

**TOWN OF BROWNVILLE**  
**BOARD OF SELECTPERSONS MEETING MINUTES**  
**Tuesday, August 20, 2024 at 6:00pm**  
American Legion Post #92 ~ 67 Railroad Ave. Brownville

---

1. Called Board of Selectpersons Meeting to Order at 6:00 p.m. followed by the Pledge of Allegiance
  - a. **Selectpersons Present:** Byron Weymouth, Shelly Ekholm, Kevin Emery, Gary Chapman.  
Absent: James Hartin
  - b. **Employees Present:** Felice Lyford, Jessi Wyman, Shawn Mitchell, Roscoe Green, Justine Dominy, Philip Cook, Kevin Black, Jeff Witham, Rick Gallagher
  - c. **Residents/Others Present:** Lance and Mary Farrar, Lorinda Canney, Andrea Witham, Fatih Sickler, Stephen Dean

The Chairman spoke about the public meeting process and how public comment will be handled. The Chairman is responsible for running the meeting and all speakers need to be acknowledged and given the go-ahead by the chair before speaking. The Chairman will determine the appropriate person(s) to respond to questions or comments, if necessary.

2. Action on prior meeting minutes from July 16, 2024 & July 22, 2024

Motion to approve the minutes from 7/16/2024 & 7/22/2024 as presented.

Motion: Shelly Ekholm          Second: Kevin Emery          Vote: Unanimous

3. Treasurer's Warrants (Payroll, Accounts Payable, Water/Sewer) were reviewed and signed by members present.
4. Building Permit Applications - An application for a building permit for a new 24x40 garage at 48 North St, Map 18 Lot 114 for Douglas Stickney was presented for consideration. This property is within the wellhead protection zone and requires Board Approval. The Code Officer recommends approval.

Motion to approve building permit application for Douglas Stickney to build a new garage at 48 North St, Map 18 Lot 114.

Motion: Shelly Ekholm          Second: Kevin Emery          Vote: Unanimous

5. Tax Abatements/Supplements - Lorna taxed the mobile home located at 30 Main Rd to the previous owner and the new owner; therefore, the prior owners tax bill is recommended for abatement. She has several inspections scheduled and pending decisions for abatements.

Motion to approve a tax abatement for Jeff & Lisa Smith Acct #943 M1 L84-Z for the tax amount of \$256.20, for a mobile home that was taxed twice.

Motion: Shelly Ekholm          Second: Kevin Emery          Vote: Unanimous.

6. Upcoming Water/Sewer Foreclosures - The following properties are coming up for foreclosure on 9/3. Of note, a representative of Three Moons LLC, 6 Stickney, called and spoke to Alicia, stating he wants to just donate the property to the Town. The barn on the property is caving in and is on "the list" to be addressed as a dangerous building.

**Water Foreclosures:**

Duquette, Louis – 16 Gill Rd.

Smith, Milton (Heirs) – 23 Pleasant St.

**Sewer Foreclosures:**

Latti, Wayne – 15 Van Horne Ave.

Lema, Anthony – 12 Pleasant St.

Schimpf, Patricia – 43 Henderson

Three Moons LLC – 6 Stickney Hill Rd.

Washburn, Michael – 71 RR Ave.  
Witham, Carol – 1529 Main Rd.

Washburn, Michael – RR Ave.

Regarding 6 Stickney Hill Rd, to prevent foreclosure for water/sewer \$599.35. But it will be coming back up on the tax foreclosure list in December with \$3591.03 owed in taxes. Felice went over what would happen next with the new state laws, sending out notices to previous owners. Listing the property with a real estate agent. And any overage in what is owed would go back to the previous owners. If the town decides to accept this property as a donation, we would absorb the fees and what is owed until such time we decide to sell (if at all). Felice is going to reach out to they attorney to see what the best way to receive the donation. The Board has agreed to waive until speaking to attorney to see what is the best way to proceed with gifting it to the Town.

Motion to waive foreclosure for upcoming lien maturing on 9/3/2024 and authorize the Treasurer to execute and record said waiver for the following property: 6 Stickney Hill Rd.

Motion: Shelly Ekholm      Second: Kevin Emery      Vote: Unanimous

7. Appointments & New Hires – The Fire Chief is recommending a promotion of one of their members to a vacant officer position. With the promotion of Zachary Sagle to Assistant Chief, after the departure of Rob Coburn, there has been a Lieutenant position available. Roscoe has been on the department for 17 years. He has a lot of experience, and just recently finished Basic Fire school to get all of the qualifications for Lieutenant.

Motion to promote and appoint Roscoe Green to Fire Lieutenant.

Motion: Shelly Ekholm      Second: Kevin Emery      Vote: Unanimous

We currently do not have any members appointed to our Board of Assessment Review. We anticipate there may be a need to convene this Board as we have some abatement requests coming in with the increases in value, particularly on waterfront properties. We have reached out to the only person still in town and alive that was previously on the Board (Brian Hamlin) and he was not interested. We brainstormed others who have had interest in serving on a Board and have knowledge or background on the subject. The following people expressed interest in serving: Dennis Green, Andy Coburn, Jessie Blake, Emily Cook and Crystal Cail.

Motion to appoint the following member to the Board of Assessment Review for the terms indicated.

Dennis Green – 1 year Term

Andrew Coburn – 2 Year Term

Jessie Blake – 3 Year Term

Crystal Cail – Alternate – 1 Year Term

Emily Cook – Alternate – 2 Year Term

Motion: Shelly Ekholm      Second: Kevin Emery      Vote: Unanimous

8. Purchase Request from Fire Small Equipment Reserve –Shawn was able to answer the questions that were asked at the prior meeting. How long are they expected to last? There is no life expectancy or no end of service date. It is all based on the usage of them. And the only reason to take them out of service. Shawn stated that there are air bags out there right not working on over 30 years. Someone last meeting had asked if Shawn had shopped around when looking for prices. The answer yes. Shawn received two quotes, and he choose the lower of the two. But the cheaper bid he needed to order adapters, so that the bags would be compatible with out mutual aid partners. The adapters increased the price by \$400.00. He was also asked about grants. Within the last couple of years, the Fire Department has exhausted all funds. There are waiting periods to be able to reapply.

Fire Chief stated he recently received notification from a resident that they feel the emergency airbags requested at the last monthly meeting are important equipment for the FD and our residents to have, and offered to donate the funds (quoted \$10,997) to cover the whole cost of them. This person asked to remain anonymous. With many thanks:

Motion to accept the anonymous donation of funds to cover the cost of the emergency airbags for the Fire/EMS Department with sincere gratitude.

Motion: Shelly Ekholm      Second: Kevin Emery      Vote: Unanimous

## 9. Department/Project Updates

UNDERPASS PROJECT – The Town's attorney is crafting a letter to give the surety a deadline to make a determination on whether or not they will approve or deny our claim. If denied or no action is taken, the next step is to file a complaint in court. We have received an estimate for just litigation up to mediation (not including anything done up to this point) around \$37,000. Felice has an e-mail in to him to see if attorney's fees would likely be awarded as part of a judgement if in our favor. I will have to advise more as I learn more on that front.

As far as the stabilization and continuation of the wall replacement are concerned, we have met with the HUD grant administrator to see what the options are. Unfortunately, it is still a requirement to put the project back out to bid for completion; however, they are able to advertise it for a shortened period of 10 days vs 3 weeks due to the urgent nature of our situation. We are working with Jim from Dirigo on amending our project to include emergency stabilization and response so we can submit to the grant for reimbursement of all the associated costs for things like temporary street lights, signage, additional engineering/monitoring fees, temporary fencing, construction materials, manpower etc. They have confirmed through Senator Collins' office, they are willing to write a letter of support for the amendment, and our grant administrator doesn't think there will be any issues with approval on their end. Because they do not have assurance, at this time, that the bond company plans to cover those costs, we wanted to have a means of funding those costs without having to go back to taxpayers for approval from other means.

SPENCER RD PROJECT – Felice is checking with Randy at Dirigo Engineering to see what his thoughts are on if or how the town moves forward with this project. We have spoken to John Maclaine at DEP as the grant period is due to expire in the spring of 2025. If we are unable to complete the project this season, they wouldn't penalize us by requiring repayment of any of the funds we have spent, but they would need absolute assurance the project would be completed next season to hold the grant money over. Apparently, there is no way to request an extension on these funds. Freedom Paving was advised last week by the towns attorney to come get all their equipment and materials for this project and the underpass project (as we had vendors contacting us for payment of materials). They got some of it Wednesday this week; however, they did not take the footings and commented they were made specifically for the Spencer Rd project. We'll defer to Randy for his opinion on moving forward.

LAKE VIEW RD PROJECT – After the heavy rainstorm last month, Lake View Rd washed out in the area of this project. Since they did not have any bids, and the funding the Nature Conservancy has will be coming to an end, we reached out and asked if they plan to still move forward with this project at a later date, or if we needed to seek out alternatives. They worked with their engineer and thought they might be able to squeeze the project in this year, but it didn't work out. They are looking to put the project back out to bid in the fall for construction next year.

### ADMINISTRATION –

- Board reviewed the 2024 Budget presented in the packets. No questions.
- Tax Acquired Properties Updates – The mobile home in the park was demoed the week of 7/22. The invoices received to date are \$900, Bolsters for one each 40yd and 50yd dumpsters hauled to Juniper Ridge, \$1,519.34 Juniper Ridge for 14.43 tons, Adam Coover's invoice \$800 for the demo and hauling of his equipment. We were waiting on a bill from the electrician as Versant was not able to disconnect for us, but he said that he was not going to charge the town. Total cost was \$3,219.34. We offset the overage of \$219.34 from what was approved (\$3k) to the tipping fees line in the Sanitation budget with no objection from the Board.
- ARPA – Spreadsheet presented on YTD expenditures/appropriations for your review. At this time, we have \$17,309.65 unallocated for projects. We have some requests for quotes out to two Maine based sign companies that both provided signs to other town office in recent years for under \$20k, in hopes we could get an electronic sign out front of the Town Office as it was previously discussed/desired. Shawn was going to get some figures on a cell phone booster for

the Jct Fire Station also since the phones and internet seem to be out when there are severe storms and it's one of our locations for warming/cooling. At this time, you need to stand outside of the station to make a call or send/receive a text. We have a booster at the village station and it has improved communications greatly at that location. More information as we receive it.

- Holiday Train Crowd Management - Further discussion needed on the growing concerns for safety related to the large crowds brought in by the Holiday Train and the Board's guidance on the matter. It is becoming increasingly difficult to staff the event with volunteers, fire and public works staff. As requested at the last meeting, here are the figures for what we paid out: we paid three Public Works staff 9.5 hours of overtime for approximately \$275 and \$180 for the porta toilet. We had eleven members of the FD volunteer a total of 40 hours (equating to \$566). None of those figures include salaried or regular wages for planning and prep. So, all in all, we really don't spend a great deal of money for the event, but there are significant work/volunteer hours put into it, and we really don't get enough people to man the areas needed. We will continue to brainstorm ideas.

## PUBLIC SAFETY –

### **Fire/EMS**

- There was a total of 41 calls in July; 25 Fire, 16 EMS. This puts the fire department behind last year by 94 calls.
- We had several resignations in July: John Trojan, Melissa Brown and Travis Adams. This leaves our roster with 31 Fire/EMS Personnel. This includes 3 members that are either reserve and/or Pastor. Alica and Shawn looked into old rosters and found that in 2006 Brownville Fire had a total of 26 members. And that year there was a total of 12 calls.
- Dennis Carver has finished the Jct Station bathroom renovation. The renovation came in over budget, by \$300.00. That was taken out of Town owned property.
- Ferguson Door has donated all their time and equipment to upgrade the door openers to commercial grade. They are also going to service the doors at the Village station as well. All in all, this would have cost between \$6,700.00 to \$7,000.00, and we thank them for their generous donation!

### **EMA**

- The recent incident on RR Ave raises the issue once again about secondary access/egress into/out of the Junction area. Shawn has a call into Senator Collins office to inquire about possibility of CDS grants to assist with funding. Felice met with Steve Tatko from AMC to discuss a welcome center and mentioned the current need. They are very interested in assisting the Town in any way they can. There is a trail that is on the newly acquired AMC land, and they plan to have it be more of a maintained road. We have invited AMC to come speak with the Board at the September meeting (they were unavailable and out of town for this Aug meeting).
- When there is an accident that blocks traffic from getting through, Shawn wants it to be known that there will be emergency services on both sides on the underpass. There are ALWAYS plans that are set up. The last incident, a pre designated place was identified, in the event we needed to call for life flight, for the helicopter to land. The Ambulance was on stand by right on scene staging in the Rail yard. There were also two paramedics on scene.
- Deb Hamlin was appointed Piscataquis County EMA Director at the last County Commissioners' Meeting and Shawn is currently working on the radio communications project upgrade with their office and a small workgroup.

### **Code/Health**

- We are still struggling with non-compliance for dangerous buildings and possible junkyards and properties with improper disposal of waste.
- Camper trailers / RV's are coming into town and people are trying to use them as a permanent homes. Shawn and Felice are working on drafting an ordinance to have the attorney review. It will come back to the board for further review and discussion. This ordinance would not include regulating "camping in your yard" or allowing family to stay there for a limited amount of time.

### **Animal Control**

- Dog Kennel at PW Garage – concrete barriers were added in the ground under the fence to prevent dogs from digging an escape. The PW crew completed that project for us last week after they had two dogs from Center Street turned over to the town for the day that had started a nice hole.
- Felice hired a temporary part-time ACO, Aubrey Kela-O'Hara as she expressed interest in the position and wants to ride along and see if she wants to make it permanent. Temporary employment allows her to get paid and submit mileage and make a decision one way or the other. With this position, it's really important for people to understand what they are getting into before they go through a bunch of training/certification if they have never done it before.

#### PUBLIC WORKS –

- Rick is still working on info for refurbish of the Volvo. He has reached out to Ronald Mullens for quotes to get the body welded. Rick says that this body can get through another winter. The floor under the sander is starting to wear out. Rick priced out a new truck with a cost of \$285,000. And to rebuild the body it would be around \$20,000. That should last for another 10 years.
- Rick has been having issues with the 1-ton smoking, so he brought it down to Mark Ladd. He believes that it needs new injectors. Additionally, there is more work required for it to even pass inspection. All together the estimate was around \$8,000.00. He also looked at a used truck down at Darlings. A 2011, it does have low mileage, and a dump body, no plow. Price for that was \$33,000. Rick is concerned about rust on the underneath.
- Lance Farrar asked Rick if he had looked into municipal pricing. Rick had not. Lance said he could bring figures in of what his municipality just bought for a truck. Gary Chapman also said there was a Lease program for Municipalities that we could look into. Shawn also brought up that when he was on the Board 5 or so years ago, there was discussion about replacing this truck, and we have yet to do so.

#### PARKS & REC –

- Crystal is still hanging in there with us. We have not received any applications for her replacement yet, although Felice has spoken to an interested individual and they are on the fence as they want to be sure they have enough time to do the job right.
- The flood damage work is slowly getting done and items are being replaced. Dennis Carver is starting on some of the reno in the snack shack and replacement of doors that is needed.
- Slick's Softball Tournament was 8/10 at Davis Field. The family gave the Rec Dept a generous donation (Thank you)! The Booster Club worked the snack shack and fundraised for their own events.
- Brownville Days Weekend – Preparations have kept all departments busy the last few weeks, staging/acquiring equipment/signs, mowing, trimming, chips around trees/bushes etc. It was a very nice celebration with wonderful fireworks, parade and activities. Andrea brought up the amount of trash that was still at the Village Playground. Felice will ask someone to go over there to pick it all up.

#### WATER/SEWER –

- We heard back about our HMGP application last week for the reservoir generators. It was reviewed, but they have updated their forms since it was given to us, so we need to re-review and make any necessary changes to it then resubmit to MEMA.
- Phil and Chris have been working on installing new meters/radio readers (about 100 as of Tues 8/13) while keeping up with the day-to-day duties of the department (mowing fields and around hydrants). There are still around 300 that need to be installed. Chris and Phil have been knocking on doors in the areas that they are already working to try and get more of the resident's homes done.
- 10 Manhole risers and 4 water gate valve boxes for the Main Rd paving project were installed over the last few weeks as well.
- Sewer pump at Pump Station 2 broke down and needed to be replaced earlier this month as well. We did have a spare on the shelf, and will likely need to replace it in case of another breakdown.
- Phil, Jeff (Main Rd side), Chris & Autumn (Jct side) were out the night of the electric poles going down to monitor levels, make sure generators were running and pumping sewer stations that needed it.

PENQUIS SOLID WASTE – The new Administrator, Aubrey Kela-O'Hara, started last month, and has caught on very quickly. She will likely be taking over completely in the next month or so. There is a beautiful new sign that will be going up at the transfer station soon. Ken Jay worked with the local art class and Harris Lumber donated the materials.

10. Open Session

- Lance Farrar asked for an update on the dog issue on Center Street. He is concerned because he cannot walk his dogs in town with the fear that there are dogs running loose. Byron has been the stand-in ACO while the town has been searching for a replacement. Byron is not certified; therefore, he is unable to write citations or issue summons and that must be done by law enforcement. There have been multiple written by the Sheriff's Office over many months. Byron and Felice were able to catch one of the dogs which was taken to our contracted shelter. The owner was able to get the dog back, even without proof of ownership or rabies vaccination, which they did administer at the shelter. Owner has yet to register the dogs. He will go to court in the coming months, so things are now in the DA & judge's hands. In order for the dogs to be deemed dangerous there needs to be proof of the dogs either attacking a person, or animal. A resident brought up that there are rumors that the owner beats the dogs, and that it has been reported to the Town. There have been no reports of abuse received by the Town, but if that is the case Animal Welfare could step in to investigate further.
- Stan Belvin and Lance Farrar are going to use Lance's trailer to remove the 11 mattresses in the alley between Henderson St and RR Ave. Lance was asking if the town had a program to help pay for the cost at PSW. The Town does not have a program as it would be difficult to ensure everyone was treated equally. PSW is a Quasi-Municipal transfer station/landfill that our regional towns pay to be part of.
- It was mentioned that the house on Pleasant St with the metal and mattresses is more organized. The junk is still in the yard, but more organized.
- Shelly brought up the speeding issues up town (RR Ave). She was curious about possibly putting in speed bumps, like they have out to Lakeview, to try and help prevent it. If this was to happen, the rubber bumps would need to be completely across the road to prevent people going around it. We can look into it further.
- One of the residents brought up the ATV, mini motor bikes riding around on the roads. This is generally a police issue or warden issue. The only thing that the town could do would be to shut off the town roads completely to ATVS or any recreational vehicle. Byron is going to reach out the KI Riders club to see what could possibly be done on their end.

11. Set Next Meeting/Agenda Requests – Regular schedule would fall on Tuesday, September 17<sup>th</sup>

- Appalachian Mountain Club Projects & Possible Jct Emergency Egress


12. Motion to adjourn at 8:14 p.m.

Motion: Shelly Ekholm      Second: Kevin Emery      Vote: Unanimous.

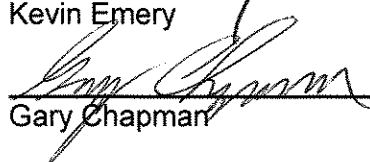
Respectfully submitted,  
Jessica Wyman, Deputy Clerk/Admin Asst

  
Byron Weymouth, Selectboard Chair

  
Shelly Ekholm

  
Kevin Emery

\_\_\_\_\_  
James Hartin

  
Gary Chapman