

**Council Agenda Item #1:** Roll Call

The Caribou City Council held a City Council meeting on Monday, February 12, 2024, with the following members present: Mayor Boma, Deputy Mayor Theriault, Councilors Bagley, Kelley, Lovewell, and Morrill. Councilor Smith was absent.

Manager Thompson was present for the meeting.

Department Managers Carl Grant (Finance Director), Dave Ouellette (Public Works Director), and Gary Marquis (Superintendent of Parks and Recreation) were present for the meeting.

Melissa Lizotte of the Aroostook Republican covered the meeting, and it was broadcasted via Spectrum and YouTube.

**Council Agenda Item #2:** Invocation/Inspirational Thought

Councilor Bagley read the invocation.

**Council Agenda Item #3:** Pledge of Allegiance

Mayor Boma led the Pledge of Allegiance.

**Council Agenda Item #4:** Public Forum

Gary Aiken, Caribou Resident

Mr. Aiken came in to share his concerns regarding the budget process and believes that the City should do away with charitable donations because if the citizens want to donate, let them, its not up for the Council to decide. He also stated that the department managers are doing an excellent job.

Troy Haney, Caribou Resident and member of the Caribou Development Committee

Mr. Haney came in to talk about the location for the new Police Department on the former Birdseye site. He explained that with the current proposed placement it would make it difficult to use the other parts of the lot for future development and use.

**Council Agenda Item #5:** Minutes

a. August 28, 2023 Regular City Council Meeting

Amendments: 5 A: D. Bagley vote to Yes

6 B: D. Bagley vote to Yes

Motion made by Councilor Morrill, seconded by Deputy Mayor Boma to accept the minutes with amendments as presented.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

b. September 25, 2023 Regular City Council Meeting

Amendments:

- 1: Fix date from August 28 to September 25.

Motion made by Councilor Morrill, seconded by Deputy Mayor Theriault to accept the minutes from September 25, 2023 with amendments.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

c. January 22, 2024 Regular City Council Meeting

Amendments: 7 b: Add vote after motion

- 10: add Land bank motion and vote

Motion made by Councilor Morrill, seconded by Deputy Mayor Theriault to approve the amended minutes.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

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

a. Lady Vikings Varsity Basketball Team & Madelynn Deprey (1,000 career points)

The City Council congratulated the Caribou High School team for a great season and presented Ms. Deprey with a certificate honoring her on achieving 1,000 career points.

b. Appointment to the Caribou Planning Board

Motion made by Councilor Morrill to appoint Daniel Amero to the Caribou Planning Board.

Motion failed for lack of second.

Motion made by Deputy Mayor Theriault, seconded by Councilor Morrill to appoint Maura Bishop to the Caribou Planning board with a term ending on 12/31/2025.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

**Council Agenda Item #7:** Public Hearings and Possible Action items

a. Ordinance 1, 2024 Series, amendment to Caribou Development Committee Chapter 22

Open Public Hearing: 6:22 PM

Manager Thompson explained that at the December meeting, the Caribou Development Committee requested that an additional non-voting ex-officio be added to the committee, the General Manager of the Caribou Utilities District. Mr. Kirkpatrick's assistance has been very valuable to the group so far and the committee desires to make the partnership official within Chapter 22.

The change to the ordinance would need to be approved by the Caribou City Council following a public hearing on the ordinance changes.

There were no comments made by the public.

Closed Public Hearing: 6:23 pm

Motion made by Councilor Morrill, seconded by Deputy Mayor Theriault to adopt Ordinance 1, 2024 series, an amendment to Chapter 22, Caribou Development Committee.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

**Council Agenda Item #8:** Reports by Staff and Committees

a. December unaudited financial report (Finance Director)

Carl Grant (Finance Director) reviewed the December 2023 Financial report.

Motion made by Councilor Morrill, seconded by Deputy Mayor Theriault to accept the December 2023 Financial report as presented.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

b. City Manager's Report

Manager Thompson reviewed the City Managers Report dated February 12, 2024

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

a. Aroostook Area Agency on Aging – Access Points

Ginny Joles and Judy Anderson came to explain the new Access Points program and the opportunity that it gives the community.

The new program is being created to provide greater outreach to the area residents and they have identified Caribou as a community that could benefit from the program, and the Caribou Public Library as a location that would meet the needs of the program.

Motion made by Councilor Morrill, seconded by Deputy Mayor Theriault to authorize the City Manager to sign the agreements with the Agency on Aging to locate and Access Points location in Caribou at the Caribou Public Library.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

b. Presentation of Caribou Police Station design by Artifex

Ellen Angel explained that Artifex initially started working on the new police station in 2017. She explained that in the process 12 sites have been studied in 7 years. She explained the detail for the public and police only entrances for the layout and what the station needed for everyday

activities or operations of the officers, including areas where to process drugs that are separate from where they may eat for example.

Manager Thompson described some examples of different ideas or things that should be looked at when they went to Illinois to tour other facilities. She explained the different rooms that are needed.

Rob from Artifex explained that their needs to be room for evidence and cars, soundproof doors, recording equipment and many other amenities, yet be practical and efficient.

He also explained that construction industry prices haven't gone down, only up and would continue to as time progresses.

Council also discussed the approval would be contingent upon the cost estimate coming in under budget.

Motion made by Deputy Mayor Theriault, seconded by Councilor Morrill to approve the Schematic Design and Design Development documents as presented.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

Motion made by Deputy Mayor Theriault, seconded by Councilor Kelley to approve the contract with S.W. Cole as presented.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

c. 2024 Municipal Budget – Overview of 2024 Municipal Budget

Manager Thompson recommended that Council set an additional special meeting for March 18, 2024 for the purpose of the public hearing.

Motion made by Councilor Bagley, seconded by Councilor Kelley to set add a special meeting date for March 18, 2024 for public hearing and vote.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

e. Presentation of Public Works Budget (Department 40)

Dave Ouellette, Director of Public Works reviewed the Department 40 Public Works Budget for 2024.

f. Presentation of Airport budget (Department 60)

Dave Ouellette, Director of Public Works reviewed the Department 60 – Airport Budget for 2024.

**Council Agenda Item #10:** Old Business

a. Findings & Order – 273 Sweden Street, Dangerous Building

Mayor Boma explained that the Caribou City Council held a public hearing at their last meeting on Monday January 22 and based on the evidence and testimony presented, it is the decision of the Caribou City Council that the building at 273 Sweden Street (Map 37 Lot 60) is a nuisance or dangerous because it meets the definition of a building adjudged a nuisance or dangerous under the standard in 17 M.R.S.A. § 2851 (2-A) because it is structurally unsafe, unstable and unsanitary; constitutes a fire hazard; is unsuitable and improper for the use or occupancy to which it is put; constitutes a hazard to health and safety because of inadequate maintenance, dilapidation, obsolescence, abandonment, and is otherwise dangerous to life and property and therefore, this building must be disposed of by demolition. Staff has prepared a Findings and Order document which is required to be recorded at the registry and served on the property owners.

Motion made by Councilor Morrill to approve and sign the Findings and Order as presented.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

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

Councilor Morrill stated that the Landfill board has tentatively approved agreements between four communities.

Councilor Lovewell would like to see more participation with wanting the City to back businesses.

**Council Agenda Item #12:** Next Regular Meetings: February 26 & March 11

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

a. Executive Session under 1 MRSA §405.6.C for Economic Development Matters

Motion made by Councilor Morrill, seconded by Councilor Bagley to enter into executive session under 1 MRSA §405.6.C to discuss Economic Development Matters at 8:40 P.M.

Roll Call Vote: D. Bagley – Yes, J. Kelley – Yes, T. Lovewell – Yes, J. Theriault – Yes, C. Boma – Yes. (So voted)

Council exited executive session at 9:05 P.M.

No action taken

**Council Agenda Item #14:** Adjournment

Motion made by Councilor Lovewell, seconded by Deputy Mayor Theriault to adjourn the meeting at 9:06 P.M.

Danielle Brissette, Secretary

February 12, 2024

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