

**COUNCIL MINUTES OF
April 14, 2022**

COUNCIL PRESENT: Charles Ellms, Andrew Bermudez, Peter Haskell, Adam Briggs, Heidi Kinney, Levi Ladd, David Palmer

VII. EXECUTIVE SESSION

I. Labor Contracts/Negotiations, Per MRSA Sec 405 (6) (D)

Heidi Kinney made a motion to go into executive session at 6:30p.m.

Second: **Peter Haskell**

Vote: Vote unanimous in favor, motion passes

Adam Briggs made a motion to come out of executive session at 6:50p.m.

Second: **David Palmer**

Vote: Vote unanimous in favor, motion passes

No action was taken

STAFF PRESENT: Marilyn Curtis

PRESENTATION OF SPIRIT OF AMERICA AWARD

Trampas King presented Council Chair **Andrew Bermudez** with the award. **Mr. King** stated that he goes above and beyond for the community and was instrumental in starting the monthly food distribution and the Work Camp. **Mr. Bermudez** thanked the Council for the award and stated that he couldn't achieve everything on his own and thanked those that have helped him.

I. PUBLIC HEARING

I. Ordinance C2022-1 New Lease Agreement for Dexter Municipal Golf Course

Marcia Delaware, former Councilor, addressed the Council stating she has had an ongoing concern about the apartment over the club house with the contractor getting all the funds and nothing going to the Town. **Trampas King** stated that it won't be an apartment. **Andrew Bermudez** asked if the term apartment can be taken out of the lease. **Levi Ladd** stated that it could add value to the course if it is used as a "club" for members but take the term apartment out, so it isn't used as a rental. **Ms. Delaware** pointed out that residence is mentioned on page 3, letter I and page 5 letter D. **Mr. Ladd** noted that it also states that anything done with it has to be approved by the Council so it shouldn't be a problem. **Ms. Delaware** also asked about page 3, letter N and inquired if it is clearly defined as to what the Town pays for and what **Mr. Wilks** is responsible for. **Mr. King** stated that it is. **Ms. Delaware** pointed out that it is also repeated on page 4, letter J. **Ms. Delaware** asked about letter I on page 4 that states the Town will contribute to the Golf Course reserve fund and said that would be the only account that is mandatory to put money into. **Mr. Bermudez** stated that the equipment we have is old and we have no money to replace anything so we need to start building up the account so we can have money for new equipment. He pointed out that the lease is only for 3 years so can be changed then. For now, it is protecting us from needing new equipment with no money. **Ms. Delaware** stated that by putting it in writing it obligates the Town to put money in every year and no other account has that mandate. **Mr. King** stated that there are other reserves that should be mandatory and that Council's before this kept sucking money out of reserves and not putting any money back in and we need to start focusing on getting ahead and this might be the start. He pointed out that it may only be \$50 a year but we need to do something. **Ms. Delaware** stated that as long as they are comfortable with saying they are committed to doing that. **Mr. Ladd** asked about adding language that specifies how the money in the reserve account is allocated. **Mr. Bermudez** stated

**COUNCIL MINUTES OF
April 14, 2022**

Vote: Unanimous in favor, motion passes

IV. UNFINISHED BUSINESS

1. Manager's Report

Trampas King thanked everyone for coming, in person and via zoom. He stated that we fared well with mud season this year as a lot of Towns were worse. **Mr. King** reported that there would be an adult skate night at the Town Hall on April 22nd and that the rec committee had also hosted a two-night hunter safety course and were looking into hosting a babysitting course as well. **Mr. King** invited everyone to participate in the Town Clean Up Day to be held on Sunday May 1st starting at 9:30. Lunch will be provided by Hannaford afterward. **Mr. King** stated that the Red Hotdog Festival committee is meeting on the second Tuesday of the month, and all are welcome to attend. They are looking for several volunteers for the festival itself on August 13th. The Eagle Scout project has been completed along with help from fellow boy scouts.

2. Departmental Reports

No Comments

3. Ordinance C2022-01 New Lease Agreement for Dexter Municipal Golf Course

BE IT ORDAINED that the Dexter Town Council hereby authorizes the Town Manager to sign the lease agreement with Ryan Wilks for the operation of the Dexter Municipal Golf Course for A term of three (3) years.

Filed April 14, 2022

LEVI LADD

Second: **Charles Ellms**

As discussed, Ordinance would be passed with amendments to be made for next meeting.

Vote: Unanimous in favor, motion passes

V. NEW BUSINESS

1. Resolution B2022-1 Penobscot County Mitigation Plan

PENOBSCOT COUNTY HAZARD MITIGATION PLAN – 2022 UPDATE

BE IT RESOLVED, Whereas, natural and man-made disasters may occur at any time, we recognize that to lessen the impacts of these disasters we will save resources, property, and lives in Penobscot County”

And whereas, the creation of a multi-jurisdictional Hazard Mitigation Plan is necessary for the development of a risk assessment and effective mitigation strategy”

And whereas, this multi-jurisdictional county of 3 cities, 52 Towns, 4 plantations, and a portion of Maine’s Unorganized Territory is committed to the mitigation goals and measures as presented in this plan:

Therefore, the City Councils and Boards of Selectmen of the Incorporated Towns and Plantations hereby adopt the Penobscot County Commissioners, acting on behalf of the County and its portion of the Unorganized Territory hereby adopt the Penobscot County Hazard Mitigation Plan – 2022 update.

Filed April 14, 2022

PETER HASKELL

**COUNCIL MINUTES OF
April 14, 2022**

It was also noted that the Mechanic Street property is on the agenda to be demolished so that won't be put up for bid.

Vote: Unanimous in favor, motion passes

3. Order A2022-17 Transfer Money from Museum Reserve Account

BE IT ORDERED that the Dexter Town Council hereby authorizes the Finance Officer to transfer \$1671.00 from Museum Reserve Account #E130-05-511-18 to Museum Building Repairs and Maintenance Account #E106-50-505-20.

Filed April 14, 2022
ADAM BRIGGS

Second: **David Palmer**

Trampas King stated that this was for windows in the Miller House.

Vote: Unanimous in favor, motion passes

4. Order A2022-18 Transfer Money from Highway Equipment Reserve

BE IT ORDERED that the Dexter Town Council hereby authorizes the Finance Officer to transfer \$48,000.00 from Highway Equipment Reserve Account #E103-05-511-13 to Highway New Equipment Account #E105-01-507-10 for the purchase of a 2008 grader.

Filed April 14, 2022
CHARLES ELLMS

Second: **Peter Hakell**

Vote: Unanimous in favor, motion passes

5. Order A2022-19 Abate Property Taxes for Owlsboro Road

BE IT ORDERED that the Dexter Town Council hereby abates the uncollectible tax acquired real estate tax amount of \$470.18 on Account #2026, Map 203, Lot 25-A, Owlsboro Road.

Filed April 14, 2022
HEIDI KINNEY

Second: **Charles Ellms**

Vote: Unanimous in favor, motion passes

6. Order A2022-20 Accept Bid for Demolition of 6 Mechanic Street

BE IT ORDERED that the Dexter Town Council hereby accepts a bid, per the requirements contained in the April 2022 RFP for the demolition of the dangerous property located at 6 Mechanic Street from Wyman Construction, in the amount of \$19,500.00.

Further, Council authorizes the Town Manager to execute a Contract and issue a Notice to Proceed to Wyman Construction upon receipt of required general liability, demolition, and workers compensation insurance certificates.

Filed April 14, 2022
LEVI LADD

**COUNCIL MINUTES OF
April 14, 2022**

might not be accurate, and it is hard to accept a bid when we don't have accurate ones. It was stated that the remodel will allow for separate bathrooms with separate entrances so they can all be gender neutral which will help in the future. The Council all voted to go with Jason Langlais Building and Construction. The order was changed to read reconstruction instead of demolition.
Vote: Unanimous in favor, motion passes

9. Order A2022-23 Accept Funds from United Way for Warm Your Neighbors

BE IT ORDERED that the Dexter Town Council hereby accepts the donation in the amount of \$500.00 from the United Way for the Warm Your Neighbor Fund.

Filed April 14, 2022
ADAM BRIGGS

Second: **David Palmer**

Vote: Unanimous in favor, motion passes

10. Order A2022-24 Transfer of Money for New Fire Apparatus

BE IT ORDERED that the Dexter Town Council hereby authorizes the Finance Officer to transfer \$200,000.00 from Fire Apparatus Reserve Account #E130-05-511-11 to Fire Department New Equipment Account #E104-03-507-10.

Filed April 14, 2022
CHARLES ELLMS

Second: **Peter Haskell**

Marcia Delaware asked if this would use all the money from the reserve account. **Trampas King** stated that there would be some left.

Vote: Unanimous in favor, motion passes

11. Order A2022-25 Transfer Money from Town Road Construction Reserve for Rock Crushing

BE IT ORDERED that the Dexter Town Council hereby authorizes the Finance Officer to transfer \$14,500.00 from Town Road Construction Reserve Account #E130-05-511-29 to Rock Crushing Services Account #E105-03-504-53.

Filed April 14, 2022
HEIDI KINNEY

Second: **Charles Ellms**

Vote: Unanimous in favor, motion passes

12. Proposed Ordinance – Loan for Funding of New Fire Apparatus

Proposed Ordinance was denied due to the addition of Order A2022-26

David Palmer made a motion to add Order A2022-26 to the agenda

Second: **Peter Haskell**

Vote: Unanimous in favor, motion passed

12. Order A2022-26 Approval of Lease Agreement for New Fire Apparatus

BE IT ORDERED that the Dexter Town Council hereby accepts the following:

**COUNCIL MINUTES OF
April 14, 2022**

Kirby if it seems to be more inbound or outbound traffic and he stated that it is both. **David Palmer** thanked **Mr. Kirby** for coming and told him to keep the Council posted.

VII. EXECUTIVE SESSION

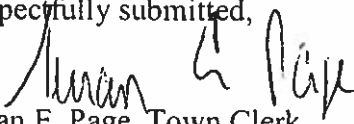
Held at 6:30pm before the meeting started.

Adam Briggs made a motion to adjourn at 8:29

Second: **Peter Haskell**

Vote: Unanimous in favor, motion passes

Respectfully submitted,


Susan E. Page, Town Clerk