

**TOWN OF BELGRADE
BOARD OF SELECT PERSONS MEETING
TUESDAY/ JUNE 3, 2008 / TOWN OFFICE / 7:00 P.M.**

MEETING CONVENED 7:00 P.M./ ADJOURNED 9:27 P.M.

Officials in Attendance:

Melanie Jewell	Select Person, Chair	Gordon Pow	Building Committee
Ricky Damren	Select Person, V. Chair	Dennis Purington,	Building Comm.
Richard Carey	Select Person	Pat Pow	Library Trustee
Dan Newman	Select Person	Marica Haigh	Librarian
Dennis Keschl	Town Manager	Conrad Shaw	Building Committee
Loyce Hayslett	Librarian Trustee		
Jack Sutton	Transfer Station Committee & Budget Committee		

Order of Business:

1. The Board reviewed the meeting minutes of the May 20th, 2008 meeting. Ricky Damren made a motion to approve of the May 20th minutes. Dan Newman seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)**

Unfinished Business:

1. The Town Manager stated he had not had an opportunity to speak with the clerk concerning the foreclosures. A letter will be drafted, concerning individuals in foreclosure, and brought to the Board for their review. Ricky Damren made a motion to table the agenda item until the June 17th meeting. Dan Newman seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)**
2. The Town Manager stated he had made an offer of \$25,000 on the Property adjacent to the Transfer Station. They have counter offered \$37,000. The Town Manager made another offer of \$27,500. This bid was rejected. The recommendation of the manager is to let it sit a while before attempting to make another offer.

New Business:

1. Ricky Damren made a motion to table the agenda item concerning the building committee, until the chair, Gordon Pow, was in attendance. Dan Newman seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)** Gordon Pow arrived at the meeting at 7:50 p.m... Ricky Damren made a motion to remove the agenda item from the table at 8:10 p.m... Dan Newman seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)** Gordon presented a progress report to the Board on the building committees work over the last month. **(Please see the attached report)** The report consisted of; operating rules & procedures, task priorities, site location criteria and a composite site selection score sheet. The Stuart Property scored the highest with the Endicott Property second and the Town owned gravel pit scoring third. The group feels they have used their best judgment thus far without professionals. They need to have professional testing done on the piece of property

and cannot go any further at this time. The property space meets the requirement of 4 spaces per 1,000 square foot for parking. There needs to be some engineering studies done on the Stuart Property to make sure this property is adequate. The building would have to be two stories in order to meet the needs recommended by the ad-hoc building committee of 18,000 square feet. The cost of the Stuart Property is \$140,000. The Friends of the Library have signed a purchase sales agreement. There is an intent is to donate the property to the Town of Belgrade. Ricky Damren asked if the property is limited to expansion. Gordon said there is land to the North and the possibly if needed the ball field for expansion. This property meets the requirement of space for the next 25 years. The Committee feels they have met the requirement of Article 27 **(Please see the attached article)** passed at the March 2008 Town meeting, and they would like to have the funds of this article released so they can move forward in having the engineering studies performed on the property. Ricky Damren made a motion to release the \$20,000 raised for the purpose of performing professional surveys and studies on the Stuart Property subject to a written agreement or contract with the Friends of the Library, whose intent it is to donate the property to the Town, with the Town Manager, Dennis Keschl authorized to sign the agreement between the Friends of the Library and on behalf of the Town Of Belgrade. Richard Carey seconded the motion. **CLOSED 3/0/1 ABSENT (CHRIS MERROW) / 1) ABSTENTION (DAN NEWMAN)**

Richard Carey has now become an Ad-Hoc Member of the Committee.

2. MacGregor Stocco was present from the Long Range Planning Committee to speak to the Board about a piece of property down in the Belgrade Lakes Village that is available. The property is about 12.5 acres of land and would provide access to Great Pond. MacGregor stated he felt the Town could benefit from purchasing this property as it could provide additional recreational opportunities, help to expand parking in the village area, would allow for boat access on Great Pond and could potentially provide hiking/biking trails that would link the village to the Center for All Seasons. **(Please see the attached information)** MacGregor said there may be some possible interest in combining forces with the BRCA in attaining the property. The Town Manager said perhaps this property could work to the Town's benefit with the State and Streetscape in the village, which comes up next year for possible funding. MacGregor requested the Board keep this property in mind for the if the Town considers going to bond for construction of a new municipal commons.
3. Pat Pow was present from the Library Board of Trustees to let the Board know they have formed a sub-building committee from the Trustees. Their basic goals are to look at a concept plan for the library, develop a process of working with the Municipal office, to look at historical data, review interior spaces to meet the needs of the library, and other areas of building. The Friends of the Library have signed a purchase sale agreement with the Stuart Family. They feel this piece of property can contain all aspects of a municipal commons. There was some discussion about Town Officials being kept abreast of activities taking place so if they are approached they feel as though they are informed about the activities surrounding the work being done concerning finding an ideal location for a municipal commons. Ricky Damren asked why he was not aware a purchase sales agreement has been signed. Marcia stated it had been signed to hold the property in the event another purchaser had come along that was interested in the property. The property is 2.01 acres. The building would have to be a two story building.

4. The Board reviewed the request from Leo Barnett to purchase property owned by the Town. The Town Manager stated after looking into the property further, we do not have any record it was foreclosed on by the town and does not appear to have been recorded at the registry of deeds. The Town Manager is having the Town Clerk look into the issue to see what the Town needs to do to acquire a deed. Ricky Damren made a motion to table this agenda item until more information and a deed are attained. Dan Newman seconded the motion.
CLOSED 4/0/1 ABSENT (CHRIS MERROW)
5. The Board reviewed the revised contract handed out between the Town of Belgrade and Waste Management. The Town Manager stated that Maurice Child's contract with the Town runs out on June 30, 2008 and Waste Managements contract will begin on July 1st, 2008 for a three year contract. Ricky Damren made a motion to approve of the contract with Waste Management for the Transportation of the Town of Belgrade's Municipal Solid Waste beginning on July 1st, 2008 for the period of three years, until June 2011, with possible negotiations to for two additional one year terms. Dan Newman seconded the motion.
CLOSED 4/0/1 ABSENT (CHRIS MERROW)
6. The Board reviewed the three applications for a background check and gave their approval for the Town Manager to sign the background checks.
7. The Board reviewed the **Municipal Warrant #24** for the amount of **\$431,756.64**. Richard Carey made a motion to approve **Municipal Warrant #24** for the amount of **\$431,756.64**. Ricky Damren seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)**
8. The Board reviewed **Manual Warrant #2333** for the amount of **\$8,090.50**. Melanie Jewell made a motion to approve of **Manual Warrant #2333** for the amount of **\$8,090.50**. Ricky Damren seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)** The Board reviewed **Manual Warrant #2334** for the amount of **\$24,513.79**. Richard Carey made a motion to approve of **Manual Warrant #2334** for the amount of **\$24,513.79**. Ricky Damren seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)**

Updates & Announcements:

- The Town manager reviewed his updates with the Board.

Melanie Jewell made a motion to adjourn the meeting at 9:27 p.m... Dan Newman seconded the motion. **CLOSED 4/0/1 ABSENT (CHRIS MERROW)**

Respectfully Submitted

Mary Vogel, Executive Secretary to the Board of SelectPersons