Town of Waldoboro, Maine
Select Board Meeting
Municipal Building – 1600 Atlantic Highway
Tuesday March 22, 2022

1. **Call to Order**

   Select Board Chairman Abden Simmons called the meeting to order at 6:04 p.m. Select Board members present in person were Robert Butler, Jann Minzy, Jan Griesenbrock, and Will Pratt. Town Manager Julie Keizer was also present. A quorum was present throughout. Town Clerk Pam Jameson, Planning, and Development Director Max Johnstone were also present. The audience included resident, Freeman Zausner, Leslie Lorentzen, Bill Moody, and Keri Lupien. Nate Pool from the *Lincoln County News* was also present.

2. **Pledge of Allegiance**

3. **Presentations**

4. **Public Hearings**

   4.1 Medical Marijuana Ordinance

   4.1.1 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to open the public hearing on the Medical Marijuana Ordinance.

   4.1.2 Planning and Development Director Max Johnstone and resident Freeman Zausner expressed the need for the original ordnance to go back to the lawyer to have the language adjusted to the exact language needed for the Town of Waldoboro. Johnstone and Zausner asked for the item to be tabled until April 12, 2022 Select Board meeting.

   4.1.3 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to close the public hearing on the Medical Marijuana Ordinance.

   4.1.4 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to table the Medical Marijuana Ordnance until April 12, 2022 Select Board Meeting.

   4.2 Life Safety Ordinance

   4.2.1 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to open the public hearing on the Life Safety Ordinance.

   4.2.2 Planning and Development Director Johnstone presented the new Renter's Application, that will in essence take the place of the Life Safety Ordinance with adjustments. After much discussion, it was decided to create a sub-committee to create a satisfactory Renter's Application.

   4.2.3 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to close the public hearing on the Life Safety Ordinance.

   4.2.3 On the motion of Butler/Griesenbrock, the Select Board voted unanimously to appoint Minzy and Simmons to a subcommittee to create a renter's application.

5. **Adjustments to the Agenda**

On the motion of Butler/Minzy, the Select Board voted unanimously to add the following as adjustments to the agenda:
Under Consent Calendar - 9.2.6 Warrants #36, #37
Under New Business - 10.1 Waldo Theatre two one-day liquor license applications

6. **Citizen Comments**

Resident Bill Moody addressed the Select Board regarding the status of Friendship Street School. Moody questioned if the building was up for public sale and if so where in the process was it. It was explained to him that an advertised RFP was due by January 18 2022. Keizer told Moody that if he would like an RFP application that he may request one from Max Johnstone. After submitting a completed application, he then may be considered by the Select Board.

7. **Select Board Comments**

Minzy mentioned that the MVHS Players would be competing at Camden Regional High School in a One Acts competition this coming Friday night at 8 pm.

8. **Town Manager's Report - None**

9. **Consent Calendar**

On the motion of Butler/Griesenbrock, the Select Board voted unanimously to approve the consent calendar.

9.1. Approve Meeting Minutes: March 08, 2022

9.2. Financial Warrants & Reports:

- 9.2.1 Warrants - #35
- 9.2.2 Waldoboro HRA Operating Warrant – None
- 9.2.3 Waldoboro Water Department Operating Warrant – None
- 9.2.4 Revenue and Expense Report – None
- 9.2.5 Disposition of Records –None
- 9.2.6 Warrants - #36, #37

9.3. Correspondence None

9.4. Quitclaim Deed(s)/Discharge(s): None

10. **New Business**

10.1 New Appointment to the Sylvania Committee

On the motion of Minzy/Butler, the Select Board voted unanimously to approve the appointment of Carl Solberg to the Sylvania Committee.

10.2 Town Forest Treatment – Wooley Adelgids Beetles

Johnstone informed the Select Board that the Conservation Commission has received a $10,000.00 check from the Stephen & Tabitha King Foundation, which the commission planned to use for the hemlock tree beetle injection cost. Resident and Conservation Commission chair Leslie Lorentzen, further explained to the board the importance of these injections and that it will take potentially 7 to 10 years to save the hemlock trees

of Waldoboro. The cost of saving the trees is approximately $28,215.00. The Select Board asked where the remaining needed funds would come from. Lorentzen explained that the Commission is planning on fundraising the remainder needed. On the motion of Butler/Griesenbrock, the Select Board voted unanimously to approve the proceeds from the Stephen & Tabitha King Foundation to be spent on the treatment cost of the Hemlock Trees.

11. Old Business – VOA – AD Gray

Due to a scheduling conflict, the representatives of VOA could not make the meeting. They are planning to attend the next scheduled Select Board meeting.

12. Agenda items for next meeting

Downtown intersection discussion with the DOT
Outstanding resident Code enforcement issues
Medical Marijuana Ordinance

13. Adjourn as Select Board

13.1 On the motion of Butler/Griesenbrock/, the Select board voted unanimously to adjourn the meeting at 6:56 P.M. and move into executive session
Pursuant to 1.M.R.S. §405(6)(C) to Acquisition of real property or economic development.

Select Board
Town of Waldoboro, Maine

Abden Simmons, Chair

Robert Butler

Jan Griesenbrock, Vice Chair

Joanne C. Minzy

William Pratt