

**Chelsea Selectboard
Regular Meeting
December 10, 2025
5:00 PM Start Time (Executive Session)
Chelsea Town Office**

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

I. Call Meeting to Order | Pledge of Allegiance

Action: Chair Truman motioned to enter Executive Session Pursuant to MRSA 405(6)(E): Discussion with the Town Attorney Concerning the Legal Rights and Duties of the Body or Agency. Selectboard Member Pushard seconded. No discussion. 3-0-0

II. Executive Session

III.

**A. Pursuant to MRSA 405(6)(E): Discussion with the Town Attorney
Concerning the Legal Rights and Duties of the Body or Agency**

Action: No Action taken

Action: Chair Truman motioned to adjourn Executive Session at 5:52 p.m. Selectboard Member Pushard seconded. No discussion. 3-0-0

REGULAR MEETING TO START AT 6:00 PM

I. Public Comment on Items Not on Agenda

Discussion surrounding Election Polls ensued

II. Update from Kennebec County Sheriff's Office

Monitoring both Ferry Road and Keith Street. There were 43 traffic stops during the month of November

III. Public Hearing

None

IV. Adjustments to the Agenda

Items 3 and 4 moved to January meeting

V. Approval of Consent Agenda Items

- A. A/P Warrant #44 (FY2025) in the amount of **\$129.84**
- B. A/P Warrant #14 in the amount of **\$3,328.45**
- C. A/P Warrant #15 in the amount of **\$742.47**
- D. Payroll Warrant Week #48 in the amount of **\$4,233.25**
- E. Payroll Warrant Week #49 in the amount of **\$5,498.97**
- F. Payroll Warrant Week #50 in the amount of **\$6,532.04**
- G. AP Warrant #16 in the amount of **\$413,018.66**

Action: Vice-Chair Soucy motioned to approve Items A-F as read. Selectboard Member Pushard seconded. No discussion. 3-0-0

Action: Selectboard Member Pushard motioned to approve G as read. Chair Truman seconded. No discussion. 2-1-0

VI. Scheduled Items

A. New Business:

1. Discussion Surrounding the Process of Charter Amendments

Action: Selectboard Member Pushard motioned to begin the process of going through the present Charter to be amended and bring back for approval. Chair Truman seconded. No discussion. 3-0-0

2. TIF Education | Discussion- Raegan LaRochelle

Table until January 2026

3. Discuss, Consider and Possibly Approve Assessing Contract with Murphy Appraisal

Table until January 2026

4. Discuss, Consider and Possibly Approve Revaluation Contract with Murphy Appraisal

Table until January 2026

5. Sign Quit Claim Deed for Hillcrest Drive | Liens Never Released | 18 Hillcrest Drive

Action: Chair Truman motioned to sign Quit Claim Deed. Vice-Chair Soucy seconded. No discussion. 3-0-0

6. Discussion Surrounding Upgrades of the Town Office Building Additional Wall and Flooring in Town Office Meeting Room

Action: Chair Truman motioned to authorize Town Manager Landes to spend up to \$10,000.00 and to take from Reserve Funds. Selectboard Member Pushard seconded. No discussion. 2-1-0

7. Discussion Regarding Sand/Salt Property | Possible Sale of Additional Land at Same Location

Table until January 2026

8. Discuss and Consider New Conex

Action: Chair Truman motioned to authorize Town Manager Landes to spend up to \$4,000.00. the Town Reserve Fund to purchase an additional Conex. Selectboard Member Pushard seconded. No discussion. 3-0-0

9. Discussion Regarding the Bond Requirement for Plowing Contractor
Willett's Construction

Revisit in January 2026

10. Consider Appointment to Budget Committee | Robert Caverly

Action: Vice-Chair Soucy motioned to approve appointment of Robert Caverly to the Budget Committee, term to expire June 30, 2026. Chair Truman seconded. No discussion. 3-0-0

11. Review and Possibly Approve a New Road Name | Haven Way

Action: Chair Truman motioned to approve new road name. Vice-Chair Soucy seconded. No discussion. 3-0-0

12. Discuss, Review and Possibly Approve FY2027 Budget Schedule

Action: Vice-Chair Soucy motioned to approve the FY2027 Budget Schedule. Selectboard Member Pushard seconded. No discussion. 3-0-0

B. Old Business

1. Mowing RFP's for 2026/2027 Season

Action: Chair Truman motioned to accept the bid from Blodgett Lawn Care. Vice-Chair Soucy seconded. No discussion. 3-0-0

VII. Legal

A. NONE

VIII. Written Communication

- A. Town Manager Report
- B. Town Office Report
- C. Code Enforcement Report
- D. Animal Control Report
- E. Fire Chief Report
- F. SVRSU #12 School Board

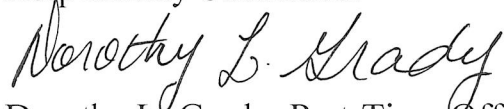
IX. Verbal Communication

- A. Boards and Committees – The Chelsea Community Events & Fundraising Committee will have 5 Events/Fundraisers in 2026. 2nd Annual Cabin Fever Reliever Battle of the Bands Fundraiser to be held February 20, 2026, the Kick-off to Summer BBQ June 13, 2026, Fall Fun & Trunk or Treat October 10, 2026, Christmas Raffle, October 30 through December 17, 2026 and the Annual Tree Lighting on December 5, 2026. Age-Friendly Chelsea continues to hold monthly luncheons, had a pie fundraiser and is planning 2 Summer Concerts, July 13, 2026 and August 10, 2026.
- B. Municipal Officers/Assessors Comments and Concerns – Selectboard Member Pushard wanted to thank Willett Family Construction, AC Towing and Erickson Bonding & Insurance Associates for their contributions for the Town Christmas Tree.

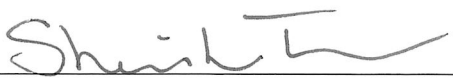
X. Adjournment

Action: Chair Truman motioned to adjourn the meeting at 7:51 p.m. Selectboard Member Pushard seconded. No discussion. 3-0-0

Respectfully Submitted:



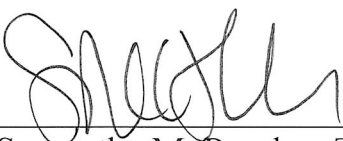
Dorothy L. Grady, Part-Time Office Clerk


Chair Sheri Truman


Vice-Chair Jacob Soucy

Selectboard Member Mike Pushard

A true copy attest:


Samantha M. Peaslee, Town Clerk