

**SELECTMEN'S MEETING
TOWN OF ACTON
December 11, 2014
7:00pm**

SALUTE TO THE FLAG

2014 TOWN REPORT DEDICATION:

Chairman Kryzak presented the 2014 Town Report to Mark and Marita Lowell. Kryzak read the dedication to the Lowell's and Selectmen Walsh presented them with flowers and the first printed Town Report. The Selectmen were all very grateful to Mark and Marita for their hard work, volunteerism and dedication to the Town of Acton. Chairman Kryzak ended by thanking Jim Driscoll and Dave Cote for their assistance in the preparation of this dedication.

1. APPROVAL OF AGENDA:

Bill Shields made a motion to approve the agenda as written; seconded by Ed Walsh. Motion Carried; unanimous.

2. APPROVAL OF MINUTES OF LAST MEETING:

Bill Shields made a motion to approve the minutes of November 13, 2014; seconded by Ed Walsh. Motion Carried; unanimous.

3. OLD BUSINESS:

a. Upcoming Holiday Closures

The Transfer Station will be closed on Wednesday, December 24th. The Town Hall will be closed on Wednesday, December 24th, Thursday, December 25th and Friday, December 26th. The Town Hall and Transfer Station will be open as scheduled on Wednesday, December 31st. The Town Hall will be closed on Thursday, January 1st.

4. NEW BUSINESS:

a. Building Fee Exemption Request

Dale Barrows, owner of the "Little Red School House", 630 Young Ridge Roads, discussed a recent accident in which her School House was damaged by a car accident. Dale discussed what steps she had taken to this point, including meetings with the Code Enforcement and Planning Board, to try and get her School House repaired at its original location. Although the Town has approved her to re-build the School House, the Board reiterated the decision of Code Enforcement and the Town's Attorney. Due to the fact that the building was over 50% damaged, it must meet current zoning, forcing the School House to be re-located. Robin Ham spoke in favor of Ms. Barrow's request to leave the School-House where it was, and repairing it in its original location. Robin also offered barrier options to alleviate the Town's concerns. Chip Vennell stated that again, because it's damaged over 50%, the property must meet its setbacks based on the current zoning ordinance. Mr. Vennell ended by indicating the next step for the property owner would be Superior Court. Earle Foster asked if the building was grandfathered and questioned who determined it was over 50% damaged. Chairman Kryzak indicated that the Town was given figures by the insurance company and yes if it's over 50% it has to be brought up to standard. Percival Lowell questioned who came up with the 50%; he discussed the difference between the value originally and the value now. Mr. Lowell specified that

if you had a contractor build another School House like it originally sat, it shouldn't be over 50%. Ed Walsh stated the Town has the building valued at \$5,000 and asked Ms. Barrow's what the insurance policy was for. Ms. Barrow's answered \$36,000. Richard Neal spoke on behalf of the Acton Shapleigh Historical Society and indicated they wanted to try and keep as much historical value to this property as possible. Mr. Neal inquired as to where the front setback is being measured, because this is a triangle shaped lot. Chairman Kryzak reminded Dick Neal that those questions should be directed to the Code Enforcement Officer and that the Board does not have any jurisdiction on over ruling this decision and that Ms. Barrow's next step is Superior Court. Paul Poyant suggested if the building could be replaced enough to move it, then it could be moved without reconstruction, but in a safer place. Chip Vennell inquired as to if Ms. Barrow's was asking for a refund of the fees she paid, Chairman Kryzak said yes. Ed Walsh made a motion to deny the return of the building fee; seconded by Bill Shields. Motion Carried, Unanimous.

b. Board of Assessment Review Appointment

Bill Shields made a motion to appoint Robert T. Gore as a member of the Board of Assessment Review, through June 30, 2017; seconded by Ed Walsh. All in favor, motion carried; unanimous.

c. Conservation Appointments

Bill Shields made a motion to appoint Hannah Phillips and Lois Michaud as members of the Conservation Committee, through June 30, 2017; seconded by Ed Walsh. All in favor, motion carried, unanimous.

d. Balch Pond Dam

Chairman Kryzak discussed the Emergency Action Plan for the Balch Pond Dam as presented by Bill Cataneyse; Bill Shields made a motion to adopt said plan, seconded by Ed Walsh. All in favor; motion carried, unanimous.

e. Dept of Transportation Speed Survey Letter

Chairman Kryzak read aloud a letter addressed to the DOT in regards to specific roads in Acton in which the Selectmen feel need to have a speed survey done. Bill Shields made a motion to approve and sign the letter as presented, seconded by Ed Walsh. All in favor, motion carried; unanimous.

f. Updated Building Permit Fee Schedule

Chairman Kryzak reviewed the updated building permit fees, as presented by the Code Enforcement Office. After discussion, Bill Shields made a motion to approve the new fee schedule, effective January 1, 2015. Seconded by Ed Walsh, all in favor; motion carried.

g. Town of Acton Fee Schedule

Chairman Kryzak reviewed the updated fee schedule. After discussion, Bill Shields made a motion to approve the new fee schedule, effective January 1, 2015; seconded by Ed Walsh. All in favor; motion carried.

h. Maine Townsman Article

Chairman Kryzak read aloud an article recently published by Maine Municipal. The article highlights GIS mapping and how far the Town of Acton has gone with technology. Ted commended the staff on a job well done to get Acton to where they are today.

i. W/F Committee Resignation

The Selectmen were presented with a resignation from Joan Nass, for W/F. With regret, Bill Shields made a motion to accept the resignation; seconded by Ed Walsh. Motion Carried; unanimous.

j. Tax Abatements

Chairman Kryzak reviewed two abatements as presented by O'Donnell's Inc. First, Robert & B. Allison Wilson tax map 151 lot 011 in the amount of \$188.61. Secondly, Stephen Savia, tax map 237 lot 012 in the amount of \$1,037.00. After review and consideration, Bill Shields made a motion to sign both abatements as presented; seconded by Ed Walsh. Motion carried; unanimous.

5. **OTHER BUSINESS:** None

6. **ANNOUNCEMENTS:**

a. Monday, Dec 22nd Transfer Station Closing at 11am

b. Tree Lighting Recap. Bill Shields read a hearty thank you letter to all who helped and donated to make the tree lighting an event enjoyed by all who attended.

7. **MEMBERS PRESENT:**

Ted Kryzak, Bill Shields, Ed Walsh

8. **ADJOURNMENT:** Bill Shields moved to adjourn at 8:20 pm, seconded by Ed Walsh. Motion carried; unanimous.

9. **OTHERS PRESENT:** Marita Lowell, Percy Lowell, Chip Venell, Peter Smith, Dick Neal, Wayne Ham, Robin Ham, Eric Dawalga, Paul Poyant, Dale Barrows, Harold Smith, Jenny Sayre, Earle Foster, Shane Enger, Bill Cataneyse and Shelly Cataneyse and Jennifer Roux.