



TOWN OF WELLS

208 Sanford Road
Wells, Maine 04090

Offices of the
Town Manager and
Board of Selectmen

Tel: (207) 646-5113
Fax: (207) 646-2935
TDD (207) 646-7892
www.wellstown.org

AGENDA SELECTMEN'S MEETING Tuesday, December 4, 2018

5:00 PM Workshops:

1. **Town Auditor - Review of the FY'18 Audit**
2. **Conservation Commission Land Purchase Request.**
3. **Energy Committee Request for Professional Assistance to review possible two Solar Sites. (5:30PM).**
4. **Pine Ledge Road Project (6:00PM) – Neighborhood concerns with the project and suggested process to get the project completed.**

6:50 PM – Conservation Commission and Budget Committee Candidate Interviews

7:00 p.m. – SELECTMEN'S MEETING

MUNICIPAL OFFICERS BUSINESS / PUBLIC HEARINGS

1. Public Hearing continuation from November 20 postponed meeting to consider whether the Board should amend a Commercial Lease Agreement with Oceanside Rubbish dated October 2, 2014 regarding Town-owned property at the Transfer Station to revise provisions of said Lease relating to the assignment thereof.
2. Wells Elks Lodge 2738, 356 Bald Hill Road, Wells, application for a Blanket Letter of Approval to operate a game of chance. (R)
3. Good News
4. Open to the Public (10 minutes)

CURRENT AGENDA ITEMS

1. Review and action on Accounts Payable and Payroll Warrants.
2. Update, discussion and action on Committees, Projects, Issues, Purchases and Personnel:
 - a) Discussion and action on award of the Small Harbor Improvement Project Bid for the Western Shore Pier rehab work and to authorize the release of an additional \$10,000 from the Grant Match Fund (0013) through Public Hearing from this account to cover the balance of the project.
 - b) Discussion and action on Accepting the FY'18 Municipal Audit.
 - c) Discussion and action on scheduling a public hearing to release up to \$40,000 from the Open Space Fund to purchase 87.95 acres of land (Map 0060/ Lot 001) surrounding the Fenderson Commons from Mark Matthews off the Bald Hill Road which is assessed at \$270,430 for \$30,000 and \$10,000 for legal and title review.
 - d) Discussion and action on approving the Bike MS Great Maine Getaway bicycle tour through Wells for August 10th and 11th, 2019.
 - e) Discussion and action to set a public hearing date to release up to \$ 5,700 from the Emergency Facility Repair and Energy Efficiency Improvement Fund to engage TRC to further review solar sites in Wells.
 - f) Discussion and action to approve the 2019 Meeting Calendar.
 - g) Discussion and action on Updates, Personnel and Committee Assignments, Resignations and Issues.
 - h) Discussion and action to accept donations and bequests.
 - i) Discussion and action on approving minutes of November 7 and 20, 2018 Selectmen's meeting (5 mins.).

NEW BUSINESS

1. Open to the Public (10 minutes)
2. Town Manager's Report
3. Adjournment