



**Selectboard of Chelsea Maine
Regular Meeting Agenda
December 18, 2024
6:00PM
Chelsea Town Office**

Board Present: Chair Mike Pushard, Vice-Chair Jake Soucy, Selectboard Member Sheri Truman and Town Manager Christine Landes

I. Call Meeting to Order | Pledge of Allegiance

Action: Chair Pushard called the meeting to order at 6:00 p.m.

II. Executive Session

A. Pursuant to M.R.S.A. 405(6)(A) Discussion Concerning Disbursement of CDBG Funds

Action: Chair Pushard motioned to enter executive session pursuant to M.R.S.A. 405(6)(A) Discussion Concerning Disbursement of CDBG Funds. Vice-Chair Soucy seconded. No discussion. 3-0-0.

Entered executive session at 6:00 p.m.

Action: Chair Pushard motioned to exit executive session at 6:03 p.m. Selectboard member Truman seconded. No discussion. 3-0-0.

Chair Pushard opened the regular meeting at 6:04 p.m.

Action: Selectboard Member Truman motioned to approve a CDBG loan to applicant in the amount of \$7,200 to be repaid in 60 monthly installments at a rate of 5%. Chair Pushard seconded. No discussion. 3-1-0. (Vice-Chair Soucy voted against the motion.)

III. Public Comment on Items Not on Agenda

Brian Rideout wanted to know why \$10,000.00 was given to a neighbor when deadlines had not been met. He asked why have rules and codes if everyone does not adhere. Denis Rideout asked how the town could override a court order.

IV. Public Hearing

- A. Extension Automobile Graveyard, Automobile Recycling and Junkyard Moratorium Ordinance

Action: Chair Pushard opened the hearing at 6:19 p.m. Chair Pushard motioned to extend the Automobile Recycling and Junkyard Moratorium Ordinance for an additional 180 days. Selectboard Member Truman seconded. No discussion. 3-0-0. Chair Pushard closed the hearing at 6:20 p.m.

V. Adjustments to the Agenda

The chair agreed to move items 4, 5, & 6 to the top of New Business to 1, 2, & 3.

VI. Kennebec County Sheriff's Office Update

Deputy Simon York gave an update. During November there were 20 stops, 2 tickets. A resident had concerns about parents on the road waiting to pick up students at Chelsea Elementary School. Thought it was a hazard. Mr. Hallett would like to see more police presence on the north end of Route 9.

VII. Approval Consent Agenda Items

- A. A/P Warrant #15 in the amount of **\$505.00**
- B. A/P Warrant #16 in the amount of **\$24,863.53**
- C. A/P Warrant #17 in the amount of **\$41,000.00**

- D. A/P Warrant #18 in the amount of **\$1,214.00**
- E. A/P Warrant #19 in the amount of **\$277,048.65**
- F. Payroll Warrant Week #47 in the amount of **\$3,874.92**
- G. Payroll Warrant Week #48 in the amount of **\$4,337.21**
- H. Payroll Warrant Week #49 in the amount of **\$4,685.31**
- I. Payroll Warrant Week #50 in the amount of **\$4,039.00**
- J. Payroll Warrant Week #51 in the amount of **\$4,071.42**
- K. Minutes of August 7, 2024
- L. Minutes of October 9, 2024
- M. Minutes of October 17, 2024
- N. Minutes of November 13, 2024

Action: Chair Pushard motioned to approved items A-N as read. Vice-Chair Soucy seconded. No discussion. 3-0-0.

VIII. Scheduled Items

A. New Business:

1. Discussion and Consider Renewal of Automobile Graveyard, Automobile Recycling and Junkyard Moratorium Ordinance

Action: Chair Pushard motioned to approve a 180 day extension. Vice-Chair Soucy seconded. Selectboard Member Truman abstained. No discussion. 3-0-1

2. Update from Joel Alexander | Chair of the Planning Board

Mr. Alexander stated that we now have an active Planning Board of 6 members.

3. Appointment(s) to Planning Board | Sean Spillane

Action: Chair Pushard motioned to approve appointment of Sean Spillane to Planning Board. Vice-Chair Soucy seconded. No discussion. 3-0-0.

4. Update on 10 Searls Mills Road | Greg Lumbert, CEO

No real progress made.

5. Discussion Concerning 79 Marie Lane | 80K

Not occupied. Dogs are no longer present. The CEO asked for approval of ADK.

Action: Chair Pushard motioned to approve ADK. Vice-Chair Soucy seconded. 3-0-0.

6. Discussion Concerning 18 Hillcrest | 80K

Property tax has been paid. Still not cleaned up. Residents do not live there.

Action: Chair Pushard motioned to start an 80K process. Vice-Chair seconded. 3-0-0.

7. Continue Review of Current Policies | Investment Policy and Guidelines

Action: Chair Pushard motioned to keep current policy as is. Vice-Chair Soucy seconded. No discussion. 3-0-0.

8. Ratify RSU #12 Bus Agreement

Action: Chair Pushard motioned to approve agreement. Selectboard Truman seconded. No discussion. 3-0-0.

9. State of Maine DOT | Agreement for 'Construction Area' Route 17 and Windsor Road

Action: Selectboard agreed to sign the agreement.

10. Appointment to RSU #12 | Possible Names?

Will continue to try to fill the position.

11. Review Price Quote(s) of Upgraded Camera System

No action, The board will address at a later date.

B. Old Business:

None

IX. Legal

A. NONE

X. Written Communication

A. Town Manager Report

Fire Department received a \$25,000.00 grant from the Stephen and Tabitha King Foundation. Attended the December 11, 2024 school board meeting. School board voted to move forward with having the attorney transfer the land back to the town.

- B. Town Office Report
- C. Code Enforcement Report
- D. Animal Control Report

XI. Verbal Communication

- A. SVRSU #12 School Board
- B. Boards and Committees

Dot Grady reported that Age-Friendly Chelsea will be moving the monthly luncheon to the town office during the months of January, February and March. 12 Months of Giving in Chelsea will continue for another year. The Christmas Social & Tree Lighting was well attended. The addition of singing Christmas carols was well received. 86 handmade Christmas cards were brought to the Togus Va for distribution to veterans. Children in attendance had fun decorating cupcakes. 15 children dropped off Letters to Santa in our Santa mailbox. All received a letter in response in addition to receiving a Nice List Certificate.

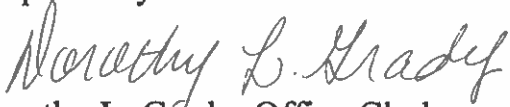
- C. Municipal Officers/Assessors Comments and Concerns

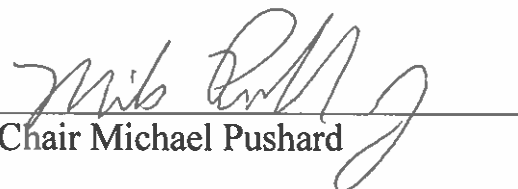
Chair Pushard likes the new town office designs from Plymouth Engineering.

XII. Adjournment

Action: Chair Pushard motioned to adjourn at 7:32 p.m.

Respectfully submitted:



Dorothy L. Grady, Office Clerk


Chair Michael Pushard


Vice-Chair Jacob Soucy


Selectboard Member Sheri Truman

A true copy attest:


Sally Lester, Town Clerk