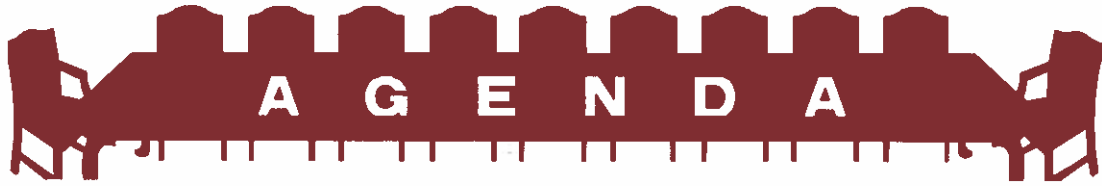


Diane Giese – Zel Bowman-Laberge- Sandy Moore- Bill Hahn - Peter Lammert



**SELECT BOARD MEETING
WEDNESDAY, JUNE 1, 2022
5:00 P.M.**

IN-PERSON AT 13 VALLEY STREET

LIVE STREAMING AVAILABLE ON THE TOWN WEBSITE OR BY VISITING:

https://www.townhallstreams.com/towns/thomaston_me

CAN'T ATTEND A MEETING? PLEASE SUBMIT QUESTIONS/CONCERNS TO THE TOWN MANAGER AT:

kgeorge@thomastonmaine.gov

- 1. CALL THE MEETING TO ORDER**
- 2. TO APPROVE AND SIGN NEW CORRECTED ANNUAL TOWN MEETING WARRANT ON ARTICLE 30.**



**TOWN OF THOMASTON, MAINE
ANNUAL TOWN MEETING WARRANT
FISCAL YEAR JULY 1, 2022-JUNE 30, 2023**

TO: Timothy Hoppe, a Constable of the Town of Thomaston in the County of Knox, State of Maine.

GREETINGS: In the name of the State of Maine, you are hereby required to notify and warn the voters of the Town of Thomaston, in the County of Knox, State of Maine, qualified to vote by law in Town affairs, to meet at the **THOMASTON MUNICIPAL BUILDING** (former Lura Libby School) at 13 Valley Street in said Town on **TUESDAY, JUNE 14, 2022** at 8:00 AM prevailing time, then and there to act upon article 1 and by secret ballots on articles 2 through 4 as set out below of the Annual Town Meeting Warrant. Polls will open at eight (8) o'clock in the morning and will close at eight (8) o'clock in the evening prevailing time.

And, to notify and warn voters of the Town of Thomaston, in the County of Knox, State of Maine, to reconvene at the **THOMASTON MUNICIPAL BUILDING** in said Town on **WEDNESDAY, JUNE 15, 2022** at 6:00 PM prevailing time, then and there to act on articles 5 through 36 as set out below:

SECRET BALLOT ARTICLES 1-4

ARTICLE 1: To choose a moderator to preside at said meeting. (Note: The moderator is nominated from the floor.)

ARTICLE 2: To elect by secret ballot the following offices:

1. Two (2) Select Board members for three-year terms.
2. One (1) Board of Assessors member for a three-year term.
3. One (1) RSU #13 School Board member for a three-year term.

ARTICLE 3 Shall the Town of Thomaston vote to allow the Town to determine the future use of the 15.6-acre parcel of land known as the Thomaston Green and to prevent this land from being permanently restricted to a public park?

SELECT BOARD RECOMMENDS 4-0

ARTICLE 4: **CITIZENS INITIATIVE** "Shall the Town vote to permanently dedicate the 15.6-acre parcel known as the "Thomaston Green" for use as a public park for recreational and community events and related infrastructure, said parcel being more precisely identified as "Parcel One" in a Quitclaim Deed recorded in the Knox County Registry of Deeds at Book 3547, Page 48?"

SELECT BOARD DOES NOT RECOMMEND 3-0-1

OPEN TOWN MEETING ARTICLES 5-36

ARTICLE 5: To see if the Town will vote to authorize the Select Board to enter into an agreement on such terms and conditions as the Select Board deems appropriate to swap land owned by the Town

that contains approximately 7 acres adjacent to the George C. Hall & Sons Inc. quarry to George C. Hall & Sons and in return, the Town of Thomaston is to receive approximately 30 acres of land owned by George C. Hall & Sons Inc. adjacent to currently owned Town land.

EXPLANATION: George C. Hall & Sons would like to expand their quarry into land owned by the Town and are offering to swap most of lot 033 in exchange for the Town property. The Town intends to offer the south portion of this parcel to a developer who will construct affordable housing on it. George C. Hall & Sons will construct a fence between the quarry and the Town's property as a safety measure.

SELECT BOARD RECOMMENDS 4-0

ARTICLE 6: To see if the Town will vote to authorize the Select Board to sell lots of land within the parcel of land received by the Town from George C. Hall and Sons, Inc. as shown on the map on file with the Town Clerk available for public inspection to developers of affordable/workforce housing projects on such terms and conditions as the Select Board deem appropriate.

SELECT BOARD RECOMMENDS 4-0

BUDGET ARTICLES

ARTICLE 7: Shall the Town vote to put all non-real estate/personal property tax revenues in to the Unassigned Fund Balance (surplus), and authorize the Select Board to accept any additional revenue or funds and expend any other revenue from the State, Federal, local and private sources for the support of the Town that may be used to reduce the amount required to be raised by taxation, and to vote to appropriate \$17,450 from the Computer Reserve and apply these funds to the FY 2023 tax commitment as a reduction in the amount to be raised from taxation?

EXPLANATION: This authorizes the Town to accept any additional revenues or funds and expend any other revenue from the State, Federal, local and private sources for the support of the Town that may be used to reduce the amount required to be raised by taxation.

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 8: Shall the Town vote to raise and appropriate \$770,027 for GENERAL GOVERNMENT for the 2022/2023 Fiscal Year?

GENERAL GOVERNMENT

Select Board/Legal	\$43,626
Manager/Tax Collector	\$252,379
Clerk's Office/Elections	\$88,953
General Office	\$32,647
Finance Office	\$117,004
Administration	\$21,066

Contingency	\$1,000
Computer Technology	\$48,494
Planning Board	\$200
Code Enforcement	\$81,995
Assessing Office	\$82,663
TOTAL:	\$770,027

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 9: Shall the Town vote to raise and appropriate \$134,735 for maintenance and operation of MUNICIPAL BUILDINGS for the 2022/2023 fiscal year?

MUNICIPAL BUILDINGS

Watts Block	\$39,906
Academy Building	\$36,281
Municipal Building	\$34,100
Building Maintenance	\$24,448
TOTAL:	\$134,735

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 10: Shall the Town vote to raise and appropriate \$691,092 for the POLICE DEPARTMENT for the 2022/2023 fiscal year?

POLICE DEPARTMENT

Police Wages & Benefits	\$593,918
Secretary Wages	\$11,824
Transportation	\$23,500
Supplies & Equipment	\$61,850
TOTAL:	\$691,092

**SELECT BOARD RECOMMENDS AN ADDITIONAL \$11,824 Vote (4-0)
BUDGET COMMITTEE RECOMMENDS \$679,268 (5-0)**

ARTICLE 11: Shall the Town vote to raise and appropriate \$257,089 for PROTECTION AND PUBLIC SAFETY for the 2022/2023 fiscal year?

PROTECTION & SAFETY

Town Lighting/Electricity	\$45,401
Emergency Management & Local Health Officer	\$24,963
Animal Control	\$11,150
Hydrant Rental	\$173,275
Septic Waste Disposal	\$2,300
TOTAL:	\$257,089

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 12: Shall the Town vote to raise and appropriate \$183,522 for the FIRE DEPARTMENT for the 2022/2023 fiscal year?

FIRE DEPARTMENT

Wages	\$83,121
Operations	\$8,550
Equipment	\$35,501
Vehicles	\$35,100
Building	\$21,250
TOTAL:	\$183,522

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 13: Shall the Town vote to raise and appropriate \$728,484 for the PUBLIC WORKS DEPARTMENT for the 2022/2023 fiscal year?

PUBLIC WORKS DEPARTMENT

Wages & Benefits	\$457,131
General Supplies	\$7,050
Operation	\$84,950
Winter Roads	\$79,000
Summer Roads	\$35,750
Stump Dump	\$56,253
Building	\$8,350
TOTAL:	\$728,484

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 14: Shall the Town vote to raise and appropriate \$396,934 for the AMBULANCE DEPARTMENT for the 2022/2023 fiscal year?

AMBULANCE DEPARTMENT

Wages	\$353,784
Training	\$8,000
Transportation	\$6,300
Supplies	\$4,800
Operations	\$16,050
Communication	\$2,000
Billing	\$6,000
TOTAL:	\$396,934

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 15: Shall the Town vote to raise and appropriate \$327,862 for the TRANSFER STATION for the 2022/2023 fiscal year?

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 16: Shall the Town vote to raise and appropriate \$8,750 for GENERAL ASSISTANCE for the 2022/2023 fiscal year?

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 17: Shall the Town vote to raise and appropriate \$146,691 for the RECREATION & LEISURE SERVICES for the 2022/2023 fiscal year?

RECREATION & LEISURE

Recreation Dept.	\$114,018
Tree Warden	\$13,972
Harbor Committee	\$16,201
Conservation	\$2,500
TOTAL:	\$146,691

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 18: Shall the Town vote to raise and appropriate \$15,660 for SOCIAL SERVICES & LOCAL AGENCIES for the 2022/2023 fiscal year?

Explanation: Social Services include Coastal Opportunities, Penquis, New Hope for Women, Spectrum Generations, Pope Memorial Humane Society, Trekkers, Knox County Homeless Coalition, Rockland District Nursing, Waldo Community Action Partners, and Life Flight. Local Agencies include the Thomaston Historical Society, Christmas Lighting, Memorial Day Committee, Friends of Montpelier, Landscaping Committee, and the Thomaston Food Pantry.

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 19: Shall the Town vote to raise and appropriate \$239,364 for UNCLASSIFIED ACCOUNTS for the 2022/2023 fiscal year?

UNCLASSIFIED ACCOUNTS

Insurance & Compensation	\$112,829
Memberships	\$8,177
Library Operating	\$75,000
Cemetery Operating	\$43,358
TOTAL:	\$239,364

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 20: Shall the Town vote to raise and appropriate \$463,384 for CAPITAL IMPROVEMENTS & RESERVE ACCOUNTS for the 2022/2023 fiscal year?

CAPITAL IMPROVEMENTS & RESERVE ACCOUNTS

Reserves	\$208,500
Misc. Projects	\$113,884

Public Works Projects	\$138,000
Shellfish Management	\$3,000
TOTAL:	\$463,384

Reserves Explanation:

<i>Police Cruiser Reserve</i>	\$11,000	<i>Public Works Reserve</i>	\$30,000
<i>Ambulance Reserve</i>	\$25,000	<i>Culvert Replacement Reserve</i>	\$23,000
<i>Fire Apparatus Reserve</i>	\$30,000	<i>Watts Block Building Reserve</i>	\$ 8,000
<i>Municipal Facilities Reserve</i>	\$58,000	<i>Computer Reserve</i>	\$10,500
<i>Academy Maintenance Reserve</i>	\$ 8,000	<i>EMS Equipment Reserve</i>	\$ 5,000

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 21: Shall the Town vote to expend up to \$15,000 for a preliminary engineering study of Knox Street to be paid out of Dragon Tax Increment Financing (TIF) funds?

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

BUSINESS ARTICLES

ARTICLE 22: Shall the Town vote to authorize the Select Board to enter into multi-year contracts (not to exceed five (5) years) for the lease or purchase of goods and services, when they deem it in the best financial interest of the Town?

SELECT BOARD RECOMMENDS 4-0

ARTICLE 23: Shall the Town vote to authorize the Select Board TO MOVE UP TO 10% OF UNEXPENDED BALANCES from various budget categories as they deem advisable to meet unanticipated expenses, emergencies, and to aid in the smooth transition of Town business?

SELECT BOARD RECOMMENDS 4-0

ARTICLE 24: To see if the Town will vote to authorize the Select Board to apply for and/or to accept, and expend, on behalf of the Town, money from Federal, State, other governmental agencies, or from private sources which may be received in the form of grants, donations, or revenues during the period of July 1, 2022 to June 30, 2023.

SELECT BOARD RECOMMENDS 4-0

ARTICLE 25: Shall the Town vote to authorize the Select Board to dispose of tax acquired property in any manner which the Select Board deems in the best interest of the Town of Thomaston, except that the Select Board shall use the special sale process required by 36 M.R.S. § 943-C for qualifying homestead property if they choose to sell it to anyone other than the former owners.

SELECT BOARD RECOMMENDS 4-0

ARTICLE 26: Shall the Town vote to permit acceptance of PREPAID TAXES and to fix the dates of December 1, 2022 for the first payment and June 1, 2023 for the second payment, when the taxes shall become due and payable; and, to see if the Town will fix the rate of interest at 4% percent to be charged on taxes unpaid after said dates for the period July 1, 2022 through June 30, 2023.

SELECT BOARD RECOMMENDS 4-0

ARTICLE 27: Shall the Town vote to set the interest rate of 0% to be paid by the Town on abated taxes pursuant to 36 M.R.S.A. Section 506-A.

SELECT BOARD RECOMMENDS 4-0

EXPLANATION: If taxes are paid but later abated, the municipality must refund the abated taxes and pay interest on them. Title 36 M.R.S.A. § 506-A provides that the rate of interest set by the municipality to be paid on overpayments may not exceed the rate set for delinquent taxes, nor be less than that rate reduced by 4%. For instance, if the unpaid rate is 8%, then the Town Meeting may set a rate not higher than 8% and not lower than 4%; it may pick either of those numbers or any number in between. The statute governing the delinquency interest rate is 36 M.R.S.A. § 505(4). Pursuant to Title 36 M.R.S.A. Section 506-A "Overpayment of Taxes," when a tax collector has demanded and received from a taxpayer more than is due and more than appears to be due according to the lists, the excess must be refunded to the taxpayer, even though the amount has been paid into the Town Treasury.

ORDINANCE ARTICLES

***NOTE: A copy of all ordinance amendments are available for review and inspection at the Town Clerk's Office and on the Town's website at www.thomastonmaine.gov**

ARTICLE 28: Shall Chapter 7 Land Use Ordinance- Sections 707, 708, 709 ,710, 711, 712A, Section 718 and Section 719 be amended?

SELECT BOARD RECOMMENDS 4-0/PLANNING BOARD RECOMMENDS 4-0

ARTICLE 29: Shall Chapter 10 Definitions Section 1003 Specific Definitions be amended?

SELECT BOARD RECOMMENDS 4-0/PLANNING BOARD RECOMMENDS 4-0

ARTICLE 30: Shall Chapter 7, Thomaston Land Use and Development Ordinance be amended to change Lot 033, Map 402 Currently in R1 zone to R3?

SELECT BOARD RECOMMENDS 4-0/PLANNING BOARD RECOMMENDS 4-0

ARTICLE 31: Shall Chapter 7, Thomaston Land Use and Development Ordinance be amended to change Lot 007, Map 203, currently in SC to R2?

SELECT BOARD RECOMMENDS 4-0/PLANNING BOARD RECOMMENDS 4-0

EXPLANATION: Lot 007 does not have frontage on the St. George River; therefore, should not be in the SC (Shoreland Commercial) zone. In addition, lot 007 abuts and is owned by the same person who owns lot 005 which is in currently the R2 (Residential) zone.

ARTICLE 32: Shall the Town vote to amend the current Interlocal Agreement between the Towns of Owls Head, South Thomaston, and Thomaston establishing the Cooperative Solid Waste Facility?

Amendment to Read:

Part 4.3 Financial Procedures

a) The Joint Board shall prepare a budget, determine costs to be shared and transmit to the member municipalities on or prior to May 1. Thereafter, the budget and cost allocations shall be transmitted to the member municipalities on or prior to March 1 of each year. This shall be the assessment for debt service and operating expenses for each member municipality.

(b) The Fiscal Year shall be from July 1 to June 30 each year effective July 1, 2022

(c) is unchanged

SELECT BOARD RECOMMENDS 4-0/BUDGET COMMITTEE RECOMMENDS 5-0

ARTICLE 33: Shall amendments to the Recreation Committee Ordinance be enacted?

SELECT BOARD RECOMMENDS 4-0/RECREATION COMMITTEE RECOMMENDS

ARTICLE 34: Shall amendments to the Municipal Write-In Candidates Ordinance be enacted?

SELECT BOARD RECOMMENDS 4-0

ARTICLE 35: Shall amendments to the Fire Department Ordinance be enacted?

SELECT BOARD RECOMMENDS 4-0

ARTICLE 36: Shall amendments to the Library Board of Trustees Ordinance be enacted?

SELECT BOARD RECOMMENDS 4-0

Given under our hands this ____ day of _____ in the year of Our Lord Two Thousand Twenty- Two by the vote of the Select Board.

THOMASTON SELECT BOARD:

Diane Giese, Chair _____

Peter Lammert, Vice-Chair _____

Zel Bowman-Laberge _____

William Hahn _____

Sandra Moore _____

A true copy of the signed warrant as certified to me by the Thomaston Select Board.

Melissa Stevens, Thomaston Town Clerk

Date

RETURN ON THE TOWN MEETING WARRANT

Thomaston, Maine

Date: _____, 2022

Pursuant to the within warrant to me directed, I have notified and warned the inhabitants of said town, qualified as herein expressed, to meet at said time and place, and for the purposes therein named, by posting an attested copy of said warrant at the Thomaston Town Office at 13 Valley Street, Pik Qwik Store at 138 Main Street, and Thomaston Grocery at 193 Main Street in said town, being public and conspicuous places in said town, on the ____ day of _____, 2022 A.D., being at least seven days before the meeting.

Timothy Hoppe
Constable of the Town of Thomaston, Maine