









**ITEM 6: To Consider the Request of Deputy Police Chief Shane Cote to Retire in Place pursuant to Article XXIV of the Town of Farmington Personnel Policy (Cont.)**

**Michael Fogg moved to approve the request of Deputy Police Chief Shane Cote to retire in place pursuant to Article XXIV of the Town of Farmington Personnel Policy; Matthew Smith seconded.**

The Selectmen expressed their hope that DC Cote will continue in his position for many years to come, especially with the younger officers coming onto the department needing the mentoring of a senior officer.

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

**ITEM 7: To Approve the Second Quarter 2016 Sewer Commitment**

Richard Davis reported that the rates remained the same as the first quarter of 2016:  
Residential/Rental and Commercial Rate = \$7.285 / 100 cubic feet  
Residential/Rental and Commercial Minimum = \$36.43 / 500 cubic feet

**Matthew Smith moved and Stephan Bunker seconded, as Sewer Commissioners, to approve the second quarter 2016 Sewer Commitment.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

The Selectmen, acting as Sewer Commissioners, signed the Commitment.

Richard Davis noted an article that he found in the newsletter of the Maine Tax Collectors and Treasurers Association today regarding new sewer lien law. Mr. Davis explained that the requirement that sewer charges be committed to the Treasurer before the lien process can begin has been eliminated. The Selectmen will no longer need to sign a quarterly Warrant, as adoption of the annual sewer budget will now establish the rates for the year. Stephan Bunker asked for an update at a future meeting on the status of sewer liens.

**ITEM 8: To Award the bid for Municipal Garage Insulation**

Richard Davis reviewed the tabulation of the five (5) bids received, with the recommendation to award the low bid to Farmington Quality Builders of Farmington at a cost of \$21,401.18. Mr. Davis stated that the funding for this project was budgeted in the Public Works Reserve account, which currently has a balance of \$46,960.

**Stephan Bunker moved to award the bid for Municipal Garage insulation to Farmington Quality Builders at a cost of \$21,401.18; Andrew Buckland seconded.**

**ITEM 8: To Award the bid for Municipal Garage Insulation (Cont.)**

Michael Fogg questioned the disparity between the bid amounts. Mr. Davis stated that all of the contractors were given the same bid specifications, and assumes that the difference is in the cost of labor.

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

**ITEM 9: To Award the bid for Municipal Building Heat Pumps**

Richard Davis reviewed the tabulation of the four (4) bids received, with the recommendation to award the low bid to ABT Plumbing of Wilton at a cost of \$11,543.75. Mr. Davis stated that \$10,000 was budgeted for this project in the Municipal Building Land and Property Improvement account, and asked for approval to take the balance of \$1,543.75 from the Municipal Building Reserve, the current balance of that account being \$4,170 with another \$2,000 scheduled to be deposited by the end of the year.

**Matthew Smith moved to award the bid for Municipal Building heat pumps to ABT Plumbing at a cost of \$11,543.75, with the over budget balance of \$1,543.75 to come from the Municipal Building Reserve account; Stephan Bunker seconded.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

**ITEM 10: To Award bids for the Demolition of 112 Church Street and Construction of a Parking lot at that Location and Drainage Improvements at 219 High Street**

Richard Davis reviewed the tabulation of the three (3) bids received, with the recommendation to award the low bid on both projects to Jordan Excavation at a cost of \$149,245.00 for the Church Street project with an alternate bid for sloped granite curbing at a cost of \$22,750.00, and \$9,123.00 for the High Street project, half of which is being funded by MaineDOT since it was their capital project to begin with. The overall total of the two projects is \$158,368.00 with concrete slip-form curbing, or \$170,718.00 with sloped granite curbing. Mr. Davis reported that the balance of the Downtown TIF is \$98,265.63, and explained what the capture amount will need to be from the 2016 tax commitment in order to complete the Church Street project and have a balance to carry over into 2017. Mr. Davis explained the difference between the sloped granite and slip-form concrete curbing, with his recommendation being the slip-form curbing. He also explained the need to reshape Cony Street, and the High Street drainage improvement project. Mr. Davis clarified that the two projects were combined in the hopes of getting a better contractor price, but the funding for the Church Street project will come from the Downtown TIF Reserve account, and the funding for the High Street drainage improvement project will come from the Public Works budget and MaineDOT. Mr. Davis stated that the option is being left open to install public bathrooms in the parking lot in the future.

**ITEM 10: To Award bids for the Demolition of 112 Church Street and Construction of a Parking lot at that Location and Drainage Improvements at 219 High Street (Cont.)**

**Michael Fogg moved to award bids for the demolition of and construction of a parking lot at 112 Church Street and drainage improvements at 219 High Street to Jordan Excavation at a cost of \$158,368.00, which includes concrete slip-form curbing on the parking lot project; Matthew Smith seconded.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

Mr. Davis stated that once the contracts are signed there will be a pre-construction meeting and plans will be outlined for completion of the projects. He anticipates demolition of the building will be accomplished before the end of July.

**ITEM 11: To Consider an Offer of \$2,002.00 for Tax-acquired Property located at the end of Court Street Extension, Tax Map U16 Lot 77A**

Richard Davis explained that this was one of the foreclosed properties that the Town put out to bid, but no bids were received. The minimum bid was \$1,983, and John Rosenthal and Ann Arbor have made an offer of \$2,002.00 on this property. They would like to put a writing studio on it. Code Enforcement Officer Steve Kaiser has verified that a writing studio is permissible under the Zoning Ordinance.

**Matthew Smith moved to accept an offer of \$2002.00 from John Rosenthal and Ann Arbor for tax-acquired property located at the end of Court Street Extension, Tax Map U16 Lot 77A; Stephan Bunker seconded.**

Mr. Davis clarified that this procedure has met all of the bid requirements.

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

Stephan Bunker generated a brief discussion regarding whether there would be any advantage to hiring the services of an auctioneer for this process in the future.

**ITEM 12: To Write off as Uncollectable Certain Real and Personal Property Taxes**

Richard Davis reviewed the list of five (5) real estate tax accounts. He reported that the trailers are gone and the taxes are therefore uncollectable. Mr. Davis also reviewed the list of twenty-five (25) personal property tax accounts. He reported that the companies are no longer in business.

**Matthew Smith moved to write off as uncollectable the five (5) real estate and twenty-five (25) personal property tax accounts as presented; Andrew Buckland seconded.**

**ITEM 12: To Write off as Uncollectable Certain Real and Personal Property Taxes (Cont.)**

Mr. Davis explained that the land that the trailers were on was not owned by the same person, so the land continues to be taxed.

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

**ITEM 13: To Approve Two (2) Municipal Quitclaim Deeds for Foreclosed Properties**

Richard Davis explained that both of these deeds are on foreclosed properties; one on which a bid was received, and one that was satisfied before the property went to bid.

**Matthew Smith moved to approve a Municipal Quitclaim Deed to release any interest the Town may have in property at 964 New Vineyard Road of Corey J. Bellefeuille, and in property at 203 Ramsdell Road of George Josselyn; Andrew Buckland seconded.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

The Selectmen signed both Quitclaim Deeds.

**ITEM 14: To Approve Two (2) Cemetery lot Conveyances**

Richard Davis reviewed the two Cemetery Lot Conveyances.

**Matthew Smith moved to approve a Cemetery Lot Conveyance for Durrell and Joyce Jackson, and one for Philip A. and Edith L. Haines; Stephan Bunker seconded.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

The Selectmen signed both Cemetery Lot Conveyances.

**ITEM 15: To Approve the Minutes of May 24 and June 14, 2016**

**Matthew Smith moved to approve the minutes of May 24, 2016 and table the minutes of June 14, 2016; Stephan Bunker seconded.**

**VOTE AFFIRMATIVE 5 MOTION CARRIED**

**ITEM 16: To Discuss Other Business**

**A)** Richard Davis encouraged the Selectmen to observe the progress on the Front Street drainage project.

**B)** Stephan Bunker noted Code Enforcement Officer Steve Kaiser's 30-year Town employment milestone.



