



# MINUTES PLANNING BOARD JANUARY 9, 2014

Dan Nezol - Regular 2014  
Joshua Holmes - Regular 2015  
James Lemieux - Regular 2015  
Karin Paradis - Associate 2015  
Curtis Lunt- Regular 2016  
Don Fellows - Regular 2016  
Tyler Goletti - Associate - 2016

- 1. CALL TO ORDER:** The Chairman, Mr. Fellows called the meeting to order at 7:00 PM.
- 2. ROLL CALL:** Regular members present were Don Fellows, Curtis Lunt, Dan Nezol. Excused absences were James Lemieux and Josh Holmes. Associate members present were Karin Paradis and Tyler Goletti. Also present were Dennis Douglass, Code Enforcement Officer; Amanda Bunker, Wright-Pierce Land Use Planner; and approximately seven audience members.

### 3. CHAIR’S REVIEW OF MEETING RULES:

There is no public hearing or cases on the agenda so the Chairman, Mr. Fellows omitted the review of the meeting rules for this meeting.

The Chairman granted Mr. Golletti and Ms. Paradis voting privileges for this meeting.

### 4. WRITTEN COMMUNICATIONS:

**VOTE (2014-1)** Mr. Lunt seconded by Ms. Paradis moved to approve the minutes of December 5, 2013. **Order passed. Vote: 5-0.**

### 5. PUBLIC HEARING: None.

### 6. NEW BUSINESS:

#### PRESENTATION OF CAPITAL IMPROVEMENT PLAN

The Chairman, Mr. Fellows gave a brief introduction of the Interim Town Manager, Michael Huston.

Mr. Huston, introduced Finance Director, Jessica Maloy to present the Capital Improvement Plan.

Ms. Maloy said the Capital Improvement Plan includes items that are over \$10,000.00 that are bonded or budgeted in more than one fiscal year. Ms. Maloy reviewed the unfunded items as follows:

<u>Item</u>	<u>Amount</u>	<u>Term</u>
MTM windows and siding project	\$ 15,000	3 years
Salt Shed at Public Works	\$ 10,000	5 years
Computer Server Upgrade	\$ 10,000	3 years
Fire Truck Replacement Program	\$ 75,000	1 year
Public Works Pick-up Truck	\$ 15,000	4 years
Cab & Chassis	\$ 10,000	8 years
Paving Supplement	\$400,000	Ongoing
Excavator - Public Works	\$ 20,000	5 years
Trailer - Public Works	\$ 20,000	1 year
Furnace - Parks	\$ 15,000	1 year
Playground Structure - Recreation	\$ 12,000	1 year
ACO Mobile & Portable Radios & MDT's	\$ 8,000	4 years

<u>Item</u>	<u>Amount</u>	<u>Term</u>
Replacement Cruiser Program 1 - 2009 unit	\$ 6,875	4 years
Replacement Cruiser Program 2-2008 units	\$ 13,750	4 years
Mobile Radios (11)	\$ 8,250	4 years
Voter Radio System	\$ 6,500	4 years
Document Imaging Unit	\$ 3,500	4 years
Solid Waste Yard Paving	\$ 20,000	1 year
<b>Total Unfunded</b>	<b>\$678,875</b>	

The Chairman, Mr. Fellows told the board members that they need to make sure it is in line with the Comprehensive Plan. He said that the Comprehensive Plan calls for a Water front Park that should be considered in the future, it also calls for Paving so he was glad to see that in there and hopes it stays.

Mr. Lunt agrees with the development of a Riverfront park and thinks that alternative financing should be considered for paving.

Mr. Huston, Interim Town Manager said to keep in mind that you may want to look at complete rebuilds versus all overlays. Even though they may cost more up front you get more longevity out of them.

Ms. Maloy said to answer Mr. Lunt regarding alternative financing that the Town is still under its last bond for roads with five years remaining and she would not recommend doubling that. She also said she had not seen the School or Water Department Plan so she could not comment on those plans.

**VOTE (2014-2)** Mr. Lunt seconded by Ms. Paradis moved to approve the Capital Improvement Plan with the following comments:

- The board felt that the comprehensive plan discusses the need for development of a water front area along the Androscoggin River in Lisbon Falls to serve as a focal point and visual access to the river. We feel that should be considered for inclusion at some point and relatively soon since the plan is now in its 6<sup>th</sup> year or so since inception.
- The board also felt that with regard to infrastructure, the paving lines in the public works section of the municipal submission need to be considered with a priority in mind. Whether and what portion of the funds assigned are dedicated to overlay or to reconstruction, is a serious consideration that merits thought and discussion. The comprehensive plan makes reference to providing for road infrastructure upkeep as an important consideration and we agree.

**Order passed. Vote: 5-0.**

## **7. CODE ENFORCEMENT OFFICIAL BUSINESS:**

Dennis Douglass, Code Enforcement Officer said that he has done 97 Building Permits, 31 Plumbing Permits, 74 Electrical Permits, and 36 Miscellaneous Permits bringing in \$9,260.00. Please note that fees for Electrical Permits go directly to the Electrical Inspector and a percentage of Plumbing Permits go to the State of Maine as well. He also provided the board with a copy of a slide from his Department's Power Point Presentation that he will give to Council on January 21st.

*\* These minutes are not verbatim. A recording of the meeting is on file.*

**8. PLANNING ASSOCIATE OFFICIAL BUSINESS:** None.

**9. OTHER BUSINESS:**

The Board needs to move its next meeting to January 30, 2014 at 7:30 PM.

**10. ADJOURNMENT**

**VOTE (2014-3)** Ms. Paradis, seconded by Mr. Goletti moved to adjourn to workshop at 7:55 PM.  
**Order passed. Vote: 5 -0.**

---

Jody Durisko  
Administrative Assistant  
Date Approved: 1/30/2014