motion to approve and sign the Annual Special Town Meeting Warrant. It was seconded by Crystal.  
**Motion passed 3-0**
- Approve & Sign Warrant/Notice of Election for School Budget Validation Referendum: The Select Board reviewed the warrant & notice of election. Wayne made a motion to approve and sign the Warrant and Notice of Election for School Budget Validation Referendum. It was seconded by Crystal.  
**Motion passed 3-0**

**Adjournment:**

- Wayne made a motion to adjourn at 7:42 a.m. It was seconded by Crystal.  
**Motion Passed 3-0**

**MINUTES OF SELECT BOARD MEETING**  
**Hope Select Board**  
**August 7, 2024**  
**5:30 p.m.**  
**Hope Town Office**

**Board Members Present:**

- Sarah Ann Smith, Charlie Weidman, Wayne Luce and Crystal Robinson

**Others Present:**

- Samantha Mank, Bill Kelly, Will Gartley, Gregg Grenert, Holley Grenert, Jeff Connon, Nancy Connon, Wes Harvey, and Patrick Mellor via Zoom

**Call to Order:**

- The meeting was called to order at 5:34 p.m. by Sarah

**Agenda Adjustments/Approval:**

- Charlie made a motion to approve the agenda as written. It was seconded by Wayne.  
**Motion passed 4-0**

**Public Comment:**

- None

**Executive Session:**

- Charlie made a motion to enter Executive Session pursuant to 1 M.R.S. §405 (6)(E) for a meeting with the Town Attorney for a Consent Agreement regarding Shoreland Zone and Land Use violations at the property located at 75 Loon Lane owned by Gregg and Holley Grenert at 5:35 p.m. It was seconded by Wayne.  
**Motion passed 4-0**
- Charlie made a motion to exit Executive Session at 6:16 p.m. It was seconded by Wayne.  
**Motion passed 4-0**

**New Business:**

- Consent Agreement regarding Shoreland Zone and Land Use Violations, Gregg & Holley Grenert, 75 Loon Lane: Attorney Mellor joined the meeting via Zoom. Attorney Kelly reviewed the contents of the Consent Agreement. Mr. Mellor spoke on behalf of his clients stating the Grenert's wanted to get into compliance right away. He explained that some of the delay since February was related to the engineering firm dealing with storm related issues from December and January. He said that he is disputing the attorney's fees. He did, however, ask to have the penalties eliminated as he has never seen during his twenty-five years of legal practice, having resident taxpayers be required to pay both penalties, and legal fees especially if they are being cooperative in remediating, he violations. He feels the legal fees are a sufficient penalty. In addition, he asked that the Grenert's not be required to remove 100 sq. ft. from their garage but instead only remove 80 sq. ft. He claimed that many of the items listed in the Notice of Violation

weren't really violations and that half of them have already been "thrown" out. In addition, he asked that the timeframe of remediating the garage be extended as it is difficult getting a contractor within 90 days.

Will Gartley spoke about the violations stating that minor items such as the location of a fence were not considered violations but also noted that everything listed in the Consent Agreement was accurate. He also mentioned that the Grenert's would no longer be able to store a vehicle in the garage if they were required to remove the entire 100 sq. ft. as stated in the Consent Agreement.

The Sarah said she would be willing to extend the deadline for the garage until April 30, 2025 with a final deadline with no additional extensions allowed of September 30, 2025.

Charlie addressed the penalties noting the minimum fine in state statute is \$110 a day per violation. It has been 176 days since the Notice of Violation was issued, therefore he thinks a penalty of \$8,000 is not unreasonable nor is it overly punitive.

Charlie made a motion to amend section J which extend the completion date for the garage with certain terms accept and to authorize the Town Administrator, Samantha Mank to sign said agreement on behalf of the Select Board. It was seconded by Wayne.

**Motion passed 4-0**

Attorney Kelly and Town Administrator left to revise the approved amended Consent Agreement in order to obtain all necessary signatures tonight. Upon returning, Will Gartley was discussing additional options for the garage. However, the Select Board did not wish to make any further amendments at this time but, noted that item 9 in the Consent Agreement does allow for additional amendments if both parties agree in writing.

Gregg Grenert, Holley Grenert, and Samantha Mank signed two copies of the Consent Agreement, giving both parties original signatures.

**Adjournment:**

- Charlie made a motion to adjourn at 7:18 a.m. It was seconded by Crystal.

**Motion Passed 4-0**