

June 12, 2017

17-19

A regular meeting of the Caribou City Council was held 6:00 p.m. on Monday, June 12, 2017 in Council Chambers with following members present: Mayor Gary Aiken, Deputy Mayor David Martin, Philip McDonough II, Joan L. Theriault, Timothy C. Guerrette, and Nicole L. Cote. Jody R. Smith was absent and excused.

Michael Gahagan, Interim City Manager.

Department Manager: Penny Thompson, Tax Assessor.

Christopher Bouchard of the Aroostook Republican and Spectrum covered the meeting.

Council Agenda Item #1: Public Input.

- a) Shane McDougall-Mr. McDougall stated that he had heard his seat on the Tri-Community Landfill Board was in question and he was here to discuss that.
Mayor Aiken stated that Council hasn't dealt with that and presently Mr. McDougall is on the Board. It is up to the Council to appoint two people to the Tri-Community Board and this will be discussed under Other Business this evening. The Mayor offered that Mr. McDougall could speak at that time.
When asked about agenda item "Broadband Study", the Mayor commented that the study is done but that he doesn't have it in front of him yet.
- b) Letter from Mark Draper-The Mayor read portions of Mr. Draper's letter outlining Mr. McDougall's participation on the Tri-Community Landfill Board since his first appointment in 2011.

Council Agenda Item #2: Declaration of Conflicts of Interest from the City Council regarding any agenda item.

None.

Council Agenda Item #3: Consent Agenda

- a) Approval of the April 18, 2017 City Council Workshop Minutes
- b) Approval of the May 8, 2017 Special City Council Meeting Minutes
- c) Approval of the May 8, 2017 City Council Meeting Minutes
- d) Approval of the June 1, 2017 Special City Council Meeting Minutes
- e) Department Reports
 1. Clerk and General Assistance Dashboard – May 2017
 2. Caribou Fire and Ambulance – May 2017
 3. Housing and FSS – May 2017
 4. Police Department – May 2017
 5. Permit – May 2017
 6. Code Enforcement – May 2017
 7. Tax Assessor – June 2017
 8. Events & Marketing – June 2017
- f) Approval of May Financials
- g) Approval of Rubbish Hauler License
 1. Gary Rossignol dba Rossignol Sanitation

h) Approval of Liquor and Special Amusement Permit

1. The Par and Grill Restaurant, LLC

i) Person in Possession for 2017 Taxes

1. #3564 Mazerolle, Clifford J. – estate of
2. #388 Ewing, Clark & Theresa
3. #1942 Wilson, Ann & Brian Cyr
4. #466 Tompkins, Barbara
5. #868 Theriault Jr, Dwane

The Mayor noted that a few of the monthly department reports are not calculating correctly; including, Caribou Fire and Ambulance and Housing & FSS.

Motion made by D. Martin, seconded by P. McDonough, to approve the Consent Agenda Items A-I as presented. (5 yes) So voted.

Council Agenda Item #4: Automobile Recycling Business

Vincent Anderson, owner of the business GJ Autobody on North Main Street, spoke about his business and how the state is requiring him to obtain a recycler license which includes the need for a permit from the municipal officers. Mr. Anderson stated that he is at the mercy of the Council for him to continue operating his business which he has been operating for 30 years.

CEO Penny Thompson has completed research on this and has found that the Caribou's current code doesn't address the licensing of recyclers found in MRSA Title 29-A Subchapter 6, as it only addresses junkyards and automobile graveyards found in MRSA Title 30-A §3751 to 3760. Ms. Thompson stated that the City's code needs to be changed and has stated this at the Planning Board meeting held last Thursday. The City needs to be in compliance and Mr. Anderson wants to be in compliance. Junkyards and automobile graveyard statute requires the Council to hold an annual public hearing, but only once every five years is it necessary to hold a public hearing for the licensing of recyclers as defined in Title 29-A. Even though a public hearing isn't required each year, recycler operators need to have a signature from the City that they are in compliance. Ms. Thompson is requesting Council permission to sign Mr. Anderson's form, who isn't in compliance but neither is the City of Caribou in compliance. We can't expect Mr. Anderson to do something that he doesn't know he needs to do because we are not doing it the way we are supposed to. The City needs to work on this, but meanwhile we don't want to see Mr. Anderson shutdown.

Motion made by P. McDonough, seconded by D. Martin, to authorize Penny Thompson to sign Vincent Anderson dba GJ Autobody's form for the state affirming that he is in compliance. (5 yes) So voted.

Council Agenda Item #5: Tax Bill Insert

The City of Caribou contracts with Hygrade Business Forms to mail the City's tax bills. Efficiency Maine has requested that a PACE brochure be mailed with the 2017 tax bills. The cost of the inset will not be paid by the City.

Motion made by D. Martin, seconded by P. McDonough, to allow a PACE brochure provided by Efficiency Maine to be mailed out with the City's 2017 tax bills. (5 yes) So voted.

Council Agenda Item #6: Recommendation from the Planning Board to change the zone along Access Highway from Otter Street to Madawaska River, from the RC-2 Zone to the R-3 Zone

Councilor McDonough briefly explained the reasoning for the proposed zone change. The current zoning doesn't allow either single wide or double wide Mobile Homes to be placed within 300 feet, either side of the highway.

Motion made by D. Martin, seconded by P. McDonough, to move forward with the zoning First Read at the next Council Meeting. (5 yes) So voted.

Council Agenda Item #7: Recommendation from the Planning Board to change the zone of a portion of Skyway Plaza property along the east side of Solman Street from the R-2 Zone to the C-2 Zone

Councilor McDonough briefly explained the reasoning for the proposed zone change. It would change the northwest section of the Skyway Plaza Subdivision Lot #3, to C-2 from the current R-2 Zone along the eastern side of Solman Street.

Motion made by D. Martin, seconded by J. Theriault, to move forward with the zoning First Read at the next Council Meeting. (5 yes) So voted.

Council Agenda Item #8: Update on Caribou Stream Project

An update on the Caribou Stream Project will be done at a future Council Meeting as Supt. Marquis was unable to attend this evening's meeting.

Council Agenda Item #9: Tax Acquired Property Bids

Bids:

Property #17 Scott Englund \$1,050.00

Property #21 David Brown \$1,010.00

Both bids are above the minimum bid amount.

Motion made by D. Martin, seconded by T. Guerrette, to accept Scott Englund's bid of \$1,050 for Property #17 and David Brown's bid of \$1,010 for Property #21. (5 yes) So voted.

Council Agenda Item #10: Abatement Requests

Finance Director Raymond is requesting the Council approve an abatement of real estate taxes on 45 Railroad Street, Map 030 Lot 162-ON3 which is currently owned by the City. The building was torn down in April and was on leased land. There isn't a feasible way to recoup the amounts owed as there isn't anything physically there to sell.

Tax Year	Amount to Abate
2014	\$223.00
2015	\$224.60
2016	\$229.00

Motion made by P. McDonough, seconded by J. Theriault, to abate the real estate taxes for Map 030 Lot 162-ON3 for 2014 in the amount of \$223, for 2015 in the amount of \$224.60, and for 2016 in the amount of \$229. (5 yes) So voted.

Council Agenda Item #11: Birdseye Building

The City has submitted a grant application to the Northern Border Regional Commission (NBRC) requesting assistance in taking down the remaining buildings on the site of the former Birdseye facility. It will be September or so before the City will know about any grant funding.

Council Agenda Item #12: Broadband Study

The Mayor is a member of a small committee that has been meeting with Pioneer Broadband to see what can be done in Caribou. There has been discussion with them about conducting a study to map out the areas served, not served, or unserved plus the cost of doing broadband in Caribou. Pioneer Broadband is preparing a quote to complete such a study. It will come before the Council once the City receives it.

Shane McDonough noted that the group called Broadband Coalition had meet several times with Council concerning this topic and he was under the impression that the Mayor didn't believe broadband was necessary. The Mayor stated that he isn't against broadband but didn't see it was necessary to pay \$57,000 for a study that was mostly done already. Councilor Theriault noted that through Spectrum, 60 mbps is available.

Council Agenda Item #13: Other Business

- A. Councilor McDonough wants the City to obtain local bids to repair the fire truck that is no longer used by the City.
- B. Susan Lucier – formally renting 78 Fontaine Drive – On November 16th, her husband fell down the cellar stairs and on December 2nd Caribou Code Enforcement gave Landlord Ruth Adams a seven-day notice to correct code violations. Since then no one from the City has come back and from then to last week the stairs have not been fixed. Mrs. Lucier wants to know what is going to happen to the Landlord because not all the code violations stated in the seven-day notice have been corrected.

The Mayor stated that the Council will look into it.

- C. 6:40 p.m. Time in. Motion made by P. McDonough, seconded by J. Theriault, to move into Executive Session pursuant to 1 M.R.S.A. 405(6)(A) to discuss a personnel matter with Interim City Manager Michael Gahagan, Shane McDougall, and Victoria McDougall. (5 yes) So voted.

7:16 p.m. Time out. Motion made by P. McDonough, seconded by T. Guerrette, to move out of Executive Session. (5 yes) So voted.

No action taken.

Motion made by T. Guerrette, seconded by P. McDonough, to adjourn the meeting at 7:17 p.m. (5 yes) So voted.

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Upcoming Meeting Dates:

Regular City Council Meeting Monday, June 26, 2017 at 6:00 p.m.

Regular City Council Meeting Monday, July 10, 2017 at 6:00 p.m.

Jayne R. Farrin, Secretary