



Town of Baldwin, Maine
534 Pequawket Trail, West Baldwin, ME 04091
Cumberland County, Maine, U.S.A.
TUESDAY, DECEMBER 5, 2017
BALDWIN TOWN OFFICE
6:30 P.M.



Attendance: Selectmen: Robert Flint, Jeffrey Sanborn, Dwight Warren as well as members of the Public

1. Selectmen Meeting was promptly called to order approximately at 6:32 PM by Robert Flint.

2. Review/ Approve meeting minutes

Jeffrey Sanborn made a motion to accept and approve November 21, 2017 meeting minutes. Flint seconded the motion. Selectmen voted 3-0 to approve meeting minutes.

3. Review/ Approve warrant

Jeffrey Sanborn made a motion to accept and approve December 5, 2017 warrant. Flint seconded the motion. Selectmen voted 3-0 to approve the warrant.

4. Old Business

Sign scholarship letters and announce winners

The Selectmen reviewed both Baldwin School fund and WMTW 8 scholarship applications from seven applicants. Three WMTW 8 scholarships were awarded to Christopher Cyr, Olivia Ridley and Jamie Gaughan. Two Baldwin School fund scholarships were awarded to Jessica Frost and Nicholas Anderson. Congratulations to all the recipients. The process was competitive, and all applicants showed need and a desire to obtain a higher education.

Samuel Allen update

The Town foreclosed on the Lot 5-42C in 2012. The owner at the time, Dipaolo, paid back taxes and then quitclaimed the property to Samuel Allen. Dipaolo never received a quitclaim from the Town after he paid back taxes and came out of foreclosure. The two lots (5-42B and 5-42C) that Samuel Allen owned was then merged together per the Baldwin's Land Use ordinance. Sam Allen contacted O'Donnell & Associates to de-merge his property back into two lots. Samuel Allen met with Bob Flint and Dwight Warren to request de-merging the lots. The Town will issue Samuel Allen a quitclaim deed for the property in exchange to merge the lots per the Land Use Ordinance.

Reserve account policy and purchasing policy

Ground rules need to be established for reserve accounts. There is a \$10,000 limit before voter approval is needed to withdraw monies from reserve accounts. Bob Flint reviewed the multiple reserve accounts, some seem to be established for the same purpose. Review is needed, and reserve accounts need to be simplified and cleaned up. More research needs to be done and produce draft policies. Selectmen decided to table further discussion on this topic at a later time.

Carey Graffam lot

Larry Lord withdrew bid on the property. Selectmen discussed whether to withdraw from Cote and Howe and advertise and accept bids on the property. Bob Flint recommended to check with Paul Howe to see if that is possible as it was listed with Cote and Howe. Selectmen voted 3-0 to advertise and put out to bid after checking with Paul Howe.

5. New Business

Cumberland County Grant Ideas

Notification was received that Cumberland County Community Development Program block grant is available for applications. There was discussion to apply for funding towards the warming hut requirements for the Community Center which includes showers and a generator. More research needs to be done understanding Cumberland County warming hut requirements.



Town of Baldwin, Maine
534 Pequawket Trail, West Baldwin, ME 04091
Cumberland County, Maine, U.S.A.
TUESDAY, DECEMBER 5, 2017
BALDWIN TOWN OFFICE
6:30 P.M.



3 – year contract with Cumberland County Assessing / Cama Software

The current assessing company, O'Donnell & Associates uses cama software. Cumberland County Assessing originally proposed using a software called Vision, but is now proposing software called Patriot. The cost of the Patriot software is less. The Cama software cost associated with the assessing work is \$7500. Cumberland County agreed to spread the cost out over a 3-year contract with them for assessing services. Flint made a motion to sign and accept a 3-year contract with Cumberland County Assessing. Selectmen voted 3-0.

Foreclosure letter review

Selectmen reviewed a draft of a foreclosure letter to be included in the town clerk's foreclosure notices. Approximately 9 residents will receive foreclosure notices. The letter references the statute that requires the Town to notify lien holders on the property, in addition to the owners of record. Selectmen signed letter 3-0 and voted to include in the 30-day foreclosure notices.

Lockers

The public has expressed interest in purchasing the lockers in the Community Center. Selectmen discussed and voted 3-0 to put an ad in the paper advertising the lockers for sale. The bids are to include a requested amount of lockers they want to buy and give a bid price per locker.

Review/ Sign special town meeting warrant

Selectmen reviewed the special town meeting warrant for Wednesday, December 13th to see if the Town will vote and authorize the expenditure of \$18,000.00 from the 2017 town budget article 43 (Summer Roads) for the purchase of a snow plow truck. Selectmen signed the warrant 3-0.

Coca-Cola Machine

Fire department had a Coca-Cola machine donated to the Department. The firefighters are requesting to keep the machine at the community center which is now the main location for fire meetings. Selectmen agreed to keep the machine at the facility in the front entrance area of the town office/ community center.

6. Community Center Update

- Sent in complete quote package to grant foundation – waiting for a response.

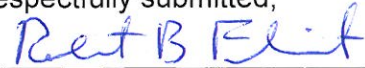
7. Reminders:

- Community Center Meeting – Wednesday December 6th @ 6:30PM
- Selectmen Workshop – Tuesday December 12th @ 6:30PM
- Special Town Meeting – Wednesday December 13th @ 7:00PM
- Shoreland Zoning Ordinance Public Hearing and Planning Board Meeting – Thursday December 14th @ 7:00PM

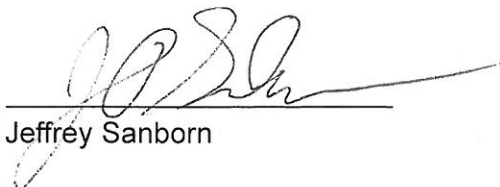
8. Adjournment

A motion was made by Jeffrey Sanborn and Selectmen voted 3-0 to adjourn the meeting at approximately 8:05PM.

Respectfully submitted,



Robert Flint



Jeffrey Sanborn



Dwight Warren