

Council Agenda Item #1: Roll Call

The Caribou City Council held a City Council Meeting on Monday, October 24, 2022, in Council Chambers with the following members present: Mayor Smith, Deputy Mayor Boma, Councilors Morrell, Morrill, Goughan, Theriault and Willey.

Manager Thompson was present for the meeting.

Department managers Kenneth Murchison (CEO/Zoning Administrator) and Gary Marquis (Superintendent of Parks & Recreation) were present for the meeting.

Council Agenda Item #2: Invocation

Mayor Smith read an invocation.

Council Agenda Item #3: Pledge of Allegiance

Mayor Smith led the Pledge of Allegiance.

Council Agenda Item #4: Public Forum

Skylar Hooey, Caribou Resident

Ms. Hooey came in today to voice her concerns regarding the Brown House. She stated that she wants to know why something wasn't done sooner, and that she is sick and tired of people dying because of what has happened because of that property.

Tristian Soucier, Limestone Resident

Ms. Soucier explained that she is a survivor of the Brown house. She explained how they give young people drugs and explained her experiences at the residence and some of the situations that she had encountered. She stated that she has even been followed and received letters from what she called the "Brown House Crew".

Elaine Beaupre, Caribou Resident

Ms. Beaupre came to express her concern regarding drugs and stated that her granddaughter passed away at the house next to the brown house from drugs.

Council Agenda Item #5: Minutes

There were no minutes submitted for approval.

Council Agenda Item #6: Bid Openings, Awards, and Appointments

There were no items scheduled for discussion.

Council Agenda Item #7: Public Hearings

There were no items scheduled for discussion.

Council Agenda Item #8: Reports by Staff and Committees

a. September 2022 Financial Reports

Carl Grant (Finance Director reviewed the September 2022 Financial Report.

Motion made by Councilor Morrill, seconded by Councilor Willey to accept the September 2022 Financial Report as presented.

Roll Call Vote: C. Boma – Yes, R.M. Goughan – Yes, D. Morrell – Yes, J. Morrill – Yes, J. Theriault – Yes, L. Willey – Yes, J. Smith – Yes. (So voted)

b. Tax Acquired property out for bid – 28 Goldfrank Drive

Carl Grant (Finance Director) explained that there were no bids received through the bid process.

c. Code Enforcement Officer report from the Planning Board concerning medical cannabis retail store

Kenneth Murchison (CEO/Zoning Administrator) came to ask for clarification of what the City Council would like to see for an ordinance regarding medical cannabis retail stores in Caribou. He explained that he was able to attend a round table discussion and that the state is trying to get communities to welcome the industry into their towns.

Council had a brief discussion regarding the options about opting in to having medical cannabis retail stores, they talked about taking it to the voters for their choice on whether or not the city decides to opt in. They also discussed the fact that MMA is having a workshop on November 30th to discuss the legality and information.

Council by consensus would like to attend the MMA workshop first then later meet with the planning board to have a workshop to discuss the options and how they would like to move forward.

d. Code Enforcement Officer request to have 15 Prospect Street declared a “Nuisance Property” under 17 MRSA § 2802

Kenneth Murchison (CEO/Zoning Administrator) explained that he would like to have the property located at 15 Prospect Street, Map 31 Lot 9 declared as a nuisance/dangerous property.

Mr. Murchison explained that there has been a long history of deficiencies, unanswered Notices of Violation and multiple incident reports at the address. He would like to start the process of declaring the property a nuisance property as defined by the State of Maine MRSA Title 17: CRIMES, Chapter 91: NUISANCE, Subchapter 4: DANGEROUS BUILDINGS subsection 2851.

Mr. Murchison explained that there have been as many as seven Notices of Violations with the instructions that they must contact the Code Enforcement Officer when corrective actions are taken to schedule an inspection, and as of now the property owner has been unwilling to comply.

Motion made by Councilor Morrill, seconded by Councilor Theriault to set a Public Hearing to determine whether the property at 15 Prospect Street, Map 31, Lot 9 is a dangerous or nuisance to be held on November 14, 2022.

Roll Call Vote: C. Boma – Yes, R.M. Goughan – Yes, D. Morrell – Yes, J. Morrill – Yes, J. Theriault – Yes, L. Willey – Yes, J. Smith – Yes. (So voted)

e. City Manager’s Report

Manager Thompson reviewed the City Manager's Report dated October 24, 2022.

Councilor Morrell asked if Council could get an update on the young man that took his life in Caribou from the State Police. He also congratulated Bob Plourde on his sale of his business and welcomed Houlton Power Sports to the community.

Council Agenda Item #9: New Business, Ordinances and Resolutions

- a. Introduce a public hearing for 2022 EPA Brownfields Cleanup Grant

Motion made by Councilor Morrell, seconded by Councilor Willey to set a public hearing at the November 14, 2022, regular City Council meeting for the City of Caribou application for an EPA Cleanup Grant request funding the remedial activities for the Steam and Diesel Plants located at 142 Lower Lyndon Street.

Roll Call Vote: C. Boma – Yes, R.M. Goughan – Yes, D. Morrell – Yes, J. Morrill – Yes, J. Theriault – Yes, L. Willey – Yes, J. Smith – Yes. (So voted)

Council Agenda Item #10: Old Business

There were no items scheduled for discussion.

Council Agenda Item #11: Reports and Discussion by Mayor and Council Members

Councilor Willey reminded everyone to watch for raffle tickets to become available for the library's Small Business Saturday basket raffle.

Council Agenda Item #12: Next Regular Meetings: November 14 & 28, December 12

Council Agenda Item #13: Executive Session(s) (May be called to discuss matters identified under MRSA, Title 1, §405.6.D)

- a. Update on union negotiations: AFL-CIO (Public Works) & Teamsters (Police Sergeants)

This item was postponed.

Council Agenda Item #14: Executive Session(s) (May be called to discuss matters identified under MRSA, Title 1, §405.6.H)

- a. Consultation between Municipal Officers and the Code Enforcement Officer regarding administrative warrants in the prosecution of alleged violations of local ordinances. (Blighted nuisance properties)

Motion made by Councilor Morrill, seconded by Deputy Mayor Boma to enter executive session at 7:46 p.m. to consult between Municipal Officers and the Code Enforcement Officer regarding administrative warrants in the prosecution of alleged violations of local ordinances under MRSA, Title 1, §405.6.H

Roll Call Vote: C. Boma – Yes, R.M. Goughan – Yes, D. Morrell – Yes, J. Morrill – Yes, J. Theriault – Yes, L. Willey – Yes, J. Smith – Yes. (So voted)

Council exited executive session at 8:25 p.m.

No action was taken.

Council Agenda Item #15: Adjournment

Motion made by Councilor Theriault, seconded by Councilor Morrill to adjourn the meeting at 8:25 p.m.

Vote was unanimous.

Danielle Brissette, Secretary