

TOWN OF MADISON - PUBLIC NOTICE

The Inhabitants of the Town of Madison are hereby notified of a public meeting. The time, place and purpose of which are as follows:

**MINUTES
BOARD OF SELECTMEN
Old Point School Meeting Room
Monday December 28, 2015
6:30 p.m.**

- A. Salute to the flag. Meeting was called to order at 6:30pm.
- B. Roll Call. Chairman Veneziano was absent. Vice Chairman Ducharme, Selectmen Johnson, Fortin and Edgerly were in attendance along with Town Manager Curtis.
- C. Consent Agenda: #16 (12/14/15 - \$156,853.03); Payroll register: #51 (12/14/15 - \$11,966.92). Motion to approve from Mr. Edgerly, seconded by Mr. Fortin. Motion carries 4-0.
- D. Discuss acceptance of meeting minutes of December 14, 2015: Selectman Fortin noted that in New Business Item 5 that the minutes should reflect that the motion was made by Mr. Edgerly. Motion to accept the minutes with this change by Mr. Fortin, seconded by Mr. Johnson. Motion carries 4-0.
- E. Old business (Selectmen's Concerns from immediately preceding meeting): None
- F. Items of Communication:

The Town Manager passed out the updated Board meeting calendar to include June 27

The Town Manager updated the board on his follow up with Code Enforcement and DEP regarding a citizen's concern from the previous meeting.

The Town Manager mentioned that the Annual Audit is complete. Copies are available for the Selectman to review and discuss at a future board meeting.

The Town Manager reported that he had received 10 applications for a part time office position and will be conducting interviews on Tuesday December 29th.

G. New Business

- 1. 6 Month Budget Review: The Town Manager passed out and reviewed spreadsheets showing that the municipal budget is approximately 50% spent at the half way part with several line items paid in full for the year which bodes well for the next six months. Compared to the same time last year municipal spending is down by approximately \$150,000.00.

The Town Manager then explained that revenues are about \$600,000 behind last year as the State BETE reimbursement has not come in yet – worth approximately \$460,000.00. The Town has not borrowed money from the line of credit but Town Manager Curtis estimated that there is enough money in the bank to pay the next three warrants through mid-February. At that time the Town may have to hold the MSAD59 February payment of \$415,000.00 until the second half taxes are paid in mid-March. The Town Manager has discussed this with the school superintendent recently and will revisit this week.

Looking ahead to the next few months of budget planning board members offered their thoughts. Selectman Ducharme mentioned that it may be prudent to include some capital road projects this year.

Selectmen Fortin said he would only support that if it did not raise the tax rate which is currently \$19.50 per thousand.

2. Discuss Foreclosure Notices: The Board reviewed a list of the 62 notices that went out from the Town Office on December 23rd to property owners who risk having the town foreclose unless the 2013 property taxes are paid by January 26th, 2016. The Town Manager explained that the number of properties is normal and he expected upwards of 20 to actually be foreclosed upon. The board provided guidance that the Town Manager should work with property owners to get the back taxes paid and bring repeat offenders to the Selectmen for review. Mr. Ducharme mentioned that the Town needs to be diligent in its efforts to collect taxes as there is still a financial crunch and every taxpayer must do their part.
3. Discuss creation of a Minimum Lot Size Ordinance: The Town Manager mentioned that this proposal was reviewed by the Planning Board on December 22nd and met with their approval. The proposal creates a minimum lot size of 10,000 square feet, but would not apply to current lots – only lots going forward.

Code Enforcement Officer Bob Dunphy recommends the 10,000 square foot lot size as it is based on the average size of lots in the Madison village area. Motion from Mr. Fortin to move the ordinance forward for public review, seconded by Mr. Edgerly. Motion carries 4-0. The Town Manager will schedule a public hearing in the next few months.

H. Selectmen's Concerns: None

I. Citizen's Concerns: None

J. Executive Session to discuss an economic development matter pursuant to 1MRSA 405(6)(C): Motion by Selectman Fortin to enter into executive session, seconded by Mr. Johnson. Motion carries 4-0 and the board enters executive session at 7:20pm.

The Board ended the executive session at 7:42pm with no action taken.

K. Adjournment: Motion to adjourn at 7:43pm