

August 27, 2012

12-22

A regular meeting of the Caribou City Council was held 5:30 p.m. on Monday, August 27, 2012 in Council Chambers with the following members present: Mayor Kenneth G. Murchison, Jr., Deputy Mayor David Martin, Mary Kate Barbosa, John R. Boone, Philip McDonough II, Gary Aiken, and Bryan Thompson.

Margaret N. Daigle, Interim City Manager was present; Stephen Wentworth, Code Enforcement Officer; and Jenny Coon, Director of Chamber of Commerce.

Attending: Peggy Smith, Candy Shrewsberry, Freeman Cote, Milo Haney, Priscilla Haney, Wilfred Martin, and Lisa Cantafio.

Natalie Bazinet, representing the Aroostook Republican and Time Warner covered the meeting.

Executive Session: Consider moving to Executive Session pursuant to MRSA Title 1 §405 (6)(A) with David Barrett, MMA Consultant to discuss applicants for the City Manager position and to establish an interview schedule.

5:31 p.m. Motion made by D. Martin, seconded by MK Barbosa, to move to Executive Session pursuant to MRSA Title 1 §405 (6)(A) with David Barrett, MMA Consultant and Interim City Manager Daigle to discuss applicants for the City Manager position and to establish an interview schedule. (7 yes) So voted.

6:35 p.m. Motion made by P. McDonough, seconded by G. Aiken, to come out of executive session. (7 yes) So voted.

No action taken.

Council Agenda Item #1: Public Input

- ❖ Milo Haney requested that a forensic audit be done for the City in light of what has been going on during the last few years and with a new manager coming on board. Mr. Haney stated that the costs of this type of audit should not be a factor as the City has been being spending money that should not have been spent including giving away \$40,000. Mr. Haney stated that people do not need the blessing of the Council to do this as they can get a petition going, turn that over to the Attorney General, and then one will be done. The Council needs to keep this in mind when considering this request. Mr. Haney asked if a decision could be made within the next week. The Mayor stated he did not have enough information to answer Mr. Haney's questions this evening.
- ❖ Wilfred Martin asked what progress was being made in putting the tax rolls on the internet so individuals can look up comparables. Mr. Martin commented that there are towns smaller than Caribou that have their information on the internet. Mayor commented that the City is moving in that direction but there are associated costs.

Council Agenda Item #2: Updates from City Administration

The Interim City Manager provided updated information on a variety of topics including:

- According to the new Charter, expense information needs to be provided by September 15th. Ms. Daigle plans to provide and review this information at the next Council meeting on the 10th of September. At the request of the Caribou Rotary Club, the Interim City Manager will speak at one of the Club's meetings about the budget process and necessary financial reports.
- TIF RC-2 Public Hearing will be held during the September 10th Council Meeting.

- Nomination Papers for November 6th Election are available in the City Clerk's Office.
- Two new "Welcome to Caribou" signs are being stored at Public Works. The Interim City Manager would like to see them installed and she is looking at the costs of having this done by the Public Works.
- The Interim City Manager has been developing and working on the Capital Expense Accounts (formally called the Capital Improvements Accounts).

Council Agenda Item #3: Declaration of Conflicts of Interest from the City Council regarding any agenda item.

Declaration of Conflicts of Interest: None

Council Agenda Item #4: CONSENT AGENDA (Business items A)

- A. Motion to approve the Restaurant (Class I, II, III, IV) License and Special Amusement Permit for Tammie Crouch and Chris Fournier, d/b/a/ Caribou Bowladrome.

Motion made by D. Martin, seconded by P. McDonough, to approve the Restaurant (Class I, II, III, IV) License and Special Amusement Permit for Tammie Crouch and Chris Fournier d/b/a/ Caribou Bowladrome. (7 yes) So voted.

Council Agenda Item #5: Council will discuss the request of the Code Enforcement Officer to have the City Attorney enforce the Dangerous Building Ordinance on an abandoned building at 20 Collins Street and the Junkyard Ordinance on a property at 876 Sweden Street.

Code Enforcement Officer Wentworth recommends that the City move forward with legal actions against the owners of 20 Collins Street and 876 Sweden Street by enforcing the City's code regarding property maintenance in District Court or the Dangerous Building section in State statute. Mr. Wentworth outlined the issues with each of the two parcels. The 20 Collins Street property has been vandalized including the removal of copper tubing. The CEO Office has received complaints from the surrounding neighbors. A variety of animals including raccoons, squirrels, cats, and rats inhabit the building. The owner of 876 Sweden Street is not living there and in his absence, junk vehicles, piles of debris and piles of old lumber have accumulated. It has been calculated that to demolish and bury a building on site, a parcel would need to be a little more than an acre in size. It is Mr. Wentworth's understand that burying on site is not allowed in the R-1 and R-2 zones. Mr. Wentworth spoke about several other properties including 20 Pioneer Avenue, Birdseye Facility, one on Water Street, and another on Broadway. The City is moving forward with court action concerning the buildings at 27 Roosevelt Avenue, 68 York Street, and 11 Sperry Drive.

Mr. Wentworth recommends the City start legal proceeding concerning the building at 20 Collins Street. He requested that the City Attorney review and make a recommendation whether the City should move forward with enforcement of the Dangerous Building statute or the property maintenance section of the Caribou Code.

Motions made by D. Martin, seconded by P. McDonough, to have the City Attorney review and make a recommendation whether the City should move forward with the enforcement of the Dangerous Building statute or the property maintenance section of the Caribou Code concerning the building at 20 Collins Street. (7 yes) So voted.

Mr. Wentworth recommends that the City start legal proceedings in District Court enforcing the State Junkyard statute and property maintenance section of the Caribou Code for 876 Sweden Street.

Motion made by P. McDonough, seconded by MK Barbosa, to forward to legal counsel for enforcement of the State Junkyard statute for property located at 876 Sweden Street. (7 yes) So voted.

Council Agenda Item #6: Council will discuss with the Interim City Manager the process for the upcoming union contract negotiations and the best means to have continuity from Interim City Manager and the new City Manager.

The Interim City Manager and Council briefly discussed upcoming union contract negotiations and involving department managers to help provide the continuity between the Interim City Manager and new City Manager. Ms. Daigle wants the negotiation process the City starts with carries through to its completion. Personnel Committee Chair D. Martin requested that a workshop be scheduled to discuss union contract negotiations.

Council Agenda Item #7: Other Business

The Mayor commented on the opening of the Connector Road and the reunion that was held at Loring for former airmen.

Meeting Dates previously set:

- August 28, 2012 – 5:30 p.m. Workshop with City Council and Department Managers
- September 4, 2012 – City Manager Interviews
- September 10, 2012 – 7:00 p.m. Council Meeting and Workshop (if there is time on the 10th, if not, then a Workshop meeting will be held September 11, 2012 – 5:30 p.m.)

Council Agenda Item #8: Executive Session: Consider moving to Executive Session with the City Manager, the Chamber Board of Directors and the Chamber Director to discuss a personnel situation pursuant to MRSA Title 1 §405 (6)(A).

7:45 p.m. Motion made by P. McDonough, seconded by MK Barbosa, to go into Executive Session with the Interim City Manager, Chamber Director, and members of the Chamber Board of Directors to discuss a personnel situation pursuant to MRSA Title 1 §405 (6)(A). (7 yes) So voted.

8:26 p.m. Motion made by MK Barbosa, seconded by P. McDonough, to come out of Executive Session. (7 yes) So voted.

Motion made by MK Barbosa, seconded by Bryan Thompson to temporarily change the part time janitor, Nikita Cate, to Chamber Director and to increase the hourly rate of pay of the part-time janitor from \$10.73/hour to \$12.50/hour and to increase hours per week up to 32 / week and to allow Jenny Coon to remain working up to 25 hours/week at \$15/hour and to ensure the expenses remain with the current budget balance. (7 yes) So voted.

8:30 p.m. Motion made by MK Barbosa, seconded by P. McDonough, to go into Executive Session to discuss a personnel issue at the Nylander. (7 yes) So voted.

8:40 p.m. Motion made by P. McDonough, seconded by G. Aiken, to come out of Executive Session. (7 yes) So voted.

No action taken.

Council Agenda Item #9: Adjourn