

WISCASSET SELECTBOARD,
TAX ASSESSORS AND OVERSEERS OF THE POOR
OCTOBER 3, 2023
IN PERSON AND VIA ZOOM

Preliminary Minutes

Present: James Andretta, Pam Dunning, Terry Heller, Bill Maloney and via zoom Chair Sarah Whitfield and Town Manager Dennis Simmons

The chair called the meeting to order at 6 p.m.

1. Pledge of Allegiance
2. Approval of Treasurer's Warrants
 - a. Pam Dunning moved to approve the payroll warrants of September 22 FY 24 and September 29 FY 24. Vote 5-0-0.
 - b. Terry Heller moved to approve the accounts payable warrants of September 26 FY 24 and October 3 FY 24. Vote 5-0-0.

3. Approval of Minutes

Pam Dunning moved to approve the minutes of September 19, 2023, as amended. Vote 5-0-0.

4. Special Presentations or Awards – none
5. Committee Appointments/Resignations – none
6. Public Hearings – none
7. Public Comment – none
8. Department Head or Committee Chair – none
9. Unfinished Business – none
10. New Business
 - a. Budget Carry Forward: Dennis Simmons explained that funds carried forward does not necessarily mean the funds requested would be expended, but cited the Veterans' Memorial which needs repairs. Further information on the carry forward is in the Town Manager's Report. Pam Dunning moved to approve the budget carry forward as recommended by the Town Manager. Vote 5-0-0.
 - b. Danforth St. Closure: A one-day closure of Danforth Street will be necessary to allow a bucket truck to park on the Street in order to paint a residence close to the street. Pam Dunning moved to approve the closure of Danforth Street for one day. Vote 5-0-0

- c. Larabee Music Fund Request \$5,102.52: **Pam Dunning moved to approve the request of \$5,102.52 from the Larabee Music Fund. Vote 5-0-0.**
- d. Town Manager vacation request, 1/16/24 – 1/30/24: **Terry Heller moved to approve the Town Manager’s request for vacation from 1/16/24 to 1/30/24. Vote 4-0-1 (Whitfield abstained).**

11. Assessors Business:

- a. Abatement: **Terry Heller moved to approve the tax abatement of Emilie Spas and Marc Faul, Map R02, Lot 1-A Re Acct #167 for \$9,865.10. Vote 5-0-0.**
- b. Supplement: **Terry Heller moved to approve the Supplement for Emilie Spas and Marc Faul, Map R02 Lot 1-A-1 RE acct #2789 for \$4,416.88. Vote 5-0-0.**
- c. Supplement: **Terry Heller moved to approve the Supplement for Edward N. & Betty Jane Simpson, Map R02, Lot 1-A RE acct. #167 for \$6,348.30. Vote 5-0-0.**

12. Town Manager’s Report

Dennis Simmons reported that he had attended the Brownfield meeting with representatives of the DEP and EPA. He will be working with Elise Simon on the final version of the RFP for qualified engineers to provide services for the North Point Fill Area cleanup. Submissions are due November 1, and he will be asking for a member of the board to be part of the committee reviewing the submissions.

On September 20 Simmons provided space for residents of Whippoorwill Trailer Park to meet with representatives of Pine Tree Legal regarding the legal responsibilities of the owners of the park and the residents’ rights as tenants.

Of the four candidates interviewed for the Economic Development Director position, three will be invited for a second interview tentatively scheduled for October 18.

Simmons listed the carryovers he was requesting:

- \$137,896.20 for projects committed to last year which have not been completed or outstanding invoices not yet received for contracted work.
- An increase in the employer contribution to MEPERS from 8.5% to 8.9%.
- The Veterans Memorial repairs to the brick walkway. Names are being added to the back side of the memorial so the walkway should be extended around to the back.
- EMS continues to be under pressure as medical supply costs continue to rise and recruitment has become an issue partly because of the current retirement plan. If the board agrees to a change to the plan which the Police Department has, it will be on a future agenda.
- Tipping fees are on budget and any increase will stress the transfer station budget. In addition, a full-time employee who did not have the town’s health insurance program has left and the town will have to offer health insurance to his replacement (a family health plan would cost \$25,665).
- Simmons asked to carry over all the remaining Waterfront budget for repairs such as those needed for the erosion in the parking lot.

- Simmons asked that the remaining contingency be carried forward to cover the costs of the expected legal challenge of the Maine Yankee tax assessment. He had warned the board that last year's contingency would be needed for expense related to Maine Yankee. No invoice was received before last year's books were closed, so it was paid from this year's budget. This carryover will replenish this year's budget which is also likely to be needed.
- If approved, as presented, this will transfer \$363,113.09 into the town's undesignated fund balance.
- Simmon reported that he will be attending the October 3rd ICMA conference and will be attending the select board's meeting via zoom.

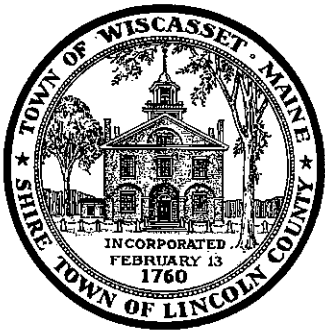
13. Other Board Business

In response to Susan Blagden's question, Simmons reported that roof work at 63 Main Street is completed, insulation is scheduled for October 3 and 4, and the masonry contractor will begin work next week. Simmons also reported that he had asked the Code Enforcement Office to check on the Rundlett Block and would follow up on October 5.

14. Adjournment

Bill Maloney moved to adjourn the meeting at 6:15 p.m. Vote 5-0-0.

6a



**NOTICE
TOWN OF WISCASSET
OFFICIAL PUBLIC HEARING**

The Wiscasset Board of Selectmen will hold an official public hearing on October 17, 2023, at the Wiscasset Municipal Building in the Hearing Room beginning at 6:00 p.m. The purpose of the hearing is to discuss and hear public comment on the **Special Referendum Town Meeting** warrant articles to be voted by secret ballot on November 7, 2023, at the Wiscasset Community Center from 8 a.m. to 8 p.m. This hearing provides the public an opportunity to clarify any questions they may have regarding the ballot but no further changes can be made to the articles.

**Sample Ballot
Town of Wiscasset
Referendum Election
November 7, 2023**

INSTRUCTIONS TO VOTERS

Fill in the oval next to your Yes or No choice, like this: ●
To have your vote count, do not erase or cross out your choice.
If you make a mistake, ask for a new ballot.

- Yes **Question 1.** Shall the Town vote to repeal Article XV Medical Cannabis Licensing Ordinance and replace it with a revised Medical Cannabis Licensing Ordinance codified as Article XV (A)?
- No

This Ordinance takes effect immediately upon adoption. Notwithstanding anything to the contrary in M.R.S.A. § 302 or any other law, this Ordinance is retroactive to June 13th, 2023 and applies to any and all applications for medical cannabis establishments, whether or not such application had become a "pending processing" on or after June 13th, 2023 as defined in M.R.S.A. § 302.

A copy of the proposed revised Medical Cannabis Licensing Ordinance is on file with the Town Clerk.

- Yes **Question 2.** Shall the following amendment to Section 17 of the Adult Use Cannabis Ordinance be enacted?
- No

17. Operating Requirements

To obtain a license pursuant to this ordinance, the applicant shall demonstrate to the Select Board that the following requirements will be met. A licensee shall comply with all these requirements during the term of the license.

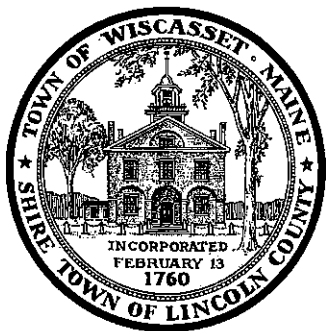
Permitted Location

All cannabis stores shall be limited to the Commercial District on Route 1 from Birch Point Road to the Woolwich town line and the Rural district on Gardiner Road beginning at the Foye Road/Gardiner Road intersection and extending to the Dresden town line; cultivation, testing and manufacturing facilities shall be limited to the Rural district; cannabis stores, cannabis cultivation, cannabis products manufacturing facilities and cannabis testing facilities are prohibited in the Village 1 and Village 2 Districts.

- Yes **Question 3.** Shall the Land Use Matrix in the Zoning Ordinance be amended to modify the permitted locations of medical and adult use cannabis stores in accordance with amendments to the Medical and Adult Use Cannabis Ordinances?
- No

YOU HAVE NOW COMPLETED VOTING THIS BALLOT

6b



Town of Wiscasset

TOWN OF WISCASSET PUBLIC HEARING SPECIAL AMUSEMENT PERMIT

The Board of Selectmen will hold a public hearing on Tuesday, October 17, 2023 at 6:00 p.m. in the Municipal Building Hearing Room. The purpose of the hearing is as follows:

- To act on a request for a Special Amusement Permit for Vanessa & Richard Jordan, Wiscasset Speedway LLC.



APPLICATION FOR SPECIAL AMUSEMENT PERMIT

DATE: 9/14/23
APPLICANT(S) NAME: Richard + Vanessa Jordan
APPLICANT(S) RESIDENCE ADDRESS: 42 Cove Lane
Kingfield, ME 04947
BUSINESS NAME: Wiscasset Speedway LLC
BUSINESS ADDRESS: 274 West Alna Rd Wiscasset, ME 04578
BUSINESS DESCRIPTION: Motor sports + Outdoor Family Events
LOCATION TO BE USED: Wiscasset Speedway
DESCRIBE ENTERTAINMENT: Saturday Night Stock Car Racing +
Outdoor Events

HAS THE APPLICANT EVER HAD A LICENSE TO CONDUCT THE BUSINESS THEREIN DESCRIBED EITHER DENIED OR REVOKED? YES NO
IF SO, DESCRIBE THOSE CIRCUMSTANCES ON A SEPARATE DOCUMENT.

HAS THE APPLICANT, INCLUDING ALL PARTNERS, CORPORATE OFFICERS, MANAGERS OR PRINCIPAL EMPLOYEES EVER BEEN CONVICTED OF A FELONY? YES NO
IF SO, DESCRIBE SPECIFICALLY THOSE CIRCUMSTANCES ON A SEPARATE DOCUMENT.

By signing below, the applicant agrees that the information on this permit is factual and true and agrees to abide by applicable local, state and federal laws, rules and standards including, but not limited to Article X, Section 1 (Special Amusement Permits) of the Wiscasset Ordinances and Title 28-A (Liquors) of the Maine State Statutes.

Signature(s): Vanessa Jordan Date: 9/14/23

2024 Application for Special Amusement Permit

Provisions:

Wiscasset Speedway, located at 274 West Alna Rd, was built in 1969 and has been home to local short track racing for 54 years. The facility sits on 35 acres of rural, gently rolling land with the track itself being 3/8-mile paved oval with long strait a-ways & high-banked corners of 8 to 12 degrees, Wiscasset Speedway remains the biggest & fastest track in Maine.

With 25 race events scheduled from April to October, Wiscasset Speedway is just finishing a successful 2023 season and preparing for 2024 – it's 55th year.

Traditional Saturday night racing continues to be the primary focus with our 2024 race schedule from April to October. Pit Gate typically opens at 1pm; Main Gate typically opens at 4pm, practice from 2pm – 4pm and a race time start of 5pm. While a Saturday night race event lasts 3 – 3½ hours, there are always unforeseen circumstances – ie – numerous cautions and/or rain delays that may prolong a race event beyond our current end time of 10pm and we respectfully request to extend the end time to whenever needed. Additionally, we look forward to hosting our very popular weekend events – the Coastal 200 on Memorial Weekend and the Boss Hogg 150 on Labor Day Weekend. We would continue to offer practice days – typically Thursday and Friday 10am – 7pm. Practice days are important as drivers new to the Speedway wish to gain experience of this fast track prior to entering a race event.

Various organizations continue to use our facility for family friendly events such as Halloween Trunk-A-Treat; Wiscasset Middle/High School Graduation; Celebration of Life events; Special Olympics Car Show & Cornhole fundraising event; Dean Snell Foundation Cancer Walk fundraising event; and Maine Vintage Race Car Association SummerFest. These events bring many people to the Speedway and the town of Wiscasset.... many for the first time.

As in the past, we respectfully request flexibility with days/hours of operation as we navigate and negotiate hosting potential events that benefit the area. Be assured, our desire to remain good neighbors and respected community members keeps us mindful of operating within reason and with common sense.

The Main Grandstand and Pit Gate are monitored gate entrances. The mechanism for crowd control for both entrances is the sale of tickets equal to the maximum seating capacity currently of 5,000 people – which is determined upon annual review and inspection of the State Fire Marshal's Office prior to opening day. Pit Gate also requires the signature of every individual and registration of race cars wishing to enter the day's race event. In keeping with our desire to make the venue affordable for the entire family, our plan at this time is to continue General Admission at the Main Gate of \$5 per person with children 6 & under free and Pit Gate admission at \$20 per person.

Water Supply:

Water supply sources are two interconnected private wells located on the property providing water to our buildings for drinking, cooking, washing, and flushing of toilets. Water is delivered under pressure exceeding normal operating pressures (20lbs per square inch minimum) to all fixtures at a rate of at least 30 gallons per person per day. State licensing from DHHS Health Inspector requires annual water tests to be complete by mid-May. The water tests must meet acceptable standards prior to granting license operation of concessions stands.

Bathrooms:

Main grandstand bathrooms are a separate building of 2x4 wood frame construction – the men’s room area includes 3 urinals, 3 individual stalls with toilets (1 handicap accessible) and 3 handwashing sinks - the ladies room area includes 6 individual stalls with toilets (1 handicap accessible) and 3 handwashing sinks. Bathrooms are cleaned/serviced on a weekly basis and monitored for cleanliness/restocked during race day by Speedway staff.

Twenty-one portable toilets (4 handicap accessible) are strategically placed throughout the Speedway and cleaned/serviced on a weekly basis and monitored for cleanliness/restocked during race day by Speedway staff.

Food Service:

Concessions stands, located on both sides of the Speedway, are owned & operated by Wiscasset Speedway. All are annually reviewed/permitted by DHHS - Health Inspector. SERV Safe Food Protection Manager Certification continues to be obtained by many concession staff members as well as Richard and Vanessa Jordan.

Trash:

One 50-gallon trash container per 100 people shall be provided though out the facility and monitored by Wiscasset Speedway. We continue to offer disposal of race tires and race car debris as part of our desire to reduce future environmental impact. Final clean-up of the entire Speedway property will be complete within 24 hours of all events. Riverside Disposal continues to provide a covered trash container and weekly trash pick-up.

Parking Areas/Roads/Lighting:

Parking areas and pedestrian access shall be lit with streetlamps, turned on at dusk and turned off when the facility is cleared of all visitors at the end of all events.

All roads are at least 12ft wide allowing for one-way traffic. The parking area allows for 100 cars per acre with historically neighboring properties offering overflow parking.

Medical:

Per insurance requirements, EMT’s attend each race event providing first responder service with area ambulance services being called to provide further evaluation, care and/or transport when needed. We are planning the same coverage for 2024.

Fire:

Wiscasset Fire provide a two-person team for race events and pay as invoiced. We are planning the same coverage for 2024.

Security/Safety:

Wiscasset Police Department provide a one or two-person team for race events and pay as invoiced. We are planning the same coverage for 2024. Wiscasset Speedway continues a no alcohol policy during race events.

State of Maine Fire Marshal’s Office – annual building/facility inspection 3-4 weeks prior to opening day.

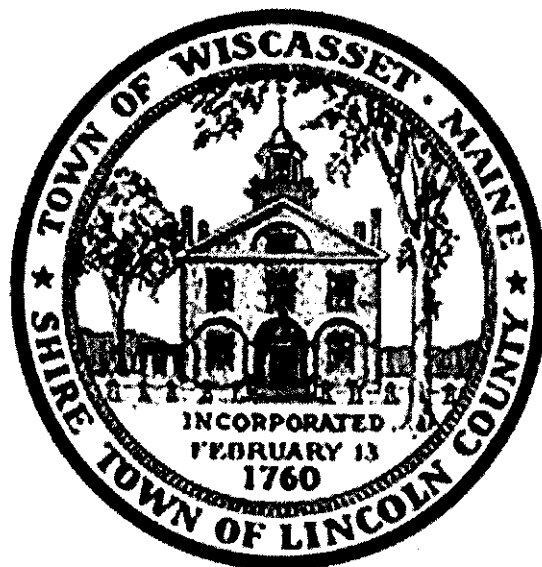
DHHS Health Inspector – inspection 3-4 weeks prior to opening day including annual water testing.

Noise:

Our policy continues to require race cars to have mufflers installed in effort to adhere to quieter standards.

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Town of Wiscasset
September 2023
Monthly Reports





Town of Wiscasset

AIRPORT REPORT

To: Dennis Simmons, Town Manager
From: Rick Tetrev, Airport Manager
Re: Monthly Report September 2023
Date: October 12, 2023

Fuel Sold

- 100LL Avgas: \$22,629.70 (3,382.610 gallons)
- Jet-A: \$885.47 (177.44 gallons)
- Fuel sales of Avgas in September was more comparable to July at \$22,658.45. Avgas sold in September was 800 gallons less than in August. August revenue was \$25,744.31.
- The price of Avgas remained @ \$6.69 per gallon while Jet-A increased to \$5.13 per gallon.
-

Fuel Purchases

- 100LL: none. As of October 9, gallons remaining is 1,381.15. I will place an order for 8,000 gallons when gallons remaining is 1,200 gallons.
- Jet-A: On September 11 purchased 3,972 gallons.
-

General Comments and Operations:

- light activity for the month of September was 432 operations versus 470 in August.
- Hurricane Lee. Hurricane Lee formed on September 5 and affected Bermuda, Northeastern United States, Eastern Canada, and the United Kingdom. It was slow moving giving us plenty of time to prepare. All but two of the eight aircraft tied down on the ramp evacuated the area. We had enough space in the FBO hanger to get one of the airplanes hangered. The remaining airplane on the apron was securely tied down and the flaps were secured.



Town of Wiscasset

- When Lee made landfall in Wiscasset on September 16 it had turned extratropical and by September 17, it had cleared the area. There was no damage done at the airport nor to any aircraft.
- The Airport Committee was happy to welcome Selectman Wm. Maloney as the Select Board's representative.

Respectfully submitted,

Rick Tetrev

"Discovering Wiscasset-One Flight at a Time"



Town of Wiscasset

TOWN CLERK REPORT

To: Dennis Simmons, Town Manager
From: Linda Perry, Town Clerk
Re: Monthly Report September ,2023
Date: October 12, 2023

Elections:

Absentee ballots will be available until the close of business on Thursday, November 2, 2023, for the November 7, 2023, Town and State Referendum Election. The deadline to request an absentee ballot is two business days prior to Election Day. You can request an absentee ballot in person at the Town office, by phone or on the State of Maine ABRS System at The State of Maine website <https://www.maine.gov/sos/cec/elec/voter-info/absent.html>. The polls will be open from 8:00 a.m. to 8:00 p.m. on November 7, 2023 at the Wiscasset Community Center.

Clerk:

Dog licenses will be available beginning on October 15, 2023 for the 2024 calendar year. Dog licenses can be done at the Clerk's office and also by using the on line system at www.maine.gov. Proof of current rabies vaccination will be required.

Financials:

	Auto Excise	Boat Excise	Agent Fees	Vital Fees
Monthly Revenues	\$65,154	\$118.00	\$1,455.25	\$210.20
Year to date	\$228,978.33	\$866.20	\$5,286.50	\$1,000.60
Met yearly revenue projection by:	34.69%	15.20%	28.58%	-----

Respectfully submitted,
Linda E. Perry, Town Clerk

Respectfully submitted,
Linda E. Perry, Town Clerk



Town of Wiscasset

To: Dennis Simmons, Town Manager
From: Erin Bean, EMS Director
Date: October 12, 2023
Re: September 2023

September 2023

Scene Incident City Name (eScene.17)	Number of Runs	Percent of Total Runs
Wiscasset	47	61.84%
Dresden	15	19.74%
Westport Island	5	6.58%
Alna	4	5.26%
Boothbay	2	2.63%
Damariscotta	1	1.32%
Edgecomb	1	1.32%
Woolwich	1	1.32%
Total:	76	Total: 100.00%

September brought some changes here at the ambulance service. We got updated by the manufacturer that the new truck is on the production line which means it's been painted and lettered and now its just getting the final touches such as the cabinets and how we like it to be set up! The new unit 77 will be here before Thanksgiving we hope!

I have some great news Jason Downing who grew up here in Wiscasset, started his journey to becoming a paramedic here in our small service as a volunteer, has come back to our service to be the Deputy Director. He is excited to start his leadership role here. Jason is an EMS instructor and he has some great new ideas and I look forward to having him be my partner in leadership.

The days are getting shorter and the nights are getting chilly I hope that Autumn is kind to everyone and that you all stay safe remember that Halloween is coming please remember to have costumes for the kids that are easily seen in the dark and have good unobstructive views so that they can be safe during the all hallows eve celebrations!

Erin Bean



Town of Wiscasset

Fire Report

To: Dennis Simmons, Town Manager
From: Rob Bickford, Fire Chief
Date: October 11, 2023
Re: September Monthly Report

Operations:

The fire department responded to 17 calls for service during the month of September. This is up, slightly, from last year when we responded to 16 calls for service. A majority of the 17 were for Tropical Storm Lee that came ashore on the 16th and 17th. We responded twice to Edgecomb to assist. All other calls were in town.

The calls for September break down as follows: 3 motor vehicle accidents, 1 brush fire, 4 fire alarms, 1 CO call, 8 "other" which include trees / wires down.

Training:

Training for the month included a thorough cleaning and maintenance of our chainsaws and pumps in preparation for Tropical Storm Lee. On the 20th, we visited the Westport Fire Department and had joint training on Forcible Entry using a prop that was recently donated to them. We would like to thank them for their invitation and are hoping to continue to conduct joint training exercises in the future.

Staffing:

Our staffing level increased by 1 this month. We welcomed Mason Gray as a Junior Firefighter. We now have 20 active duty members, 3 Junior Firefighters and 5 Lifetime members.

Events:

The race season came to an abrupt end when the last event was cancelled due to weather. I would like to take a moment to thank the members that worked at the speedway this season. I truly appreciate your help.

There are several events coming up in the next month that the fire department will either be hosting or be a part of:

- October 11: Annual open house to celebrate National Fire Prevention Week
- October 14: Scarecrow Festival at the town office / fire station
- October 28: Huntoon Hill Grange - Trunk or Treat event 2-4 pm
- October 29: Trunk or Treat event - Wiscasset Speedway 4-6 pm
- October 31: Halloween

Respectfully submitted, Rob Bickford

September 2023 Monthly Report



Town of Wiscasset

Police Department

To: Dennis Simmons, Town Manager

From: Chief Larry Heseltine

Date: October 12, 2023

Re: September Monthly Report

The Department responded to 478 calls for service for the month of September.

Officers performed 150 motor vehicle stops and responded to 15 motor vehicle accidents.

There were 30 arrests in the month of September for the following:

- OUI(alcohol) x7
- Driving to endanger
- Operating while license suspended or revoked
- Domestic Violence Assault
- Violating Conditions of Release
- Criminal Mischief
- Criminal Trespass
- Criminal Threatening with Dangerous Weapon

School is back in session and the School Resource Officer Barnes is back in the schools. With the assistance of Public Works and John Merry both school zones now have lights indicating the start of the school zones with flashing beacons and display the speed of drivers. The department now has the ability to program the lights and after some minor technical issues the lights in both zones were fully programmed and functioning by the second week of school.

In mid-September we were able to fill our last open position by welcoming Logan Hilton to the department. Logan will be attending Phase II at the very beginning of October and will begin field training mid-October.

Installation of the new MDT's in each cruiser was completed on September 15th. These devices were installed by the manufacturer and were set up by Karen from LCSO. This up-to-date equipment lines us up with area agencies.

Larry Hesseltine

Submitted 10/01/2023



Town of Wiscasset

September 2023 Calls for Service

9-1-1 CHECK	8		
ABANDONED MV	1		
Administrative	2		
ALARM BURGLAR	15		
ANIMAL COMPLAINT	7		
ASSIST CITIZEN	10		
ASSIST OTHER AGENCY	3		
ATTEMPT TO LOCATE	5		
COMMUNITY POLICING	1		
Concealed Weapons Permit	1		
CRIMINAL MISCHIEF	4		
DISABLED MV	9		
DOMESTIC DISTURBANCE	5		
DRUG INVESTIGATION	16		
ERRATIC OPERATIONS	31		
ESCORT/TRANSPORT	2		
FIGHTING (NON-DOMESTIC)	1		
FIRE ALARM	3		
FIRE OTHER	2		
FOUND/LOST PROPERTY	13		
HARASSMENT	4		
HARBOR MASTER	12		
JUVENILE PROBLEM	1		
LOUD NOISE	8		
		MEDICAL EMERGENCY	15
		MENTAL HEALTH (PD's ONLY)	1
		MISSING PERSON	1
		MOTOR VEHICLE ACCIDENT	15
		MOTOR VEHICLE STOP	150
		PARKING PROBLEM	3
		PEDESTRIAN CHECK	8
		POLICE INFORMATION	9
		PROPERTY CHECK	35
		Records Request	2
		School Resource Officer	26
		SPECIAL DETAIL	10
		SUSPICIOUS ACTIVITY	8
		THEFT / FORGERY / FRAUD	3
		THREATENING	4
		TRAFFIC HAZARD	11
		TRESPASSING	3
		UNWANTED SUBJECT	1
		VIOLATION OF BAIL	
		CONDITIONS	3
		WELFARE CHECK	6
			478



Town of Wiscasset

To: Dennis Simmons

From: Larry Hesseltine, Harbormaster

Callie Fairservice, Deputy Harbor Master

Ref: Harbor Master Report, September 2023

- AM/PM Harbor Checks and Patrols
- Attended the monthly Waterfront Meetings (Peter Blachly requested to tie up on the Rec float for the winter)
- Pulled the Harbor Boat in prep for the storm.
- Towed in a boat that was on a mooring full of rainwater.
- Pumped out 2 skiffs that were full of rainwater at the rec. float.
- Received a report of a damaged worm cart. The owner felt it was possibly vandalized. The worm cart was not in its assigned location and was placed under the ramp. The ramp crushed the worm cart at high tide.
- Took a report of stolen worms from a worm cart. Was able to check the camera and found no one went to the worm cart, meaning the worms escaped because of not being properly secured.
- Took a report of a stolen gas can from a skiff at the commercial float. Investigation ongoing. Callie is checking the cameras.
- Towed in a sunken skiff that was under water near the sewer treatment plant. It was placed on the town float and the owner retrieved it. (Jody Haggart)
- Talked with a pogie fisherman on 9/28 requesting a commercial application to use commercial float/boom. Also put 2 fishing boats on 2 of the Town Moorings. Boats were placed on moorings on Friday 9/29. He has yet to come in an fill out paperwork or pay the mooring fees.
- Had a request for winter tie-up of a sailboat that the owner wanted to live on over the winter.
- No overnight parking without permission signs are in and will be posted at the waterfront.



Town of Wiscasset

Shellfish Report

To: Chief Hesselstine

Officer: Farrell, Hunter

Date: September 2023

Areas Checked:

Clark's Point, White's Island, Pottle Cove, Hilton Cove, Mason station, Cushman Preserve, Back River, Berry Island, Eaton Farm, Young's point, Chewonki Creek, Montsweag Brook.

Diggers Checked:

Warning Issued: 0

Summons Issued and to Whom: 0

Narrative:

Assisted Harbor Master in retrieving a sinking vessel from the harbor. Assisted in securing the harbor prior to tropical storm.



Town of Wiscasset

PARKS AND RECREATION DEPARTMENT

To: Dennis Simmons, Town Manager
From: Duane Goud, Parks & Recreation Director
Re: Monthly Report
Date: October 11, 2023

September, 2023!!

We are starting off our first quarter of the 2023-24 fiscal year in the best shape the department ever has in recent history! Revenue wise we are ahead of last year by a little over \$20,000 (\$159,955 (24.6%), Myrec) and expense wise we are also holding our own at \$286,000 (24.6%), an increase of approximately \$1000 over last year at this point. This expense number is lower than it should be, because even though we have advertised for help in certain positions (Custodians, Aquatics Specialist), we have still been unable to fill them.

The month of September brings the beginning of school, which brings us After School Adventures, fall youth sports (soccer, football and running), new classes for karate, swimming, Zumba, etc. While doing all those activities we are still taking care of the grounds and fields for all athletics being played by the school and recreation department.

Our numbers (membership, participation and registration, expenses and revenue) continue to grow, showing that people want to be a part of and support the Wiscasset Community Center / Parks and Recreation Department!

Program Updates

Our WCC programs and activities continue to have great participation. Registration is always open for the many different opportunities to learn how to swim, build social and physical skills, compete in area sports and support local community!

Fall soccer – 77 registrations (21 PeeWee, 17 Mites, 22 Minors & 17 Juniors)

Run Club – 14 registrations

Swimming lessons – 77 registrations

Karate – 14 registrations

ASA – 56 registrations

Midcoast Football – 63 registrations (16 PeeWee, 28 Juniors, 13 Varsity)

Parent-tot Swim Lessons – 19 registrations

Splash Swim Class – 17 registrations

Adult Softball League – 7 teams of 12 -15 players each (Champions – Hammer Heads (Richmond))

Pickleball – averages between 16 – 20 players daily



Town of Wiscasset

Building and Grounds Updates

The grass growing has not slowed down at any point this year!

Fall sports (School and Recreation) are in full swing meaning all fields need to be lined with nets and equipment ready to go. Summer season is over! We continue to work diligently on all of the grounds keeping the areas maintained in all locations for the WCC, WES and WMHS.

The building is being used every day, with wants for more space for more programming being asked about on a regular basis.

Community Events

We were happy to help with the following events that also happened throughout the month of September;

We supplied the big tent for the last WAW (“Hold Back the Night”) on Water Street along with a couple of EZ ups. **“Thank You”** to Ted and the Public Works Department for their assistance with the raising and securing of the tent.

Our monthly ARC Blood Drive was held on Friday, September 8th, 10:30 am – 3:30 pm, call 1-800-733-2767 or visit RedCrossBlood.org to schedule an appointment. Our next scheduled drive on October 13th has been cancelled due to lack of staffing (Red Cross).

Upcoming WCC & Community Events

WFD – Open House (October 11th, 6:00 – 8:00 pm) Wiscasset Firehouse

(PIE) – Fall Festival (October 13th, 5:00 – 7:00pm) WES Gymnasium

WCC / WPRD w/ WACC ScarecrowFest – October 14th – Grounds of the Town Office

Nightmare on Federal Street, October 31st – Happy Halloween!

American Legion Auxiliary Craft Fair at WCC – Saturday, November 4th, more details to come.

Financial update:

We are working to move forward with the department, hoping to make it an Enterprise Fund account like it had been in the past (15-20 years ago). With this, we are also hoping to get to work on the ability to carryover funds within the department, if they are not used within the current fiscal year along with any additional revenue generated by the department. This will show how the department is growing, by using the revenue generated by the department, for the departments use. When asking for and receiving money from the taxpayers, that money is still being dedicated to each department for use within those departments. Our numbers have definitely proven themselves over the past three years.

We have brought in 24.6 % of our anticipated revenue within the first three months of the new fiscal year, while expending 24.6% of our total budget.



Town of Wiscasset

Director's Note:

The WCC / WPRD is a business/department that provides a great service to the community of Wiscasset and beyond! Starting this past February (2023), we have been celebrating our 25th year! We hope you have joined us in celebrating this great accomplishment!

We look forward to the future, building community amongst the Midcoast Area!

Always remembering this department is made up of mainly part-time people who have a dedication like no other, giving it their all, in support of the Wiscasset Community Center / Wiscasset Parks and Recreation Department and the Town of Wiscasset.

'THANK YOU all for your continued support!'

Duane Goud



Town of Wiscasset

Public Works Department/Transfer Station

To: Dennis Simmons, Town Manager
From: Ted Snowdon – Public Works
Date: October 12, 2023
Re: September Monthly Report

Operations:

The month of September, for the Transfer/Public Works, this month has been mostly about mowing in between rain showers and keeping up with wash outs and prepping roadsides for new hot top. things have been running as normal, for the most part. In addition to our day-to-day duties, we have managed to:

- Brush hogging completed at old land fill.
- Replaced and repaired culverts on Hill Top.
- Replaced large culverts on Foye Rd.
- Continuing grading road sides,
- Catch basin repair.
- P&B Paving will start paving mid-October weather permitting.
- On going cemetery mowing and cleanup.
- Assisting in airport mowing and clean up.
- Completed all safety requirement for both departments.
- Ditching in preparation for new hot top.
- Heating system repairs have begun for Town Office.
- Hydro seeded Mason station
- Ongoing clean up throughout the town.
- Culvert maintenance and replacement.
- Removed numerous hazard trees throughout the town.
- Tree trimming throughout the town roads
- Still trying to keep up with beaver dams throughout the town
- Town office grounds keeping.
- Staying on top of service and repair of all town owned vehicles including Transfer Station equipment
- Still working on roadside brush removal and chipping
- Street sign repair throughout the town
- Still trying to keep up with the pot holes and cold patch repair throughout the town.
- Still working with Town Office/Transfer Station in keeping public safe with covid.



Town of Wiscasset

Transfer Station duties

For the Transfer Station things are running as normal, the spring rush has slowed down Sanitizing is still taking place throughout the day.

Also trucking 3 to 4 loads of garbage per week to Norridgewock, metal and demo to Topsham brush and wood to Boothbay.

Expense Summary Reports September

Public Works: 24.65%

Transfer Station: 16.21%

Transfer Revenue: 0.0%

Municipal Building: 13.22%

Waterfront: 19.74%

Cemetery: 19.16%

I would also like to mention the hard work and dedication of our Public Works and Transfer Station crew for keeping up with our duties. And the ongoing support from our Town Manager and staff.

To conclude, all is well within the Departments.
Respectfully, Ted/



Town of Wiscasset

WASTEWATER TREATMENT PLANT

To: Dennis Simmons, Town Manager
From: Robert Lalli, Waste Water Treatment Plant Superintendent
Re: Monthly Report September, 2023
Date: October 11, 2023

PLANT OPERATIONS DISCHARGE PERMIT TESTING RESULTS:

Average Plant Flow	0.2138 MGD
Licensed flow per day	0.620 MGD
Percent of average flow per day to license limit	34 %
Total Rainfall per month	3.20 inches
BOD EFFLUENT LAB RESULTS (mg/l)	
For monthly average	3.75 mg/L
Weekly average	5 mg/L
Daily max.	5 mg/L
All within license limits	YES
BOD Effluent Removal %	96.7 %
Required%	85 %
TSS EFFLUENT LAB RESULTS (mg/L)	
Monthly average	6.25 mg/L
Weekly average	12 mg/L
Daily max.	12 mg/L
all within license limits	YES
TSS Effluent % Removal	96.9%
Required%	85%
Settable Solids within license limit of 0.3 mL/L	YES
PH within license limits of 6-9	YES
BACTERIA RESULTS	
Fecal (tracked Year-Round) Instant Daily max	6 cfu/100m
(31)	1.96 cfu/100 ml
Geometric Mean (13)	4 cfu/100 ml
Enterococci (April 15 – Oct. 31) Instant Daily	1.36 cfu/100 ml
max(8)	
Geometric Mean (54)	
TOTAL RESIDUAL CHLORINE	
RESULTS (mg/l)	0.05 mg/l
Instant daily max (0.3 mg/L)	0.11 mg/l
Monthly Avg. max (0.1 mg/L)	



Town of Wiscasset

BUDGET: With 25% of the fiscal year gone, the Sewer Department has spent 20 % of its budget. With 25 of the fiscal year gone, sewer billing revenues have brought in 27.9% of the amount needed to meet this fiscal year's budget.

PUMP STATION NEWS: Olver Associates, Engineers sent a crew to Wiscasset during the week of 9/18/23 to survey 5 of our pump stations. They took measurements and verified dimensions and materials of piping and wet wells. Olver is preparing the information to be included in a bid package for moving underground pump controls up to ground level at stations #13, #14, and #16. Moving the controls will allow plant employees to perform weekly tests and inspections without entering hazardous confined space underground chambers. Olver's survey crews also visited pump stions #3 and #4, for studies on needed upgrades. A second crew returned in early October for an examination of current and future electrical power demands.

A FEW PROBLEMS SOLVED: A rotted gasket on the air supply lines to our aeration tanks was detected via a noisy leak. The blowers were shut off and the gasket was quickly replaced. The aeration was restarted with no leaks detected.

The smell of burning plastic was detected in our tool room near the effluent control box on 9/8/2023. We found a power transformer emitting smoke. Clearly, it was failing.

An emergency call was placed to Kevin Sprague at Machinery Service Co. He came out to the scene and quickly diagnosed the problem. Since a new transformer would take several days to arrive, Kevin opted to bypass the bad transformer and rig the pump controls to run on a separate power source. This bypass worked perfectly. The new transformer arrived several days later and Kevin installed it. He also adjusted the effluent pump alternation controls programming while he was on-site. Many thanks to Kevin Sprague and Machinery Service Co. for their great work!

MOYNO WASTE PUMP: A Moyno brand waste pump, which was ordered in April, finally arrived on 9/16/23. Plant employees have removed the old pump and the new one has been installed. We are fabricating shims and feet so the motor can be properly attached. The pump will be up and running shortly.

ANNUAL LAB TESTING: The Wiscasset Sewer Department undertook required DEP effluent sampling for a number of toxins and pathogens on 9/12 and 9/13/2023. It included sampling for heavy metals, PCBs, pesticides, organic and inorganic compounds. It also involved the independent lab cultivating shrimp and sea urchins in Sheepscot River water diluted with our plant effluent.

Results are in and the Wiscasset Sewer Plant was found to be in compliance for these parameters.

TROPICAL STORM LEE: A Tropical Storm Lee arrived in Wiscasset on Saturday 9/16/23 and the sewer plant and collection system performed well without any overflows or spills. A felled tree interrupted power for about 24 hours on Old Bath Road. A portable backup power generator provided constant power to pump station #11, except for when we transported that



Town of Wiscasset

generator to pump station #5 (also on Old Bath Road) to pump down its wet well. Plant employees monitored the wet well levels at both stations frequently during the outage, and returned things to normal when CMP Power was restored.

NEW GENERATORS UPDATE: The 4 new backup power generators for pump stations #7 (67 Birch Point Rd.), #8 (117 Birch Point Rd.), #10 (192 Federal St.), and #16 (543 Bath Rd. – Route 1) are expected for delivery in the next two weeks. They are expected to be installed and functional in November.

SATELLITE MAPPING PROJECT: Sewer plant and Water District employees had a training meeting with a representative from GCIS Solutions, a company that is providing new satellite mapping capabilities to us. It enables us to see our collection system electronically, on computer, iPad or phone. The map shows all our mains, piping, manholes, and pump stations. Maps and pipes can be superimposed onto aerial satellite photographs. Current accuracy of the displayed infrastructure is to within 18” or so, but future features will allow us to use a device which will allow us to accurately map locations to within 2 centimeters. Note that part of this project involves us locating and putting into the system the many individual laterals in Wiscasset. This capability will greatly aid in locating and marking out sewer infrastructure for the many Dig-Safe requests we receive. Until now, we had to rely on old paper blueprints, some of which are from the 1960s. Replacing the old parchment with new electronic maps (with enhanced accuracy) is a welcome upgrade, and surely moves Wiscasset Sewer Department into the 21st century!

This concludes the September 2023 Wiscasset Sewer Department Monthly Report.

Respectfully Submitted, Robert T. Lalli, Superintendent, Town of Wiscasset Sewer Department

1 SELECTMEN REPORT
Department(s): 100 - 134
September

Account	Budget Net	Curr Mnth Net	YTD Net	Pending Activity	Unexpended Balance	Percent Spent
100 - ADMINISTRATI	238,082.00	19,940.49	54,956.49	0.00	183,125.51	23.08
101 - AIRPORT	106,500.00	10,574.58	22,784.70	0.00	83,715.30	21.39
102 - ANIMAL CONTR	16,726.00	822.51	7,610.46	0.00	9,115.54	45.50
103 - ASSESSING	7,850.00	15.25	5,251.62	0.00	2,598.38	66.90
104 - BRDS & COMM	4,863.00	94.00	329.22	0.00	4,533.78	6.77
105 - CELEBRATIONS	20,225.00	0.00	6,000.00	0.00	14,225.00	29.67
106 - CLERK	106,438.00	8,735.10	32,781.25	0.00	73,656.75	30.80
107 - CEO	43,630.00	3,995.68	8,525.47	0.00	35,104.53	19.54
108 - COMMUN ORG	76,026.00	0.00	600.00	0.00	75,426.00	0.79
109 - CONTINGENCY	50,000.00	33,342.67	33,342.67	0.00	16,657.33	66.69
110 - CONTRACTS	264,000.00	14,074.22	28,536.49	0.00	235,463.51	10.81
111 - COUNTY TAX	749,103.00	0.00	0.00	0.00	749,103.00	0.00
112 - DEBT SERVICE	231,868.00	55,466.56	110,933.12	0.00	120,934.88	47.84
113 - ELECTIONS	22,191.00	989.99	1,101.04	0.00	21,089.96	4.96
114 - EMS	850,091.00	70,099.12	179,842.74	0.00	670,248.26	21.16
115 - FD FIRE DEPT	170,698.00	7,905.77	21,944.63	0.00	148,753.37	12.86
116 - FINANCE	280,961.00	26,578.11	81,036.89	0.00	199,924.11	28.84
117 - GA	28,762.00	958.96	5,188.29	0.00	23,573.71	18.04
118 - MUN BULIDING	99,148.00	3,872.59	13,105.24	0.00	86,042.76	13.22
119 - MUN INSURANC	106,300.00	28,953.76	45,202.42	0.00	61,097.58	42.52
120 - OVERLAY	540,235.64	0.00	0.00	0.00	540,235.64	0.00
121 - PARKS & REC	1,161,421.00	85,496.01	268,146.08	0.00	893,274.92	23.09
122 - PLANNING	146,456.00	84.00	84.00	0.00	146,372.00	0.06
123 - POLICE	698,813.00	60,216.56	170,593.01	0.00	528,219.99	24.41
124 - PD SRO	66,170.00	5,025.67	6,744.24	0.00	59,425.76	10.19
125 - PUBLIC UT	352,024.00	26,366.77	53,070.79	0.00	298,953.21	15.08
126 - PUBLIC WORKS	711,484.00	97,611.40	175,354.35	0.00	536,129.65	24.65
127 - SELECTMEN	27,829.00	1,396.22	4,045.50	0.00	23,783.50	14.54
128 - SCHOOL TOWN	6,410,209.00	534,184.08	1,602,552.24	0.00	4,807,656.76	25.00
129 - SR CENTER	14,585.00	1,643.83	3,832.01	0.00	10,752.99	26.27
130 - SHELLFISH	4,640.00	291.56	933.43	0.00	3,706.57	20.12
131 - TIF	242,509.70	242,509.70	242,509.70	0.00	0.00	100.00
132 - TRANSFER ST	781,725.00	51,067.98	126,752.07	0.00	654,972.93	16.21
133 - WATERFRONT	68,623.00	5,752.21	13,543.11	0.00	55,079.89	19.74
Final Totals	14,700,186.34	1,398,065.35	3,327,233.27	0.00	11,372,953.07	22.63

Revenue Summary Report

Fund: 1

July to September

Account	Budget Net	Debits	Y T D Credits	Net	Uncollected Balance	Percent Collected
101 - AIRPORT	93,914.00	0.00	9,720.55	9,720.55	84,193.45	10.35
01 - Fuel Sale Transfer in Spec Rev	23,000.00	0.00	0.00	0.00	23,000.00	0.00
02 - Aircraft Excise	4,000.00	0.00	152.66	152.66	3,847.34	3.82
03 - Hangers/Tie Downs	12,000.00	0.00	3,329.33	3,329.33	8,670.67	27.74
04 - Hanger/Land Leases	16,714.00	0.00	0.00	0.00	16,714.00	0.00
05 - Snacks/Shirts/Hats/Oil	8,200.00	0.00	2,957.92	2,957.92	5,242.08	36.07
07 - Ramp Fees	2,000.00	0.00	2,113.64	2,113.64	-113.64	105.68
08 - Cenergy Lease Payment	28,000.00	0.00	1,167.00	1,167.00	26,833.00	4.17
102 - ANIMAL CONTROL	100.00	0.00	50.00	50.00	50.00	50.00
01 - Late Fees	100.00	0.00	50.00	50.00	50.00	50.00
107 - CODE ENFORCEMENT	24,800.00	0.00	11,070.51	11,070.51	13,729.49	44.64
01 - Building Permits	20,000.00	0.00	8,818.01	8,818.01	11,181.99	44.09
02 - Plumbing Permits	4,500.00	0.00	2,252.50	2,252.50	2,247.50	50.06
03 - Junkyard Permits	300.00	0.00	0.00	0.00	300.00	0.00
114 - EMS/AMBULANCE	463,889.00	60,934.21	208,945.86	148,011.65	315,877.35	31.91
01 - Calls for Service	345,950.00	0.00	185,948.15	185,948.15	160,001.85	53.75
03 - Contractual Write-offs	0.00	60,784.21	0.00	-60,784.21	60,784.21	----
04 - Bad Debt W/O & Collections	0.00	150.00	1,576.89	1,426.89	-1,426.89	----
06 - Dresden Contract	69,137.00	0.00	0.00	0.00	69,137.00	0.00
07 - Westport Contract	24,401.00	0.00	0.00	0.00	24,401.00	0.00
11 - ALNA CONTRACT	24,401.00	0.00	21,420.82	21,420.82	2,980.18	87.79
121 - PARKS & RECREATION	650,000.00	1,036.00	151,217.06	150,181.06	499,818.94	23.10
01 - Memberships	176,500.00	122.00	41,885.54	41,763.54	134,736.46	23.66
02 - Alna Contract	4,300.00	0.00	0.00	0.00	4,300.00	0.00
03 - Westport Island Contract	4,200.00	0.00	0.00	0.00	4,200.00	0.00
04 - Donations	10,000.00	0.00	0.00	0.00	10,000.00	0.00
05 - Rentals	40,000.00	0.00	5,629.00	5,629.00	34,371.00	14.07
06 - Athletics (Youth & Adult)	30,000.00	0.00	20,872.97	20,872.97	9,127.03	69.58
07 - Aquatics	75,000.00	120.00	17,134.00	17,014.00	57,986.00	22.69
08 - Senior Programs	3,000.00	0.00	0.00	0.00	3,000.00	0.00
09 - Special Events	5,000.00	0.00	0.00	0.00	5,000.00	0.00
10 - Fitness	5,000.00	0.00	405.00	405.00	4,595.00	8.10
11 - Afterschool/Vac Camps/Early Re	65,000.00	144.00	10,704.50	10,560.50	54,439.50	16.25
12 - Summer Camp	95,000.00	600.00	38,088.50	37,488.50	57,511.50	39.46
13 - Concessions	8,000.00	0.00	1,232.00	1,232.00	6,768.00	15.40
14 - Programs	40,000.00	50.00	10,351.00	10,301.00	29,699.00	25.75
15 - CACFP	14,000.00	0.00	4,914.55	4,914.55	9,085.45	35.10
16 - Dresden Contract	5,000.00	0.00	0.00	0.00	5,000.00	0.00
17 - ASA PROGRAMS	70,000.00	0.00	0.00	0.00	70,000.00	0.00
123 - POLICE DEPARTMENT	2,500.00	0.00	330.00	330.00	2,170.00	13.20
01 - Reports	1,000.00	0.00	160.00	160.00	840.00	16.00
02 - Parking Fees	1,000.00	0.00	20.00	20.00	980.00	2.00
03 - Weapon Permits	500.00	0.00	150.00	150.00	350.00	30.00
129 - SENIOR CENTER	6,500.00	0.00	2,852.00	2,852.00	3,648.00	43.88
01 - Meals	6,500.00	0.00	2,537.00	2,537.00	3,963.00	39.03
02 - Memberships	0.00	0.00	315.00	315.00	-315.00	----
130 - SHELLFISH CONSERVATION	2,650.00	0.00	210.00	210.00	2,440.00	7.92

Revenue Summary Report

Fund: 1

July to September

Account	Budget Net	----- Y T D -----		Net	Uncollected Balance	Percent Collected
		Debits	Credits			
130 - SHELLFISH CONSERVATION CONT'D						
01 - Licenses	2,650.00	0.00	210.00	210.00	2,440.00	7.92
132 - TRANSFER STATION	361,884.00	100.00	49,657.48	49,557.48	312,326.52	13.69
01 - User Fees	95,000.00	100.00	37,044.40	36,944.40	58,055.60	38.89
04 - Cardboard	12,500.00	0.00	1,558.68	1,558.68	10,941.32	12.47
05 - Metal	35,000.00	0.00	11,054.40	11,054.40	23,945.60	31.58
06 - Alna Contract	107,160.00	0.00	0.00	0.00	107,160.00	0.00
07 - Westport Island Contract	108,724.00	0.00	0.00	0.00	108,724.00	0.00
08 - MRC Dividend	3,500.00	0.00	0.00	0.00	3,500.00	0.00
133 - WATERFRONT & HARBORS	23,450.00	61.02	5,752.33	5,691.31	17,758.69	24.27
01 - Watercraft Excise	5,700.00	0.00	866.20	866.20	4,833.80	15.20
02 - Mooring Fees	6,000.00	0.00	1,158.00	1,158.00	4,842.00	19.30
03 - Docking	4,000.00	61.00	1,387.00	1,326.00	2,674.00	33.15
04 - Wormcars	250.00	0.00	80.00	80.00	170.00	32.00
05 - Miscellaneous	0.00	0.02	0.02	0.00	0.00	---
06 - Commercial & Main Street Pier	0.00	0.00	50.00	50.00	-50.00	---
08 - Vendor Permits	7,500.00	0.00	0.00	0.00	7,500.00	0.00
09 - Boat Launching Fee	0.00	0.00	2,211.11	2,211.11	-2,211.11	---
190 - STATE REVENUES	1,109,030.60	1,085.00	521,567.97	520,482.97	588,547.63	46.93
01 - Revenue Sharing	650,000.00	0.00	232,821.08	232,821.08	417,178.92	35.82
02 - Business Equipment Tax Reimb	78,454.13	0.00	0.00	0.00	78,454.13	0.00
03 - Homestead Exemption Reimb	312,989.47	0.00	286,140.00	286,140.00	26,849.47	91.42
04 - Local Road Assistance Program	45,000.00	0.00	0.00	0.00	45,000.00	0.00
05 - Tree Growth	7,500.00	0.00	0.00	0.00	7,500.00	0.00
06 - Cell Tower Lease	6,087.00	0.00	1,521.89	1,521.89	4,565.11	25.00
08 - General Assistance	9,000.00	1,085.00	1,085.00	0.00	9,000.00	0.00
191 - TAXES	11,624,812.26	0.00	11,195,164.97	11,195,164.97	429,647.29	96.30
01 - Tax Commitment	10,964,812.26	0.00	10,964,812.26	10,964,812.26	0.00	100.00
02 - Supplemental Tax Commitment	0.00	0.00	1,374.38	1,374.38	-1,374.38	---
03 - Auto Excise	560,000.00	0.00	182,554.85	182,554.85	377,445.15	32.60
04 - Rapid Renewal Auto Excise	100,000.00	0.00	46,423.48	46,423.48	53,576.52	46.42
192 - CHARGES FOR SERVICES	60,700.00	0.00	14,699.57	14,699.57	46,000.43	24.22
01 - Tax Interest	34,200.00	0.00	5,382.33	5,382.33	28,817.67	15.74
02 - Lien Fees	8,000.00	0.00	2,760.14	2,760.14	5,239.86	34.50
03 - Agent Fees	18,500.00	0.00	5,286.50	5,286.50	13,213.50	28.58
04 - Copies/Fax	0.00	0.00	35.00	35.00	-35.00	---
05 - Sign Permits	0.00	0.00	160.00	160.00	-160.00	---
08 - Business Licenses	0.00	0.00	75.00	75.00	-75.00	---
10 - Vitals	0.00	0.00	1,000.60	1,000.60	-1,000.60	---
193 - OTHER REVENUES	275,956.00	991.63	109,739.75	108,748.12	167,207.88	39.41
01 - CATV Franchise Fees	52,000.00	0.00	12,484.87	12,484.87	39,515.13	24.01
03 - Bank Interest Income	17,500.00	0.00	94,143.23	94,143.23	-76,643.23	537.96
05 - Miscellaneous Income	0.00	0.01	3,111.65	3,111.64	-3,111.64	---
13 - SRO GRANT	60,000.00	0.00	0.00	0.00	60,000.00	0.00
96 - TIF Transfer for Planner	146,456.00	0.00	0.00	0.00	146,456.00	0.00
97 - Prior Period Adjustments	0.00	991.62	0.00	-991.62	991.62	---
Final Totals	14,700,185.86	64,207.86	12,280,978.05	12,216,770.19	2,483,415.67	83.11

HM Payson Monthly Statement of Wiscasset Accounts

<i>Account Name</i>	Market Value as of 07/31/2023	Market Value as of 08/31/2023	Market Value as of 09/30/2023	Change in Market Value
Montsweag Dam Reserve Fund	\$ 228,591.57	\$ 228,459.82	\$ 222,068.43	-\$6,391.39
Cemetery Trust Fund	\$ 2,428,821.80	\$ 2,377,450.71	\$ 2,310,939.20	-\$66,511.51
General John French Scholarship	\$ 85,167.62	\$ 85,118.53	\$ 82,737.26	-\$2,381.27
Jackson Cemetery Fund	\$ 42,451.76	\$ 42,427.29	\$ 41,240.35	-\$1,186.94
Larabee Band Fund	\$ 992,544.23	\$ 991,972.16	\$ 964,220.77	-\$27,751.39
Haggett Scholarship Fund	\$ 18,958.20	\$ 18,947.28	\$ 18,417.21	-\$530.07
Mary Bailey Fund	\$ 625,743.52	\$ 625,382.86	\$ 607,887.16	-\$17,495.70
Seth Wingren Fund	\$ 39,319.93	\$ 39,297.27	\$ 38,197.89	-\$1,099.38
Wiscasset Community Center Endowment Fund	\$ 4,454.74	\$ 4,452.17	\$ 4,327.61	-\$124.56
Cooper-DIPerri Scholarship Fund	\$ 44,320.49	\$ 44,294.95	\$ 43,055.75	-\$1,239.20
Recreation Scholarship	\$ 1,151.13	\$ 1,150.47	\$ 1,118.28	-\$32.19
Town of Wiscasset Edowment Fund Total	\$ 4,511,524.99	\$ 4,458,953.51	\$ 4,334,209.91	-\$124,743.60
Town of Wiscasset Capital Reserve	\$ 614,944.70	\$ 614,312.41	\$ 595,649.79	-\$18,662.62
Town of Wiscasset Construction Reserve	\$ 1,970,684.53	\$ 1,968,658.26	\$ 1,908,851.01	-\$59,807.25
Town of Wiscasset Equipment Reserve	\$ 3,617,851.45	\$ 3,614,131.56	\$ 3,504,335.33	-\$109,796.23
Town of Wiscasset Furnace Replacement Reserve	\$ 513,710.88	\$ 513,182.68	\$ 497,592.35	-\$15,590.33
Town of Wiscasset Major Repairs Reserve	\$ 692,009.66	\$ 691,298.13	\$ 670,296.70	-\$21,001.43
Town of Wiscasset Recreation Building Reserve	\$ 2,706,871.81	\$ 2,704,088.59	\$ 2,621,939.19	-\$82,149.40
Town of Wiscasset Retirement Health Insurance Reserve	\$ 204,710.79	\$ 154,551.71	\$ 149,856.48	-\$4,695.23
Town of Wiscasset Roof Repair Reserve	\$ 471,734.33	\$ 471,249.29	\$ 456,932.88	-\$14,316.41
Town of Wiscasset Sale of Cemetery Lots Reserve	\$ 89,566.54	\$ 89,474.45	\$ 86,756.24	-\$2,718.21
Town of Wiscasset Highway Department Capital Reserve	\$ 3,320.78	\$ 3,317.37	\$ 3,216.59	-\$100.78
Town of Wiscasset Fire Department Vehicle Capital Reserve	\$ 4,427.74	\$ 4,423.18	\$ 4,288.81	-\$134.37
Town of Wiscasset Reserve Funds Total	\$ 10,889,833.21	\$ 10,828,687.63	\$ 10,499,715.37	-\$328,972.26

9a

From: Andretta, James <selectmanandretta@wiscasset.org>
Sent: Wednesday, April 5, 2023 12:51 PM
To: Dennis Simmons; Sarah Whitfield; Terry Heller; Dusty Jones; Bill Maloney
Subject: Maine Yankee Land - Solar Info
Attachments: Wiscasset-Aerial.pdf; Wiscasset-Basemap.pdf; Wiscasset Design_35 MW AC_49 MW DC.pdf; Wiscasset-buildable area.kmz

Hi all, recycling this information as it was mentioned last night.

I've attached two PDFs for the property across from Maine Yankee as well as a layout from Midcoast Solar and a google earth file. The town could potentially get \$1,000 - \$2,500 (perhaps more) per acre per year on top of an increased property tax. Typical leases are around 20 years, after that the town could reevaluate and either continue the lease or end up with cleared land and access roads ready for new development.

A couple of good things about this property in terms of a solar site:

- Abutting a maintained and upgraded transmission line (the primary thing developers look for and will pay premium leasing rates on)
- Substation already build to handle 900 MW (would also increase lease rates if access is available)
- Virtually no abutters or visibly from roads
- The town could maintain control of the land 250' wide along the river, providing recreational access (could potentially have access to 100' buffer outside the fence line cleared by developer also)
- Post construction there would be essentially no traffic other than periodical maintenance trucks making a great tenant/neighbor

Here's an article from my project in Warren which is double the size:

https://knox.villagesoup.com/news/warren-planning-board-oks-game-changing-solar-farm/article_e5916e99-ca8e-5778-a532-95172c4a84ae.html

- James

SPECIAL PROVISION 105
CONSTRUCTION AREA

A Construction Area located in the **Town of Wiscasset** and **Woolwich** has been established by the Maine Department of Transportation (MDOT) in accordance with provisions of 29-A § 2382 Maine Revised Statutes Annotated (MRSA).

- (a) The section of highway under construction in the town of Woolwich, Sagadahoc County and in the town of Wiscasset, Lincoln County on Old Stage road over the Montsweag Brook.
- (b) (Old Stage Road) over Montsweag Brook station 102+50.00 to station 105+75.00 of the construction plus approaches.

Per 29-A § 2382 (7) MRSA, the MDOT may “*issue permits for stated periods of time for loads and equipment employed on public way construction projects, United States Government projects or construction of private ways, when within construction areas established by the Department of Transportation. The permit:*

A. Must be procured from the municipal officers for a construction area within that municipality;

B. May require the contractor to be responsible for damage to ways used in the construction areas and may provide for:

(1) Withholding by the agency contracting the work of final payment under contract; or

(2) The furnishing of a bond by the contractor to guarantee suitable repair or payment of damages.

The suitability of repairs or the amount of damage is to be determined by the Department of Transportation on state-maintained ways and bridges, otherwise by the municipal officers;

C. May be granted by the Department of Transportation or by the state engineer in charge of the construction contract; and

D. For construction areas, carries no fee and does not come within the scope of this section.”

The Municipal Officers for the **Town of Wiscasset** agreed that an Overlimit Permit will be issued to the Contractor for the purpose of using loads and equipment on municipal ways in excess of the limits as specified in 29-A MRSA, on the municipal ways as described in the “Construction Area”.

As noted above, a bond may be required by the municipality, the exact amount of said bond to be determined prior to use of any municipal way. The MDOT will assist in determining the bond amount if requested by the municipality.

The maximum speed limits for trucks on any town way will be 25 mph (40 km per hour) unless a higher legal limit is specifically agreed upon in writing by the Municipal Officers concerned.

Return this AGREEMENT, when completed, to:

Maine Department of Transportation
ATTN.: George Macdougall, Contracts & Specifications Engineer
#16 State House Station, Child Street
Augusta, Maine 04333-0016

Project: 025305.00
Location: Old Stage Road

Pursuant to 29-A MRSA § 2382, the undersigned municipal officers of the **Town of Wiscasset** agree that a construction overlimit permit will be issued to the Contractor for the above-referenced project allowing the contractor to haul non-divisible overlimit loads on municipal ways.

The municipality may require the contractor to obtain a satisfactory bond pursuant to 29-A MRSA § 2388 to cover the cost of any damage that might occur as a result of the overlimit loads. If a bond is required, the exact amount of said bond should be determined prior to the use of any municipal way. The Maine DOT will assist in determining the amount of the bond if requested. A suggested format for a general construction overlimit bond is attached. A suggested format for a construction overlimit permit is also attached. This construction overlimit permit does not supersede rules that restrict the use of public ways, such as posting of public ways, pursuant to 29-A MRSA § 2395.

The maximum speed limit for trucks on any municipal way will be 25 mph (40 km per hour) unless a higher speed limit is specifically agreed upon, in writing, by the Municipal Officers.

TOWN OF WISCASSET
By the Municipal Officials

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

11a

10/05/2023

Harvey Jackson
760 Old Bath Road
Wiscasset, ME 04578

PROPERTY REVIEWED
Map U18 Lot 5-A-ON RE Acct # 2693

CURRENT ASSESSED VALUE
Land Value: \$ 0 Building Value: \$ 3,700

FINDINGS

After careful review of the assessments of your property, the following determination/
findings have been made:

The assessment is fair and correct. No adjustment will be made.

The assessment is fair and correct. No abatement will be made.

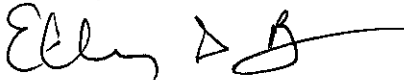
An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

Abatement will be recommended for: **\$ 63.07.**

Remarks: Upon further review this mobile home was billed in error. It has been gone for two years.
Abatement recommended. If you have any further questions, please feel free to contact the Wiscasset
Assessing office.

Sincerely,



Ellery G. Bane C.M.A.
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

11b

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

10/05/2023

Karen Ruth McGrath
Gordon Scott James
542 Gardiner Road
Wiscasset, ME 04578

PROPERTY REVIEWED
Map R03 Lot 34 RE Acct # 355

CURRENT ASSESSED VALUE
Land Value: \$ 44,600 Building Value: \$ 29,600

FINDINGS

After careful review of the assessments of your property, the following determination/ findings have been made:

 The assessment is fair and correct. No adjustment will be made.

 The assessment is fair and correct. No abatement will be made.

 X An adjustment will be made. The following assessments now apply.

Land Value: \$ 44,600 Building Value: \$ 13,800

 X Abatement will be recommended for: **\$ 269.34.**

Remarks: Upon further review and information provided, this Mobile Home was water damaged and not live-able as of April 1st, 2023. Abatement recommended. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely,



Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

11C

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

10/05/2023

John F. Stone Jr.
42 Old Stage Road
Arrowsic, ME 04530-7232

PROPERTY REVIEWED
Map U17 Lot 5-1 RE Acct # 1958

CURRENT ASSESSED VALUE
Land Value: \$ 0 Building Value: \$ 48,100

FINDINGS

After careful review of the assessments of your property, the following determination/
findings have been made:

 The assessment is fair and correct. No adjustment will be made.

 The assessment is fair and correct. No abatement will be made.

 X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

 X Abatement will be recommended for: **\$ 819.96.**

Remarks: Upon further review and information provided, these buildings were gone as of April 1st 2023 and were assessed in error. Abatement recommended. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely,



Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

11d

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

10/05/2023

Richard F. Moore
48 Morse Drive
Wiscasset, ME 04578

PROPERTY REVIEWED
Map R03 Lot 33-4 RE Acct # 2536

CURRENT ASSESSED VALUE
Land Value: \$ 50,800 Building Value: \$ 296,200
Homestead Exemption: \$25,000

FINDINGS

After careful review of the assessments of your property, the following determination/
findings have been made:

_____ The assessment is fair and correct. No adjustment will be made.

_____ The assessment is fair and correct. No abatement will be made.

 X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

 X Abatement will be recommended for: **\$ 5,489.13.**

Remarks: Upon further review lot 33-1-A was to be combined with this lot per lot merger form and was not at time of commitment. Abatement recommended. Supplement to follow. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely,



Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

He

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

10/05/2023

Richard F. Moore
48 Morse Drive
Wiscasset, ME 04578

PROPERTY REVIEWED
Map R03 Lot 33-1-A RE Acct # 2590

CURRENT ASSESSED VALUE
Land Value: \$ 49,750 Building Value: \$ 82,500

FINDINGS

After careful review of the assessments of your property, the following determination/ findings have been made:

 The assessment is fair and correct. No adjustment will be made.

 The assessment is fair and correct. No abatement will be made.

 X An adjustment will be made. The following assessments now apply.

Land Value: \$ 0 Building Value: \$ 0

 X Abatement will be recommended for: **\$ 2,255.32.**

Remarks: Upon further review this lot was to be combined with lot 33-4 per lot merger form and was not at the time of commitment. Abatement recommended. Supplement to follow. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely,



Ellery G. Bane C.M.A
Assessors Agent
Town of Wiscasset

Town of Wiscasset
51 Bath Road
Wiscasset, ME 04578
207-882-8200

NOTICE OF PROPERTY TAX ASSESSMENT REVIEW

11F

10/05/2023

Richard F. Moore
48 Morse Drive
Wiscasset, ME 04578

PROPERTY REVIEWED
Map R03 Lot 33-4 RE Acct # 2536

CURRENT ASSESSED VALUE
Land Value: \$ 0 Building Value: \$ 0
Homestead Exemption: \$0

FINDINGS

After careful review of the assessments of your property, the following determination/
findings have been made:

The assessment is fair and correct. No adjustment will be made.

The assessment is fair and correct. No abatement will be made.

An adjustment will be made. The following assessments now apply.

Land Value: \$ 53,600 Building Value: \$ 378,700

Homestead Exemption: \$25,000 = \$407,300 Taxable Assessment

Supplement will be recommended for: **\$ 6,943.24.**

Remarks: Upon further review lot 33-1-A was to be combined with this lot-per-lot merger form and was not at the time of commitment. Lots are now combined, and supplement tax is recommended. If you have any further questions, please feel free to contact the Wiscasset Assessing office.

Sincerely,



Ellery G. Bane C.M.A.
Assessors Agent
Town of Wiscasset