

**Chelsea Selectboard Meeting
January 12, 2021 @ 6:30PM
Chelsea Elementary School
In Person and Zoom**

I. Call meeting to order:

The regular meeting was called to order at 6:31PM by Pushard.

Selectboard present in person included Michael Pushard, Sheri Truman and Jason Mills.

Also present in person was Scott Tilton and Richard Danforth. Present via Zoom Carol Belanger, Marion Bowman, Cheryl Mitchell and Nigel Paxson

II. Public Comment on Items Not on Agenda: NONE

III. Adjustments to the Agenda:

Take up Item below once the Planning Board Zoom Meeting was concluded

B. Old Business –

2. Chelsea Cell Tower Lease/Sale presentation by Nigel Paxson

IV. Consent Agenda:

- A. Accounts Payable Warrant #25 in the amount of \$47,361.22
- B. Payroll Warrant #26 in the amount of \$13,901.36
- C. Accounts Payable Warrant #27 in the amount of \$7,936.23
- D. Payroll Warrant #28 in the amount of \$7,025.29
- E. Accounts Payable Warrant #29 in the amount of \$306,808.86
- F. December 15, 2021 Selectboard Meeting Minutes.

A motion was made by Truman that was seconded by Mills to approve Consent Agenda Items A, B, C, D, E and F as presented. The vote was unanimous.

V. Scheduled Items:

A. New Business –

1. Contracted Law Enforcement with Kennebec County Sheriff's Office

The Town Manager received a proposal from the Office of the Kennebec County Sheriff to provide Chelsea with 40 hour per week contracted Sheriff Deputy coverage. The Selectboard discussed the proposal and the price. There was consensus that a detail of between 10 and 20 hours per week would be an acceptable option given the proposed cost and Chelsea's needs. No formal action was taken. The Manager was given instructions to include KSO services in the 2022-23 budget plan.

2. Town Report Dedication

The Selectboard discussed possible dedication of the Town Report to Carl Morang.

The Selectboard wanted to think of other residents to dedicate the report to before making a final decision.

3. Spirit of America Volunteer Selection

There were three residents whose names were discussed that should be considered for the Spirit of America Volunteer Award. The Selectboard were going to take some time to discover other names to consider.

B. Old Business –

1. TIF District creation discussion with Raegan LaRochelle

The Town's consultant Raegan LaRochelle reviewed with the Selectboard the decisions that needed to be made before a Town Meeting vote on the adoption of a TIF District could be held. A Selectboard meeting was scheduled for January 19 at 6PM to decide on the issues that LaRochelle outlined.

2. Chelsea Cell Tower Lease/Sale presentation by Nigel Paxson

Nigel Paxson, an expert in cell tower leasing and sales discussed with the Selectboard the various types of leases and lease buyouts that Chelsea has available to it. Mr. Paxson discussed the current Everest Communication offer that Chelsea has received. He provides consulting and assistance in getting entities with cell tower leases the best sale and lease buyouts offers. His service to get bids and compare offers for Chelsea is a flat fee of \$3500. The Selectboard will consider using Mr. Paxson's services and get back to him with an answer.

VI. Legal:

A. Supplemental Assessment

1. Joseph Brunelle – Acct 1476

- a. Map 1 Lot 154 – Value \$115,900 - \$2,254.26 Tax

The building owned by Mr. Brunelle was not assessed for 2021-22.

A motion was made by Pushard that was seconded by Truman to supplementally assess the building of Mr. Brunelle Map 1 Lot 154 in the amount of \$115,900 in taxable value. The vote was unanimous.

B. Appointment to Budget Committee – 2 Vacancies

1. Roland Quirion – 06/30/22 Term

A motion was made by Pushard that was seconded by Truman to appoint Roland Quirion to the Budget Committee for the term expiring June 30, 2022. The vote was unanimous.

C. Appointment of Ballot Clerks

The Selectboard reviewed the 44 names of residents the Town Clerk was proposing be appointed Ballot Clerks per M RSA Title 30A. A motion was made by Pushard that was seconded by Truman to appoint all 44 residents ballot clerks for the term expiring June 30, 2024

D. Appointment of Election Clerks

The Selectboard reviewed the 44 names of residents the Town Clerk was proposing be appointed Election Clerks per MRSA Title 21A. A motion was made by Pushard that was seconded by Truman to appoint all 44 residents recommended by the Town Clerk as ballot clerks for the term expiring June 30, 2024.

E. Renewal of Assessing Services Contract with RJD Appraisal

A motion was made by Pushard that was seconded by Truman to renew the one year assessing services contract with RJD Appraisal for \$15,000 until June 30, 2023. The vote unanimous.

VII. Written Communication:

- A. The Selectboard reviewed the December Animal Control Report
- B. The Selectboard reviewed the December Town Clerk Report
- C. The Selectboard reviewed the December Code Enforcement Report
- D. The Selectboard reviewed MMA Property and Casualty Insurance letter dated 12/09/21
- E. The Selectboard reviewed MMA Unemployment Compensation letter dated 12/20/21

VIII. Verbal Communication:

- A. SVRSU #12 School Board – Mr. Danforth reviewed with the Selectboard some of what the School Board was doing with the upcoming budget
- B. Boards and Committees - NONE
- C. Town Manager – None
- D. Board of Selectmen/Assessors Comments and Concerns

Sheri - None

Jason – clarified his statements from the last meeting regarding use of ARPA Funds to provide incentives to Chelsea’s volunteer Fire Fighters to assist the department in retaining, recruiting and attend trainings.

Mike - None

IX. Executive Session: NONE

X. Adjournment:

A motion was made by Truman that was seconded by Mills to adjourn the meeting. The vote was unanimous. The meeting was adjourned at 8:41PM

Approved by the Selectboard on January 26, 2022

Michael Pushard

Sheri Truman

Jason Mills