

6:45 P.M. – Executive Session: personnel issue and possible acquisition of property

Councilor Crimmins moved, Councilor Rice seconded, to enter into executive session to discuss a personnel issue and the possible acquisition of property. The motion carried with seven (7) yeas. Councilors Randolph and Sartoris were absent.

-- APPROVED --

**BRUNSWICK TOWN COUNCIL MINUTES
JUNE 17, 2002
MUNICIPAL MEETING FACILITY**

7:38 P.M. Chair Priest called the meeting to order and asked for the Pledge to the Flag.

Councilors Present: W. David Watson, Robert A. Galloupe, Douglas A. Rice, Charles R. Priest, Forrest Lowe, Thomas E. Crimmins and Stephen H. McCausland. Councilor Randolph joined the meeting at 8:38 p.m.

Councilors Absent: Jacqueline A. Sartoris.

Others Present: Donald Gerrish, Town Manager; Patricia Harrington, Assistant Town Manager; Elin M. Gould, Acting Town Clerk; Mary Reindl, Director of Human Services; several citizens, members of the press and TV Video Crew.

Minutes of Previous Meetings: June 3, 2002; June 6, 2002; June 10, 2002

Hearing no objection from the Council, Chair Priest declared the minutes of June 3, 2002 accepted as written.

Hearing no objection from the Council, Chair Priest declared the minutes of June 6, 2002 accepted as written.

Hearing no objection from the Council, Chair Priest declared the minutes of June 10, 2002 accepted as written.

Correspondence: Manager Gerrish announced the resignation of Lucille Boone from the Recycling Committee and Sandra Morrell Rooney from the Fifty-Five Plus Center Board of Trustees. A letter of appreciation will be sent to each and the positions will be advertised.

(A copy of the both letters of resignation will be attached to the official minutes.)

Chair Priest announced that the Council had finished its annual evaluation of the Town Manager. He expressed the sentiments of the Council regarding Mr. Gerrish's performance by saying that the Town of Brunswick is well represented by Mr. Gerrish, both on the local and on the state level and that the Town is managed well and the citizens treated fairly and with respect by Mr. Gerrish. In recognition of his efforts, the

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Town Council will vote to award Mr. Gerrish a 3% salary increase and a 10% contribution to his deferred compensation plan.

Manager Gerrish expressed his thanks and appreciation to the Council.

Councilor Lowe moved, Councilor Galloupe seconded, to approve the salary adjustment and retirement plan contribution for the Town Manager. The motion carried with seven (7) yeas.

Manager's Report:

1) Report from Brunswick Intown Group on "Maine Street Celebrates"

Melissa Ellsworth, representing Brunswick Intown Group, announced plans for the first annual "Maine Street Celebrates" to promote downtown Brunswick. It will be a two day event on August 9 and 10, 2002.

Manager Gerrish said that future plans call for combining Maine Street Celebrates with the Regatta that will be held for the first time this year, as well.

(A copy of the schedule of events and merchant invitation will be attached to the official minutes.)

2) Report from Family Focus on building project at 44 Water Street

Manager Gerrish gave an overview of the history of the project.

Art Mayo, President of Family Focus, said that Family Focus is still planning to do something with the 44 Water St. site and continue to have a presence in Brunswick.

Lee Parker, Executive Director of Family Focus, explained that current building costs far exceed the budget which had been planned when the Water Street project was initiated four years ago. She explained that their original plan had been for children's programs on the first floor and administrative offices on the second floor. They have since had the opportunity to purchase a facility in Bath which will be able to house the administrative offices. By the end of the year, they will be able to re-focus on Brunswick. They may remove the second floor from the plans, leaving only a children's center similar in scope to that of their original plan. That change will result in the need for less parking and less staff at the Brunswick facility.

Manager Gerrish said that the issue will be brought back to the Council at the end of the summer, as the plans are somewhat different from what had originally been agreed to by the Council.

(A copy of a letter from Family Focus will be attached to the official minutes.)

3) Report on Finance Department's Award for Excellence in Financial Reporting

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Manager Gerrish announced that the Finance Department of the Town of Brunswick had received a Certificate of Achievement for Excellence in Financial Reporting from the Government Finance Officers Association. He recognized two employees, Finance Director John Eldridge, and Deputy Finance Director Sheila Leavitt for their efforts on behalf of the Town.

(A copy of a news release from GFOA will be attached to the official minutes.)

4) Acceptance of a book from Paul Rossignol

Mr. Paul Rossignol and his daughter Shelby presented a book to the Curtis Memorial Library. The book was written by Mr. Rossignol and is called "Nature's Sweetness", a story of the maple sugaring process. Copies of the book have already been donated to SAD 75 and Brunswick schools, as well as the Topsham Library. Mr. Steve Podgajny accepted the book on behalf of Curtis Memorial Library.

5) Council Workshop re: budgeting process

Manager Gerrish requested a workshop to study the budgeting process in Brunswick. The Council agreed on the date of July 22, 2002.

Manager Gerrish also said that an end of fiscal year Special Council Meeting may not be necessary this year. If it is, however, it would be held on Thursday, June 27, 2002 at 5:00 p.m.

6) Expenditure of funds regarding old high school

Manager Gerrish asked for the Council's permission to expend approximately \$6,000 to \$7,000, which funds are available in the Recreation Department budget, to hire an architect to look at the A/B wing of the old high school to get planning estimates regarding the relocation of the preschool there. There was no objection from the Council.

Chair Priest acknowledged the Brunswick High School boys Lacrosse team and wished them well as their state championship game was being played this evening.

Councilor Rice announced that he had received contributions for the two signs that were approved to announce Brunswick as the home of the Boys State Championship High School Basketball Team. The donations were received from: Brunswick Taxi, Goodwin's Chevrolet, Sitelines, Bowling Bowl, Bodwell Motors, D'Alessio's Auto, and Uncle Tom's Market. Councilor Rice also made a donation. The signs are at the intersection of Mill and Pleasant Streets, and on Old Bath Rd.

Councilor Galloupe moved, Councilor Watson seconded, to accept the donations for the signs and expend the funds. The motion carried with seven (7) yeas.

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Cable TV Coordinator John Goran announced that the championship game would be replayed on Channel 7 later in the week.

Adjustments to the Agenda:

Manager Gerrish said that the application for Wrappers under item #110 had been withdrawn. Item #112 had been withdrawn, as well. Manager Gerrish said that he would be requesting item #117 be tabled, and asked that item #119 be added, to consider approval of a games of chance license.

Hearing no objection from the Council, Chair Priest added item #119 to the agenda.

110. The Town Council will hear public comments on requests for Victualer Licenses and will take any appropriate action.

**The China Pearl, Inc. d/b/a The China Pearl (renewal)
112 Pleasant Street**

Chung Hua Wang

Chair Priest opened the public hearing. Hearing no comments, he closed the public hearing.

Councilor Crimmins moved, Councilor Rice seconded, to approve a victualers license application for The China Pearl. The motion carried with seven (7) yeas.

(A copy of the public hearing notice will be attached to the official minutes.)

111. The Town Council will hear public comments on the following requests for Alcoholic Beverage Licenses and will take any appropriate action.

Full Time Malt:

**Wayne Alexander d/b/a Ye Olde English Fish & Chips (renewal)
17 Bow Street**

Wayne Alexander

Chair Priest opened the public hearing. Hearing no comments, he closed the public hearing.

Councilor Crimmins moved, Councilor McCausland seconded, to approve an alcoholic beverage license for Ye Olde English Fish & Chips. The motion carried with seven (7) yeas.

(A copy of the public hearing notice will be attached to the official minutes.)

101. Tabled. The Town Council will consider assisting in the funding for a water main extension on Thomas Point Road and will take any appropriate action.

Manager Gerrish referred to a letter from the Town Attorney, addressing questions asked at the previous meeting regarding impact fees. He also reiterated his previous recommendation that if the Town builds on the site, public water will be needed.

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Councilor Galloupe said he was not in favor of a sub-station at Cook's Corner because of the cost of staffing and maintenance. He said he could not see putting \$30,000 into the project, which is still speculative.

Councilor Crimmins said the Fire Station Planning/Building Committee is looking at one site downtown. He will not support the request for funds.

Councilor Lowe agreed it was not clear if and when a sub-station will be built there. He said there should be no investing in the project at this time.

Manager Gerrish explained that the Town bought the property for \$75,000 with a house on it, that the Town has since had demolished. The property is in the Cook's Corner Zone and can be developed. Water would make the site more valuable, but to what extent he was unsure.

In response to Councilor Galloupe's question as to whether or not the value, with water, would increase by \$30,000, Manager Gerrish said he had spoken with the Assessor, and they both felt they could not speculate, that it would depend on what was done on the site.

Councilor McCausland moved, Councilor Crimmins seconded, to decline to participate.

Councilors Rice said he recognized the value of Sweetser to the community; however, he thought the money could be better spent elsewhere. Councilor Watson agreed with Councilor Rice.

Bill Van Twisk - resident and real estate broker representing Sweetser, did research into the decision to buy the property for the fire sub-station. He quoted the minutes of the Council meeting of July 17, 2000, and cited newspaper articles surrounding the decision. He said the Council was backtracking now, and that was an inefficient way to do business. Mr. Van Twisk said the \$30,000 investment would be a good one.

Councilor McCausland said the property was purchased to get a toehold, but that no decision and no timetable had been established to build the sub-station there. He said the item currently before the Council and the building of the sub-station are two unrelated issues.

Ted Crooker - contractor and resident, asked the Council to consider the possibility that they would get back their money if they invested in the water main extension now. He asked that the Council look at the bigger picture and invest in the infrastructure.

Vote on the motion. In favor: Galloupe, Rice, Priest, Lowe, Crimmins, McCausland. Opposed: Watson.

(A copy of a letter from the Town Attorney will be attached to the official minutes.)

- 112. The Town Council will consider a request for a permit for “Sellers of Prepared Food on a Public Way” on the Brunswick Mall from Sandra Webber, d/b/a Wrappers, and will take any appropriate action.**

This item was withdrawn.

- 113. The Town Council will discuss the composition of the Welfare Fair Hearing Board and will take any appropriate action.**

Manager Gerrish requested that the Council discuss the possibility of changing the process for Fair Hearings.

Mary Reindl, Director of Human Services, outlined the three processes that are acceptable under state law, and talked of the difficulty in retaining volunteers for the current board, which seldom meets. She explained that if no quorum of the board is present for a Fair Hearing, the Town automatically loses the appeal. Director Reindl asked for advice from MMA and polled other communities as well.

(Councilor Randolph arrived.)

Director Reindl asked the Council to consider one person rather than a board to adjudicate Fair Hearings. She recommended appointing three people to act in the capacity, but using only one to hear an individual case. She went on to state that the appointees must be trained in the laws and need insight into the welfare system as a whole.

Councilors McCausland, Galloupe, Rice and Watson expressed their opinions that the change would be a good one. None of the other Councilors disagreed.

Chair Priest stated that it was the sense of the Council to go forward with the change.

(Information regarding Fair Hearings, and the opinion of MMA, will be attached to the official minutes.)

- 114. The Town Council will consider adding a citizen member from the Brunswick Intown Group to the Fire Station Planning Committee, and will take any appropriate action.**

Councilor Randolph asked that the Brunswick Intown Group be represented on the Fire Station Planning/Building Committee, and that Betsey Alden of BIG be that representative.

Councilor Crimmins said that a bad precedent would be set by appointing someone at this point. It had been an advertised position, and others, applicants who were interviewed, had been turned down.

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Councilor Watson said that some excellent candidates had been declined positions on the committee. He was against arbitrarily, after the fact, adding a person who has been named.

In response to Chair Priest's inquiry, Councilor Crimmins said it would certainly be possible to send notifications and minutes of meetings to BIG and the committee would welcome all input. He said that adding another person to the committee at this time would be bad policy.

Councilor Randolph said she would like to have BIG invited to speak with the committee as they have specific needs and desires that are important.

Councilor Crimmins said that there was no intent to exclude anyone, that the committee will use Cable TV and will announce its meetings. They are just in the beginning stages. He had no problem with inviting representative of BIG to meet with the committee.

Councilor Randolph said she would be satisfied by having BIG meet with the committee.

Councilor Watson said he would bring this issue to the committee's attention at their next meeting.

Councilor Crimmins reminded everyone that initially there were not enough applicants for the positions on the committee, and it was re-advertised. It was not rushed in any way.

115. The Town Council will consider a request from the Brunswick Community Housing Coalition for funding to complete a housing study, and will take any appropriate action.

Councilor Rice said the coalition was asking the Town for a pledge of a maximum contribution of \$8,900., the difference between what they have already received in pledges and what is needed to go forward with the contract for the study. He said that pledges are still actively being sought, so the final amount of the Town's contribution will quite possibly be less than \$8,900.

Councilor Lowe said the study will give facts and a basis for decision making. He supports the request.

Councilor Lowe moved, Councilor Galloupe seconded, to approve the request from the Brunswick Housing Coalition for funding from the 2002-2003 budget not to exceed \$8,900 to complete a housing study; funds above the \$7500 budgeted coming from the planning funds for the comprehensive plan.

Councilor Randolph said she is against using comprehensive plan funds for this study.

Councilor Galloupe said this is a key document to the comprehensive plan and using the funds is well justified.

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Councilor McCausland said the study will give us documentation to fall back on, not only with respect to the comprehensive plan, but for specific decision making regarding affordable housing in Brunswick.

Chair Priest confirmed with Councilor Rice that the coalition is still actively fundraising. He questioned if approving only the \$7500 that has been budgeted, \$1400 less than is needed, might be an incentive for the rest of the money to be raised elsewhere. Chair Priest supports the housing study but is concerned with spending more than was budgeted, since funds are also needed elsewhere.

Councilor Rice said that he and the committee recognize the budget issues, and will continue to pursue pledges elsewhere, but would like a fall back from the Town in order to be able to commit to the contract.

Vote on the motion. In favor: Watson, Galloupe, Rice, Lowe, Crimmins, McCausland. Opposed: Priest, Randolph.

(A copy of a memo from John Hodge, a progress report, and the housing study work plan and budget will be attached to the official minutes.)

116. The Town Council will discuss renewal of the Service Agreement with InforME for the Rapid Renewal/Excise Tax Plan and will take any appropriate action.

Manager Gerrish acknowledged there is a cost to the program, but doing business online is the wave of the future. He recommended extending the agreement for another four years. Manager Gerrish also commented that perhaps legislation can be passed that will allow municipalities to charge an additional 2% on Rapid Renewal transactions to cover the credit card cost.

Councilor McCausland moved, Councilor Watson seconded, to renew the service agreement with InforME to continue the Excise Tax/Rapid Renewal internet program. The motion carried with eight (8) yeas.

(A copy of the extension of service level agreement will be attached to the official minutes.)

117. The Town Council will consider accepting the dedication by Warranty Deed of the new Moody Road/Durham Road intersection from Reginald and Pauline Hannaford, and will also consider approval of the Discontinuance Order and the Consent to Discontinuance of the Old Moody Road/Durham Road intersection, and if both are approved, the Council will order that they be filed with the Town Clerk.

Hearing no objection from the Council, Chair Priest tabled this item to July 1, 2002.

118. The Town Council will receive a report from Ted Crooker concerning a proposal for the use of his property in East Brunswick for a Fire Department

Sub-station, Train Station and Recreation Site, and will take any appropriate action.

Ted Crooker presented a proposal for a multi-use municipal facility on a 17 acre parcel on Old Bath Road currently owned by Mr. Crooker. The property is also the location of the future tower site. He envisions a fire sub-station, a train station, bathroom facilities and parking for the bike path, as well as tennis courts and playing fields. Mr. Crooker talked about the history of trains in Brunswick and that in the past there had been two commercial stops in Brunswick; Mr. Crooker still sees the merit to having two stops, one downtown and one in east Brunswick, especially since the hospital has relocated there. He said he is not opposed to a new fire station but he sees the sub-station as a greater need. He also pointed out that there are no recreational areas for the children in east Brunswick

Mr. Crooker suggested that a Municipal Investment Trust Fund that was recently passed by the legislature might be a good source of funds for a project like this. He went on to give more reasons for his belief that this is a good site for the Town. The tower site will have underground utilities, there is 2000 ft. of railroad track, there is interest from the hospital in having an on-off ramp from Route 1 which may be able to utilize part of this parcel and relieve the traffic pressure at Cook's Corner. He would like the Council to consider a vote in the near future.

Councilor Randolph thanked Mr. Crooker for all his efforts in the town of Brunswick and asked if the property would be a gift to the town. Mr. Crooker responded that it would not.

Councilor Rice thanked Mr. Crooker for his efforts and said there were some good ideas in the proposal, and that he would bring the information to the Train Committee.

Councilor Crimmins said that the property already being looked at for a sub-station does not appear to be the best one, and he thought this concept had a lot of merit and he would bring it up to the Fire Station Planning/Building Committee.

Councilor Watson expressed his excitement with the project and asked whether or not the Recreation Department had seen it. Mr. Crooker responded that the Parks and Recreation Director had seen it, as well as the Fire Chief and the Town Manager.

Manager Gerrish said the concept is worthwhile, that the appropriate committees will be taking up this proposal, and what needs to be addressed next is the cost.

119. The Town Council will consider approval of a beano/bingo or games of chance license for the International Association of Machinists for an event to be held at Thomas Point Beach on July 13 and 14, 2002 and take any appropriate action.

Councilor Watson moved, Councilor Galloupe seconded, to approve a request from the International Association of Machinists to operate games of chance at Thomas Point Beach on July 13 and 14, 2002. The motion carried with eight (8) yeas.

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Councilor Randolph moved, Councilor Lowe seconded, to adjourn. The motion carried with eight (8) yeas.

The meeting adjourned at 9:25 p.m.

PLEASE NOTE: THESE MINUTES ARE NOT VERBATIM. A TAPE RECORDING OF THE MEETING IS AVAILABLE AT THE TOWN CLERK'S OFFICE DURING REGULAR BUSINESS HOURS.

Elin M. Gould
Acting Town Clerk
June 19, 2002

July 1, 2002

Date of Approval

Council Chair