

Lebanon, Maine
SELECT BOARD MEETING
Town Office Conference Room
Minutes –Meeting
January 25, 2024

Paul Philbrick – Chairman
SB Shelli Boucher – Selectwoman
Michael Walsworth - Vice Chair
RW Richard Harlow III – Selectman
KE Kevin Edwards – Selectman

Allyn Gee
Darcy Valido Sanford RCC
Bill Tower Sanford RCC
Jeff Kostis So. ME Comm.
Tom Place

For complete meeting minutes please view the meeting in full at <https://www.youtube.com/c/TownofLebanon>

6:02 Pledge of Allegiance
Roll Call – all present

Selectman Harlow will entertain a motion for a presiding officer. **Selectwoman Boucher motioned to appoint Richard Harlow as the presiding officer. Vote taken 4 in favor (Philbrick, Boucher, Edwards, Harlow), 1 recused himself (Walsworth).** Motion passed. Vice Chair Walsworth explains that he must recuse himself due to his employment and not as a reflection of the business.

Selectman Harlow state that there are 2 businesses and will hold one hearing and separate them by store as follow:

- 1) Adult Use Marijuana Store-1674 Carl Broggi Highway
- 2) Registered Caregiver Retail Store with small add on manufacturing – 1618 Carl Broggi Highway

Selectman Harlow explains this is a quasi-judicial hearing. There is a quorum with no conflicts. The checklist was reviewed and everything is in order. This is a renewal. First Edition Adult Use Store,

Selectman Harlow moves to the next business – the checklist was reviewed and everything is in order. This is a renewal. Registered Caregiver Store w/small add on manufacturing

Deliberation on the 1st Edition.

Selectman Harlow explains that their Medical Retail Store isn't licensed correctly. There is a Consent Agreement to be presented to correct this. This is the same Consent Agreement used for another business with the same circumstances in town. Once the Consent Agreement is signed, the business will be in compliance. There will be a balance of \$48.00 to be paid.

Selectman Harlow will entertain a motion to end the hearing. Selectman Edwards so moved. Selectwoman Boucher seconded. Vote taken; vote carried. 4-0

Selectman Harlow motioned to renew a license to Allyn Gee dba First Edition for an Adult Use Marijuana Store located at 1674 Carlo Broggi Highway with an expiration date of 12/16/25. Selectwoman Boucher seconded. Vote taken; vote carried. 4-0.

Deliberation on the Medical Marijuana store.

Selectman Harlow motioned to approve the application and issue a license to Allyn Gee Registered Caregiver Store, Registered Caregiver facility with small add on manufacturing located at 1618 Carl Broggi Highway with an expiration date of 1/25/2025.

Selectman Harlow motioned to sign the Consent Agreement. Selectman Edwards seconded. Vote taken; vote carried. 4-0

6:30 Chief Stefano addressed issues with Radio Communication issues that need to be fixed. Three experts were here to speak with the Board as to the issues and fixes. Discussion regarding transmission, radios and towers. There was discussion of solutions, costs etc.

7:15 Chair Philbrick excused himself and left the meeting.

There was discussion as to what could be done now to correct this. The consensus is that a repeater will help for now. Selectman Edwards asked for a price – which was approximately \$4000.00

Chief Stefano discussed the FY 2025 budget and his changes. (attached to minutes)

The board discussed where to get the funds for the repeater. Discussion ensued as to if the money could come from the communications CIP and if not possibly contingency. The board would give the verbal ok to start the process.

Selectman Harlow asked the Chief if he would be willing to let the Board sell Station #2. Selectman Harlow hasn't addressed with the Board but wanted to get Chief's opinion first. Chief is in agreement.

7:45PM Mowing Bids (not awarding tonight)

- a. York River Landscaping: Town Properties: \$12,240.00
- b. Birch Point Property Management: town properties: \$8,940.00 Including spring and fall clean up.
- c. York River Landscaping: Forest Grove Cemetery: ~~\$11,050.00~~ \$12,750
- d. Birch Point Property Management: Forest Grove Cemetery: \$16,300.00

47,150

e. York River Landscaping: Prospect Hill: ~~\$5,850.00~~

f. Birch Point Property Management: Prospect Hill: \$11,250.00

Public Participation: NONE

8:18PM Selectman Issues:

- g. Selectman Harlow - Discussion about selling Station 2 on June Ballot. The money of the sale will go towards a new station. Waiting for Chairman Philbrick to weigh in. Turning over Marijuana to Codes. Alan Gee purchased a score board for Stuarts Field and is asking if the town still wants it. Selectwoman Boucher will reach out the Parks and Recreation Committee.
- h. Vice Chairman Walsworth – Elections computer needs a Microsoft log in. Data defined will take on the computer. Data Defined is waiting for an answer on its three service agreement options. Need a firewall on the Fire Departments computers. Basic municipal budgeting workshop – February 28th Zoom only. The Conservation Commission would like to use Team Meetings, it will have to be at the town hall with a selectboard member. Vice Chairman and Chairman Philbrick attended a meeting regarding an SRO officer in the Elementary Schools. The school budget will cover the costs. Need to adopt the Flood Plan Management Program Ordinance by July 17th. Approval needs to be in June. No approval, no flood insurance. A list of things to add to the June ballot are solar fees, selling station 2, a skid steer for the transfer station, purchase of an ambulance, and purchase of the land for a new fire station on Carl Broggi Hwy.

8:39 Unfinished Business

- i. Security meeting tomorrow 1-24-2024

Minutes

- j. Selectman Harlow makes a motion to accept the minutes for Wednesday, January 27, 2024. Vice Chairman Walsworth seconds the motion. One abstention. Motion passes 3-0.
- k. Selectman Harlow makes a motion to accept the minutes for January 18th, 2024. Selectman Edwards seconds the motion. Motion passes 4-0.

Paperwork

- l. Training request – office manager- basic municipal budgeting March 20th. Option for Zoom.
- m. Training request – subsurface + internal plumbing for codes. Bottom of Beds Certification.
- n. Appointment papers – Elections Clerks
 - i. Barbara Wallace D
 - ii. Anne Contatine D
 - iii. Wayne Hopkins R
 - iv. Kristin Meader Unenrolled
 - v. Effective until April 30th, 2024

9:02PM Abatelements

- o. Vice Chairman Walsworth makes a motion to approve the following abatements for map/lot R06-061-B001 for \$1,578.91, R09-074-A000 for \$282.53, U17-028 for \$1,120.66, R03-006-001 for \$1,765.80, and R05-029 for \$388.13. Selectman Edwards seconds the motion. All in favor 4-0.**

9:17PM Vice Chairman Walsworth makes a motion to enter executive session for personnel matters pursuant to 1 M.R.S.A. 405 (6) A. Selectman Edwards seconds the motion. All in favor 4-0.

9:40PM Vice Chairman Walsworth makes a motion to exit executive session and adjourn. Selectman Edwards seconds the motion. All in favor 4-0.