

Winthrop Town Council
Regular Meeting
Monday, July 7, 2014 at 7 p.m.
Town Office

Chairman Cookson Called meeting to Order at 7:00 p.m.

Roll Call - Chairman Kevin Cookson, Councilors, Sarah Fuller, Linda Caprara, Ken Buck Sr., Larry Fitzgerald, Don Ellis Jr., Richard Henry. Town Attorney Lee Bragg, Town Manager Jeff Woolston, Recording Secretary Joyce Tillson, Carl Swanson were in attendance.

Ordered that the Winthrop Town Council meet to consider the following items:

Approve June 2, 2014 Council minutes and May 29, 2014 Budget Workshop minutes

Motion: Fuller

Second: Henry

Discussion: None

Vote: 7-0

Item #50 - Public Hearing to consider accepting Micro-Grant funding.

Chair Cookson opened public hearing at 7:05 p.m..

The town will be administering for two businesses. The grants require a committee be set to monitor the monies and grant compliance. Committee will be Town Manager/Treasurer Jeff Wolston, Darlene Beaulieu Finance Director and Council Chair Kevin Cookson.

Public asked: Is town liable? Jeff explained only if we don't account for it. The monies will be invoiced and come from Augusta to Winthrop. Henry – Is the town monitoring the bussiness as in bids? Will they be local?. Jeff explained there are mulpile vendors and contractores. Henry – wondered if might require local; keep dollars in the community. Cookson explained it is a block grant that requires many guidelines.

Closed public hearing at 7:10 p.m.

Item #51 - Consider Accepting Micro-Grant funding

Motion: Buck

Second: Henry

Discussion: Sarah will abstain as she has put a quote in for one of the businesses.

Vote 6-0-1 Fuller

Item #53 - Investment Committee Appointment

Fuller explained that committee met and approved appointment and that additional members be appointed as he is a sole member. Need 2 from community, 2 from Municipal and 1 from Council.

Motion: Fuller to accept committees recommendation for appointment

Second: Henry
Discussion: None
Vote: 7-0

Item #54 Consider Request to Close Downtown Public Parking Lot for Flu Clinic

Jeff explained that RiteAid Wellness Ambassador would like to set up flu clinic Monday, September 15, 2014 in Municipal parking lot.

Fuller thinks it is a good idea, yet blocking parking for people going to clinic might not make sense. Henry explained Cross point. No representation so do not know if tent or van, need more details. Caprara need to have a representative here to answer questions,

Motion: Fuller moves to table until August meeting

Second: Henry

Discussion: None

Vote: 7-0

Item #55 Recreation Committee Update to Council

Item #56 - Public Hearing for Newest General Assistance Rates for 2014-2015

Chair Cookson opened public hearing at 7:30 p.m.

Priscilla – There is a new GA person and is it working out well. The new GA spoke saying was going great. Priscilla how many families on GA. Two to Three people a week apply. Public – what is the general increase from last year. Cookson wasn't sure but Ga says very minimal.

Closed Public Hearing at 7:33 pm

Item #57 – Consider Newest General Assistance Rates for 2014-2015

Chair Cookson gave rates for Kennebec County as give from Augusta as:

per person: One - \$517, Two - \$598, Three - \$764, Four - \$964 and 5 or more \$1,027.

Motion: Fuller

Second: Henry

Discussion: None

Vote: 7-0

Item #58– Library Addition Update

Cookson asked that the design for new building be shown for the public to see.

Motion: Fuller to put Library addition out to bid. With bid openings to happen on July 31, 2014

Second: Fitzgerald

Discussion: Fuller in time for August Council Meeting. Cookson – when renovations to old town hall for PD, there was a snag; are you recommending that general bid gives 5 or 10 % to local. Should be open bid to any and all. Fitzgerald low bid wins.

Vote 7-0

Other Business: Cookson would like Council to weigh in on. Letter from Earl Shellings Worth, States Preservation Officer. To put Winthrop Mill, on the preservation list. Would like a letter saying like idea or op pose. In order for this to occur the only beneficial wise to the owner of property if placed on list provides a 20% investment tax credit. Fuller – this credit does help with redevelopment and has been positive; however would like details to see how would impact TIF district. Caprara – thinks goes way beyond and what you can do to propey is limited and Caprara would like to see this property to continue to develop and this may resdriect. Henry – concerned that can't touch all of it and could be for example a fire hazard. Fuller – there are many examples and the owner has wanted to rent out for multi use. Fitzgerald gave example of a similar issue in Hallowell and ADA and accomadations. Letter request answer by July 25, 2014. Caprara not in favor; one thing if smaller building and has historic values; this is income producing. There is a lot to be considered. Fuller – do not need to make an investment; if we don't look at it at all we could be harming ourselves in the future. It is a signfigant part of the towns history. Could be a new engine for the community. Henry – if looking at builidngs out back need to look at the whole and what can be done. Cookson – years ago renovated Governer Hills Mansion and couldn't touch the outside; and a lot of other issues that can not be changed. Fuller – if we don't agree can still be on list; yes it can, each owner has a vote. The Winthrop doesn't have a vote, Mre Shellings just asking if town supports or doesn't support. Public asked about how owner feels; and that owner should come before council. Council does not know this. Fuller – letter is requesting recommendation. Caprara – if we say nothing it leaves it open to judgment. If owner wants he needs to come to Council and ask not leave letter up to Council to guess. If we don't answer we are saying we don't care; and do care, want to continue development. Henry – if owner was interested Councils support or not he would be here today. Fuller – the letter does not state if Owner got a copy of letter. Fitzgerald thinks we should check with owner to see if he received a copy of the letter.

Motion: Caprara to have Town Manager draft a letter Council not in favor; decline unless we hear differently from property owner; five day hold on letter.

Second: NONE

Motion: Fitzgerald -Town manager to contact propey owner and follow his lead as to his wish to be on list or not.

Second: Caprara

Discussion: Henry – if owner is in favor and safety issues do not get taken care of and the Council is held liable. Fuller – knows owner and that he would not make decission blindly and would trust opinion of owner

Vote: 6-1 Henry

Other Business

Ellis – One of Winthrops Native Sons - Joe Corveau has done several years in Haiti; there is a fund raiser on July 20th at St. Francis Hall. Details on St. Michaels web site.

Manager's Report

MDOT -rumble strip just about ready to go on; no set date as yet. Alot of documents for Micro-Grants needing signature; please circulate. Had to have the public hearing; there are other documents for the federal government. Jeff appologizes for the amount of paperwork, grant regardless of dollar amount many signaruteres required.

Jeff – spoke with Monmouth concerning using transfer station. Monmouth selectmen voted to allow Winthrop citizens with stickers to use Monmouth if we should go off line again.

Council order to apply tax payments to oldest debt first. Also a paper that is treasurers disbursement warrant policy authorizing the finance commission to sign warrants on behalf of the council.

There are three quit claim deeds to sign.

Copy of bundled fees from EMS.

Election Ballot Maine Municipal legislative policy committee: two are running:

Scott Morely – Gardiner City Manager

Curtis Slump - Monmouth Town Manager

Meeting in Waterville to discuss Perk. Buck asked about parts cost.

Motion: Fuller to approve quitclaim deeds as presented ; Map 11 Lot 2

Second: Ellis

Discussion: None

Vote – 7-0

Cookson gave rumble stripe locations. Some will have white line and not center lines due to previous work. Stopping at DR Strucks. As accident rate from there to Manchester isn't high enough to justify doing any work at this point.

Motion: Buck - Jeff Woolston, Darlene Beaulieu , Council Chair Cookson for committee as required by the Micro-Grant

Second: Caprara

Discussion: None

Vote: 6-0-1 Fuller

Item #59 – Consider an executive session to discuss a property tax abatement application, pursuant to Title 1 MRSA Secions 405(6)(F)

Motion: Fuller 8:25 p.m.

Second: Henry

Discussion:

Vote: 7-0

Item #60 – Consider going into executive session in accordance with 1 MRSA, Secion 405.6.E – Consult with legal counsel regarding union negotiations.