



TOWN OF WELLS

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Town Manager and
Board of Selectmen

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AGENDA SELECTMEN'S MEETING Tuesday, April 16, 2024

York County Community College
Pratt & Whitney Building
112 College Drive
Wells, Maine

6:00 PM – SELECTMEN'S MEETING

Pledge of Allegiance

MUNICIPAL OFFICERS WORKSHOP / BUSINESS / PUBLIC HEARINGS

1. Public hearing on a Retroactive Moratorium on large-scale residential development projects in the Town of Wells.
2. Public hearing on a proposed ordinance amendment for Chapter 190, the Shellfish Conservation Program.
3. Campfire Restaurant Group LLC, dba: Merriland Farm Café, 557 Coles Hill Road, Wells, application for a full-time Malt and Wine Liquor License. (R)
4. Thomas Pappas, Jr., dba: Relentless Pursuit Charter LLC, 68 Spring Drive, Bowdoin, application for a Commercial Recreation Business License. (N)
5. Good News
6. Open to the Public (10 minutes)

CURRENT AGENDA ITEMS

1. Review and action on Accounts Payable and Payroll Warrants.
2. Update, discussion and action on Committees, Projects, Issues, Purchases and Personnel:

- a) **Discussion and action on acceptance of a Drainage Easement for the Perkins Pasture Subdivision.**
- b) **Discussion and action to schedule a public hearing to review annual Lodging License applications.**
- c) **Discussion and action to approve a Quitclaim Deed for the following property that had a foreclosure date of March 16, 2022. The 60-day buyback period for the property ended May 16, 2022.**
 - Heirs of York, Harry B Etal. Property is known as parcel number 0054/002-000. Payment was received to pay FY 20 on April 3 2024. Quitclaim deed releases lien filed in book/page 18378/502.
- d) **Discussion and action to approve a Quitclaim Deed for the following property that had a foreclosure date of March 16, 2023. The 60-day buyback period for the property ended May 16, 2023.**
 - Heirs of York, Harry B Etal. Property is known as parcel number 0054/002-000. Payment was received to pay FY 21 and FY 22 on April 3 2024. Quitclaim deed releases lien filed in book/page 18804/453.
- e) **Discussion action to schedule informational public hearings on the Annual Town Meeting Warrant Articles and Referendum.**
- f) **Discussion and action to accept Donations and Bequests.**
- g) **Discussion and action to approve minutes of the April 2, 2024 Selectmen’s meeting.**

NEW BUSINESS

- 1. Open to the Public (10 minutes)
- 2. Town Manager’s Report
- 3. Select Board Comments
 - a. Subcommittee Reports
 - b. Individual Select Board Member Comments
- 4. **EXECUTIVE SESSION** – To hold an executive session, pursuant to 1 M.R.S. section 405(6)(A), to discuss a personnel matter with the Town Manager.
- 5. Adjournment