

## **SPECIAL SELECTMEN'S MEETING - TUESDAY, MARCH 24, 2020**

*Present: Chairman Karl Ekstedt, Town Manager Jon Carter, Police Chief Jo-Ann Putnam*

*Participating via videoconference: Selectmen Kathy Chase, Tim Roche, Sean Roche and John MacLeod.*

*Wells Town Hall is closed to the public today.*

**6:00 PM – SELECTMEN'S MEETING**

### **MUNICIPAL OFFICERS BUSINESS / PUBLIC HEARINGS**

#### **1. Town COVID 19 Update**

The Town's health emergency proclamation was issued on March 17, followed by the Governor's proclamation. All non-essential services are closed including Town Hall, the Library, Harbor and Recreation Department. Transactions are no longer being done at Town Hall. The Code Office continues to process building permits to keep the contractors working. Emergency services are available 24/7. The Transfer Station is resuming its regular schedule now that the staffing issue has been resolved. We are reaching out to the Governor for coordinated action in this part of the State. Last weekend there was an influx of tourists at the beaches, and towns are now closing their beaches and parks.

Discussion points:

- ~We don't have the medical resources to deal with people coming up here from areas where the virus is more prevalent.
- ~We need to close our beaches, too. We have to get the word out that Wells is closed for business.
- ~According to Town Attorney Leah Rachin, there is a meeting Thursday to prepare a list of municipalities' priority concerns for the Governor.
- ~Re: Seasonal cottages and campgrounds. Can we order them to open later in the spring and allow them to stay open later in the fall?
- ~Be decent and don't harass people.
- ~If you come here from another state to open your home, bring your food and supplies with you. Shelter in place and don't go out. Take this seriously.
- ~Do we have the authority to close the hotels and condos? Mr. Carter will check with our attorney.
- ~Can we tell the Water District not to turn the water on for the cottages and campgrounds? Tabled until we hear from our attorney.
- ~Getting the word out about beach closing: the towns are getting together to issue a joint press release. Good opportunity to use social media. Signage at the beaches.

Motion by Mrs. Chase, seconded by Mr. S. Roche, to close the beaches at noon on Wednesday, March 25. Passed unanimously. The beach parking lots will stay open for now.

Motion by Mr. S. Roche, seconded by Mr. T. Roche, to recommend that people stay at home except for essential errands. Passed unanimously.

**2. *Rescheduling of Postponed Hearing - Public Hearing on a Consent Agreement to resolve a Town Beach Right of Way encroachment between the Town and David Giarusso, Jr. on ROW # 2 on Moody Beach.***

Motion by Mrs. Chase, seconded by Mr. MacLeod, to reschedule the public hearing to 6 PM on April 7, 2020 in the Littlefield Meeting Room, 208 Sanford Road. Passed unanimously.

**3. *Rescheduling and discussion of the Informational Session on the 2020 Parking and Traffic Study Report.***

Motion by Mrs. Chase, seconded by Mr. S. Roche, to reschedule the public hearing on the 2020 Parking and Traffic Study Report to be held on April 7, 2020 at 6 PM in the Littlefield Meeting Room, 208 Sanford Road. Passed unanimously.

**4. *Rescheduling and discussion of the Informational session on the 2020 Beach Parking Pass Policy.***

Motion by Mrs. Chase, seconded by Mr. S. Roche, to schedule a public hearing on the 2020 Beach Parking Pass Policy as amended on April 7, 2020 at 6 PM in the Littlefield Meeting Room, 208 Sanford Road. Passed unanimously.

**5. *Good News***

~The owner of the store where Olympia Sports was formerly located is allowing the Red Cross to use it as a blood donor site for the short term, probably 3-4 weeks, starting today. Hours are 12 noon to 5 PM. The Red Cross is developing protocols. Please donate if you are healthy, as the Red Cross has a shortage. This is a good reason to leave the house.

~Update from the schools from Mr. T. Roche: The distance learning is going well. A lot of thought and advance preparation went into making this successful. The brown bag lunches are available every day at the Police Station. People are welcome to take whatever they need.

~Mrs. Chase reported that staff at the Senior Center are manning the phones. Restaurants are donating food that people can pick up at curbside.

~Share your phone number and e-mail with your neighbors so they have someone to call if they need help. Share your good news on social media to offset the “other news.” Mr. Ekstedt issued a challenge to have nothing but good news on social media for one week.

**6. *Open to the Public. Members of the public texted the following:***

~How long will the beaches be closed? Until further notice.

- ~Will the cottages, motels, Air BNB's., etc. be closed? We are waiting until next Tuesday's meeting to see what action the Governor takes.
- ~Can an occupancy permit be issued? The Code Enforcement Office is doing limited inspections. Call the office tomorrow or e-mail Ms. Adams at jadams@wellstown.org. We will find a way to get this done without creating a hardship for people.
- ~Is there a plan in case any of our first responders are exposed? We have a contingency plan for those departments.
- ~Will the seasonal parks open in May? To be discussed next Tuesday.
- ~How can we help residents in need? Good question. This will be worked out with General Assistance, stimulus funds, etc. To be resolved.
- ~Can we have WEMS work only in Wells to prevent cross exposure? The WEMS Board determines their policies. Many of their employees have other jobs in other towns and it would be hard to restrict them.
- ~The Board of Selectmen will be meeting every Tuesday night at 6 PM for special meetings until further notice. In between meetings, concerns can be addressed to the Town Manager.
- ~The Maine CDC gives regular updates on the number of cases by county only, not by municipality. HIPPA regulations prohibit giving any information that could disclose a patient's identity.
- ~Will the dock and moorings be closed to recreational boaters? We will revisit this.
- ~Wells does not have a "shelter in place." We are recommending that people stay at home.

### ***CURRENT AGENDA ITEMS***

1. ***Review and action on Accounts Payable and Payroll Warrants. - None***
2. ***Update, discussion and action on Committees, Projects, Issues, Purchases and Personnel:***
  - a) ***Discussion and action on requesting to the State of Maine for an additional Agency Liquor Store in Wells.***

We contacted the 4 agency stores in Town for their input and none responded.

Motion by Mrs. Chase, seconded by Mr. MacLeod, to request through the Town Manager to the State of Maine a Tourist Community exemption for a 5<sup>th</sup> agency liquor store in Wells. Passed unanimously.

- b) ***Discussion and action on Board of Selectmen recommendations on the FY'21 Town Meeting Warrant Articles.***

The Budget Committee approved all articles with a 7-0 vote. The Selectmen will hold a public hearing on April 7 and the articles will be posted on the Town web site in advance.

Motion by Mrs. Chase, seconded by Mr. S. Roche, to pass all the articles as written. Passed unanimously.

- c) ***Discussion of possible financing options for the two capital projects, Swamp John Road and the 9B Subdivision road reconstruction and drainage work.***

Two projects are underway. Swamp John Road is expected to cost \$1 million and we are working on the base now. We also have Robinson Road/Pine Ledge Drive drainage and reconstruction. We are talking with the property owners and this may be another million dollar project. Other areas that need attention are the sea wall by the Lafayette Hotel and the bridge under Drakes Island Road. Structural engineers will report to us this spring. We expect to have Swamp John Road completed by this fall using the Inland Golf Reserve and another reserve account. All four projects might involve a small bond, and we can decide over the summer if we want to go with a bond in November. The payback of the Transfer Station loan will probably not affect our bond rating. Mr. Carter’s recommendation is to put this on the April 7 agenda when the Budget Committee will be here. A Town Meeting vote is necessary to draw down the reserve accounts.

Motion by Mrs. Chase, seconded by Mr. S. Roche, to set up a warrant article to approve the proposed phases of work on Swamp John Road and schedule a public hearing for 6 PM on April 7, 2020 in the Littlefield Meeting Room, 208 Sanford Road. Passed unanimously.

Motion by Mr. S. Roche, seconded by Mrs. Chase, to table the other three projects until more information is available from the engineers. Passed unanimously.

**d) Discussion and action on Updates, Personnel and Committee Assignments, Resignations and Issues:**

- 1. **Town Manager: None**
- 2. **Selectmen: None**

**NEW BUSINESS**

- 1. **Open to the Public: No new questions.**
- 2. **Town Manager’s Report: None**
- 3. **Adjournment**

Motion by Mrs. Chase, seconded by Mr. S. Roche, to adjourn. Passed unanimously.

Respectfully submitted,

Accepted by,

\_\_\_\_\_  
Cinndi Davidson,  
Meeting Recorder

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_