TOWN OF WINSLOW, MAINE
REGULAR COUNCIL MEETING
& PUBLIC HEARING
November 9, 2015
7:00 p.m.

PUBLIC HEARING

1. Ordinance No. 9-2015: Providing for the Amendment of Ordinance No. 4-2002, "The Administration of General Assistance."

2. Ordinance No. 10-2015: Providing for an Amendment to the Town of Winslow Code, Chapter 11, Section 10, Curbs and Sidewalks by deleting the Strikethrough language in the attached document.

3. Ordinance No. 11-2015: Providing for an amendment to the Town of Winslow Code, Chapter 14, Section 84, Vacant Buildings, (h) Penalties by adding the underlined language in the attached document.

REGULAR COUNCIL MEETING

1. Roll Call
2. Recite the Pledge of Allegiance
3. Approval of Minutes of Previous Meeting (October 13).
4. Communications
    a. Legislative Report
    b. Other
5. Reports of Committees and Commission
    a. Town Manager's Report
    b. Department Reports
    c. Finance Committee Report (Treasurer's Warrants)
    d. Financial Report.

TABLED BUSINESS

1. Resolution No. 30-2015: Providing for Authorization for the Town Manager to Accept a Department of Justice COPS Hiring Grant in the amount of $125,000. (One Reading) Sponsored by Gerald Saint Amand.

UNFINISHED BUSINESS

2. Ordinance No. 9-2015: Providing for the Amendment of Ordinance No. 4-2002, "The Administration of General Assistance." (Second Reading) Sponsored by Gerald Saint Amand.

3. Ordinance No. 10-2015: Providing for an Amendment to the Town of Winslow Code, Chapter 11, Section 10, Curbs and Sidewalks by deleting the Strikethrough language in the attached document. (Second Reading) Sponsored by Gerald Saint Amand.

4. Ordinance No. 11-2015: Providing for an amendment to the Town of Winslow Code, Chapter 14, Section 84, Vacant Buildings, (h) Penalties by adding the underlined language in the attached document. (Second Reading) Sponsored by Gerald Saint Amand.

NEW BUSINESS

1. Ordinance No. 12-2015: Providing for an Amendment to the Town of Winslow Code, Chapter 2, Article 5 of the Municipal Library Code by deleting the Mission Statement and replacing it With the language in the attached document. (First Reading) Sponsored by Gerald Saint Amand.

2. Resolution No. 31-2015: Providing for Approval for an Automobile Graveyard/ Junkyard Permit for Roger and Kay Penney d/b/a R & K Auto Salvage, Morrill Road. (One Reading) Sponsored by Gerald Saint Amand.

1. Resolution No. 32-2015: Providing for Approval of Application for an Automobile Graveyard/Junkyard Permit for Randall Fredette d/b/a/ Babe's Garage, Frawley Street. (One Reading) Sponsored by Gerald Saint Amand.

2. Resolution No. 33-2015: Providing for a Pawnbroker's License for: James A. Smith d/b/a Jim's Gun Shop, 46 Bay Street. (One Reading) Sponsored by Gerald Saint Amand.

3. Resolution No. 34-2015: Providing for Pole Location Permit – Fairpoint New England and Central Maine Power Company-Plan No. 10300111811. (One Reading) Sponsored by Gerald Saint Amand.

ADJOURN COUNCIL MEETING

JOHNNY'S SELECTED SEEDS LEASE

I recently met with Gary Zemrak and Joe Nixon of Johnny's Selected Seeds regarding their lease which will expire on June 30, 2016. They indicated they would like to renew the lease with the same terms and conditions of their existing lease. The proposed renewal term, therefore, for the new lease would read in-part as follows:

> ***Renewal Terms.*** *Tenant shall have the right to renew this lease for four (4) consecutive terms of three (3) years each.*

As a result the lease could run 9 years or until 2025.

The lease payment in the current lease increased 2% every other year. Therefore, the proposed annual lease payments over the life of the new lease would be as follows:

FY 2016 & 2017 = $102,576

FY 2018 & 2019 = $104,628

FY 2020 & 2021 = $106,720

FY 2022 & 2023 = $108,854

FY 2024 & 2025 = $111,032

If the Council are agreeable with these terms and lease payments then I will prepare a draft lease for Council consideration at either the December or January Council meeting.

GENERAL ASSISTANCE

I have prepared a 5 year summary of General Assistance payments and reimbursements (see attached). I used our annual fiscal year financial audit to prepare the summary. As you will see, the summary indicates that we have not consistently received our required 50% reimbursement from the state. The reason for this is that the General Assistance program runs on a calendar year basis. In addition, reimbursements of $5,000 or more each quarter takes several months to receive. We are also audited each year by the state to insure we are complying with the rules.

I asked Robette to give me the General Assistance numbers for calendar year 2014 and she provided me with the following:

Paid Out = $8,046.45

Reimbursed = $4,023.24

Actual Cost = $4,023.21

PROPERTY USE REQUEST

As you may know, Steve Martin of S.B. Martin has the snow removal contract for the School Department. He parks his equipment on School property during the winter. He does not have a structure onsite to perform routine maintenance on his equipment.

Mr. Martin is asking if the town would be willing to allow him to build a maintenance garage on town owned property near the Elementary School. He said when he is done using the building he would give it to the town. Attached to this report is an aerial view that depicts the town owned property that is near the school and outlined in blue. There is a safe routes to school path through the property that leads to Barton St. Also attached to this report is a sketch prepared by Mr. Martin that depicts the approximate size and location of the proposed maintenance garage.

I would like to know if the Town Council would be agreeable to Mr. Martin's request through the use of a written agreement. His lease payment could be equivalent to the annual taxes for the property if it was taxable. We can discuss this further at the Council meeting.

Winslow General Assistance Costs by Fiscal Year

	2015	2014	2013	2012	2011	Average
Paid Out	$30,793	$3,742	$12,264	$9,195	$15,339	$14,267
Reimbursed	$9,814	$2,501	$5,784	$7,748	$15,182	$8,206
Actual Cost	$20,979	$1,241	$6,480	$1,447	$157	$6,061

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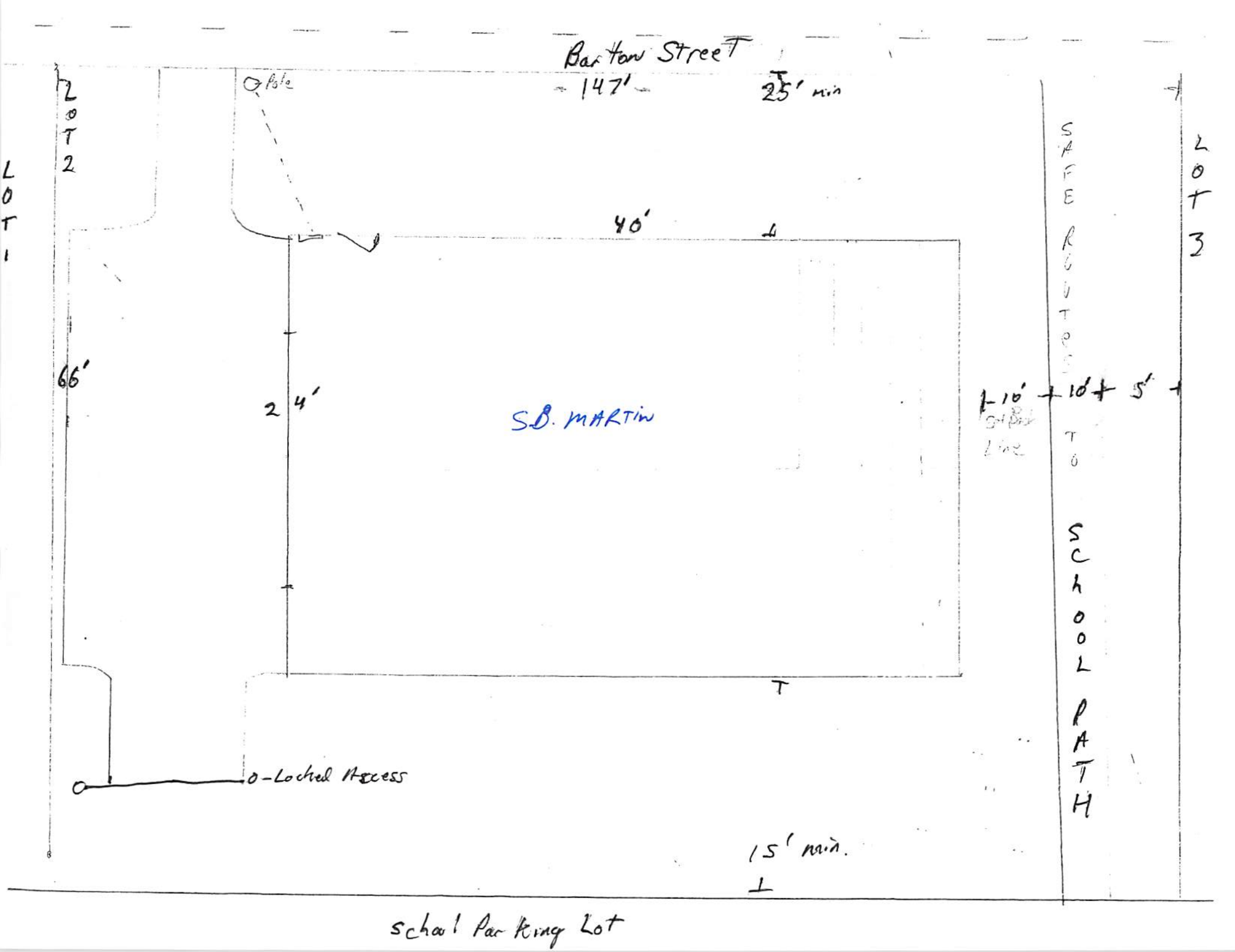
Barton Street
147'
25' min
LOT 2
LOT 1
LOT 3
Pole
40'
66'
24'
S.B. MARTIN
10'
10'
5'
SAFE ROUTES TO SCHOOL PATH
15' min.
O-Locked Access
school Parking Lot

TOWN OF WINSLOW, MAINE

(207) 872-2776 Phone
(207) 872-1999 Fax
www.winslow-me.gov
114 Benton Avenue
Winslow, ME 04901

PUBLIC HEARINGS: _____

TOWN COUNCIL **ORDINANCE NO. 12-2015**

AN ORDINANCE
Providing for: An Amendment to the Town of Winslow Code, Chapter 2, Article 5 of the Municipal Library code by deleting the Mission Statement and replacing it with the language in the attached document.

BE IT ORDAINED by the Town Council of the Town of Winslow as follows:

WHEREAS, the Library Trustees have adopted a new Mission Statement (see attached); now therefore

BE IT ORDAINED by the Town Council of the Town of Winslow that Chapter 2, Article 5 of the Municipal Library code be amended by deleting the Mission Statement and replacing it with the language in the attached document.

SPONSORED BY: **Gerald Saint Amand**

IN THE TOWN COUNCIL

_____, 2015 First Reading, _____ accepted _____ rejected

_____, 2015 Second Reading, _____ adopted _____ rejected

_____
Town Clerk

APPROVED: _____, 2015

CHAIRMAN: _____

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Mission Statement:

We welcome and support all people in their enjoyment of reading and pursuit of lifelong learning. Working together, we strive to provide equal access to information, ideas and knowledge through books, programs and other resources. We believe in the freedom to read, to learn, to discover.

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(207) 872-2776 Phone
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TOWN COUNCIL **RESOLUTION NO. 31-2015**

A RESOLUTION
Providing for: Approval of Application for an Automobile Graveyard/Junkyard Permit for Roger and Kay Penney d/b/a R & K Auto Salvage, Morrill Road.

BE IT RESOLVED by the Town Council of the Town of Winslow, as follows:

WHEREAS, all preliminary requirements have been fulfilled and the appropriate State Agencies have been notified of the application and have indicated approval; now, therefore,

BE IT RESOLVED by the Town Council of the Town of Winslow that the application for an Automobile Graveyard/Junkyard permit for Roger and Kay Penney d/b/a R & K Auto Salvage, Winslow, Maine, said junkyard located off the Morrill Road, be approved.

SPONSORED BY: Gerald Saint Amand

IN THE TOWN COUNCIL

_____, 2015 First Reading and Adopted

_____
Town Clerk

APPROVED: _____, 2015

CHAIRMAN: _____

_____ _____

_____ _____

_____ _____

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Winslow, ME 04901

TOWN COUNCIL **RESOLUTION NO. 32-2015**

A RESOLUTION
Providing for: Approval of Application for an Automobile Graveyard/Junkyard Permit for Randall Fredette d/b/a Babe's Garage, Frawley Street.

BE IT RESOLVED by the Town Council of the Town of Winslow, as follows:

WHEREAS, all preliminary requirements have been fulfilled and the appropriate State Agencies have been notified of the application and have indicated approval; now, therefore,

BE IT RESOLVED by the Town Council of the Town of Winslow that the application for an Automobile Graveyard/Junkyard permit for Randall Fredette d/b/a Babe's Garage, Winslow, Maine, said junkyard located off the North Pond Road, be approved.

SPONSORED BY Gerald Saint Amand

IN THE TOWN COUNCIL

_____, 2015 First Reading and Adopted

_____
Town Clerk

APPROVED: _____, 2015

CHAIRMAN: _____

_____ _____

_____ _____

_____ _____

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Winslow, ME 04901

TOWN COUNCIL **RESOLUTION NO. 33 -2015**

A RESOLUTION

Providing for a ***Pawnbroker's License*** for: James A. Smith d/b/a Jim's Gun Shop 46 Bay Street.

BE IT RESOLVED by the Town Council of the Town of Winslow, as follows:

The Town Council, acting as Municipal Officers, approve the issuance of a

PAWNBROKER'S LICENSE

To: James A. Smith
d/b/a Jim's Gun Shop
46 Bay Street
Winslow, ME 04901

SPONSORED BY: Gerald Saint Amand

IN THE TOWN COUNCIL

_____, 2015 First Reading and Adopted.

_____
Town Clerk

APPROVED_____, 2015

CHAIRMAN:_____

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TOWN COUNCIL **RESOLUTION NO. 34-2015**

A RESOLUTION
Providing for: Pole Location Permit - Fairpoint New England and Central Maine Power Company—Plan No.10300111811.

BE IT RESOLVED by the Town Council of the Town of Winslow, as follows:

That an application for a pole location permit on Meadow View Lane by Fairpoint New England and Central Maine Power Company--Plan No. 10300111811 be approved.

Meadow View Lane extending a distance easterly of 150 feet. One Pole.

SPONSORED BY: Gerald Saint Amand

IN THE TOWN COUNCIL

November 9, 2015 One (1) Reading, and approved.

_____
Town Clerk

APPROVED: November 9, 2015

CHAIRMAN: _____