



Town of Wells Maine
Harbor Advisory Committee
Meeting Minutes
Thursday, July 26th, 2018 - 5PM
Wells Town Hall
Sanford Road

Members Present: Town Manager Jon Carter, Chairman Mike Caplan, Francis Dudley, Ryan Liberty, Robert Hobbs, Kate Mooney, Dave Harrison, Scott Worthing, Charlie Bashaw, Selectman Dan Hobbs,, Harbor Master Chris Mayo, Assistant Harbor Master Kris Redman, Meeting Recorder Cinni Davidson

Excused: Selectman John Howarth, Frank Parillo

1. Welcome & Old Business-Mike Caplan, Ch.

- Stenciling the life jackets—Chris hasn't done it yet. The program is working well, lots of kids are wearing them.
- Ice machine—this is for the commercial mooring holders, included in their fee. It is working well and the ice is good quality.
- Sewage buoys—one is up in position. The Coast Guard let Chris remove the other one.
- Removing the piling. Thank you to everyone who helped remove it.
- Private moorings—there are 14 permits issued and 9 are installed. 4 more are opening up river. Chris is contacting people who haven't renewed yet.

2. Review and acceptance of June 21st, 2018 Meeting Minutes

The minutes were accepted as written.

3. Harbor Master Items

a. Commercial Dockage expansion project proposal (future SHIP grant)

We are running out of room at the main dock and need to expand the dock frontage to support our commercial fleet. Chris is proposing building off the side with 120' of floats with pilings and a gangway. This may be eligible for a Tier 1 BIG grant of \$60,000-85,000 and we can use CIP funds and matching grants. It would be for loading and offloading, not permanent tie-ups. There isn't much room there and it can get rough with the tides running. The old pilings are in the way and Chris will remove them. Chris can set up some floats with buoys and run a test. The consensus was that Chris should proceed with the test and the project.

b. Western Float status

Chris arranged for Pepperell Cove Marine to do the work. Some chains were recovered. All the floats are in. They couldn't find the helixes so they installed 6 new ones. Chris recommends going out to bid on installing the pilings.

c. Jet Ski Route

The safest route was discussed at an earlier HAC meeting and Chris spoke with Tony. Tony felt that it was softer for his clients to come into the beach instead of the dock. The jet skis were rerouted around the docks. When business picked up, Tony calculated that he was losing 10 minutes per trip with the extra routing. Security calls are done on Channel 16 by law, and that notifies commercial traffic that the jet skis are leaving the beach. Chris has law enforcement authority and anyone noticing a violation of the no wake zone should notify him ASAP. There haven't been any collisions during the 6 years Tony has been in business. Because of the impact on the business and the good safety record, Chris decided to reverse the earlier decision. As long as the security calls are made, everyone within sight will know that the jet skis are outbound. Chris changed the jet skis route with the addition of the security calls. We have a lot of commercial operators trying to make a living in a small harbor, and people need to cooperate. Chris is trying to make the harbor as safe as possible. The security calls are a must, and people are supposed to be monitoring their radios. The wake will continue to be a problem when the jet skis are going against the tide. Jon noted that the HAC met in February without Tony and decided to change the route. When Tony explained the financial impact to Chris they came up with a compromise. Mike said whenever there is an issue for the committee, the people involved should be at the meeting to participate in the discussion.

d. Trailer Parking

The BrewFest went very well. The trolleys moved 790 people from the Junior High lot. There were problems with the Pow-Wow and the Chamber has been notified that procedures must change next year. People have to man the trailer parking lot in addition to relying on the first responders. Chris is talking with Public Works to improve conditions next year. Better signage is needed for the restaurant parking spaces and for the entrances and exits. We may reconfigure the lot for pull in/pull out and maximize the space. HarborFest is next weekend and we expect it to go smoothly. The west end of the trailer lot will be reserved for handicap and elderly parking, and there will be some spaces within the park.

e. Current SHIP grant status (main pier rebuild project)

Chris has submitted the letters. Bidding is planned for August with construction in the fall or spring.

f. Safety update- rescues, child lifejacket program, lifeguards.

There were several rescues and one boat retrieval. One rescue was especially challenging, a non-verbal man with autism and auditory sensitivity was washed off the jetty. His helper jumped in after him and both began to panic with the outgoing tide. Chris was able to get them both into the boat and they were treated by EMS. Chris has a small ladder on the boat and would like to get a larger one.

Last Saturday a 16' aluminum boat was discovered on the beach. Chris called the Coast Guard and DMR checked the owner. Wells PD went to the home, the owner's friend had borrowed the boat, got stuck in the marsh and walked home without notifying the authorities.

The child lifejacket program is working well. Chris and Kris have been educating the families. Chris plans to buy more jackets. They are comfortable and the kids enjoy wearing them.

The new lifeguard captain is ex-Navy. The lifeguards have been working well and communicating with Chris. He has gone out on several shark sighting calls. There have been lots of seals and porpoises. The pump-out was replaced about 5 years ago through a DEP grant program. The plumbing has finally failed. MDEP gave Chris the preferred contractor who found that the system is located in the wrong place. A redo will cost \$31,000 to completely renovate the system including electrical and plumbing. The new system will be sized to handle future expansion at the harbor. Wells is the only state pump-out station between York and the Saco River. The State might take the old system back and Chris has requested 100% funding. Non-mooring holders pay a \$5 charge. The consensus was that Chris should apply for the grant. The advantages of having the system are sanitation in the harbor and the health of the shellfish program.

4. 2018 Boating Season

a. Currituck dredge final survey

The Currituck was here for 14 days. They did a lot of work at the end of the jetties, but the sand bar is still there. Some areas that were 11' are now 20'. Some funding for winter work might be available.

b. Private mooring program update

Stewart Marine in Saco is interested in being a preferred vendor for the mooring program. They will install and maintain moorings. They will come here and do one mooring, but they prefer to stack them. Chris will send their contact information to everyone on the private mooring list.

c. Maintenance update

- Deckboard replacement on the main pier. The boards will be delivered this week.
- Float maintenance is ongoing. Chris is ordering some chain kits.
- The main docks will be pressure washed and the gangways will be non-skid.
- Hardware replacement on the main pier with more rugged parts.
- Lighting: The Town is converting to LED for the cost saving. Jon authorized the purchase of a solar light for the main dock as a test. Kate asked for 2 lights at the entrance to the boat launch. Chris will replace them tomorrow.

5. Chairman's report

- Mike reminded the Committee about putting stickers on all watercraft. If a boat gets loose it will be easier to locate the owner.
- Eastern Shore parking lot for the marina: A dumpster is taking up one of the parking spots. Jon is looking into adding some parking spots. He instructed DPW to convert an RV spot into 2 marina spots.
- Parking for the charter operators. Their customers are allowed to park in the regular spots. There are 27 marina spaces, 7 for charter guests. We need to work with the Police Department on enforcement. Marina stickers let people park anywhere; beach stickers are just for the beach lots.

6. Friends of Wells Harbor

- The BrewFest was a great success. The Town handled parking and shuttle buses very well. The festival will be on July 13 next year with over 1,000 attendees expected and more food trucks.
- HarborFest will be next weekend organized by the Town, Rotary and the Friends of the Harbor. This is a free community event from 11-4 on Saturday.
- The art project is completed. It is a 3D totem with ceramic pieces mounted on a pole.

-Historic signage: the ideas are coming in and the first signs are in place. Construction of the trail begins in August from the kiosk to the edge of the marsh and towards Harbor Road. We are working on kiosks that tell the history of the marsh where people can swipe the QR codes on their phones.

-The Knights of Columbus are working with the Town to redeck the observation boardwalk. The gazebo needs some painting and new boards, and the pavilion needs a new ceiling.

7. Shellfish Commission

The hatchery building is up and running and the pump is checked daily. Seed clams will be set out in August. 100 licenses will be available this year. Wells Reserve is studying green crabs with 4 transponders and 4 receivers to monitor their activity. The crabs have been quite active and a lot of data is being collected. Signs are posted, if anyone catches one of the crabs, please return the transponder to the Reserve.

8. Open to the Public

-Kris Redman is doing a great job working with Chris at the Harbor.

-There was an objection to the tone of this meeting and a request for more civility. Conversations before the meeting could have resolved a lot of the issues.

-There was no handicap parking at the Harbor Concert during the weekend of the Pow-Wow, and it was difficult pulling a walker over the sand. There are many people using canes, walkers and wheelchairs who attend the concerts and provisions should be made for their parking.

-Kudos to Chief Vetre for doing a great job with the lifeguard program and his other contributions to the Town.

9. Next Meeting: Thursday, August 30 at 5 PM.

10. Adjourn: 7 PM.

Respectfully submitted,

Cinndi Davidson, Meeting Recorder

Accepted by,

Michael Caplan, Chair