



TOWN OF WELLS

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Wells, Maine 04090

Offices of the
Town Manager and
Board of Selectmen

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AGENDA SELECTMEN'S MEETING Tuesday, September 5, 2023

5:00 PM – EXECUTIVE SESSION - To hold an Executive Session, pursuant to 1 M.R.S. § 405(6)(A)(1), to discuss or consider the appointment, assignment, duties, demotion, evaluation, disciplining, resignation or dismissal of an individual or group of public officials, appointees or employees of the body or agency or the investigation or hearing of charges or complaints against a person where public discussion could be reasonably expected to cause damage to the individual's reputation or the individual's right to privacy would be violated.

5:15 PM – EXECUTIVE SESSION - To hold an Executive Session, pursuant to 1 M.R.S. §405(6)(C) with the Town Manager and attorney Scott Edmunds to discuss the condition, acquisition or the use of real property or interests therein or the disposition of publicly held property where premature disclosure of the information would prejudice the competitive or bargaining position of the Town.

5:45 PM – INTERVIEWS FOR VARIOUS BOARDS AND COMMITTEES

- **Michael Yorke:** Shellfish Conservation Commission
- **Shane Maxon:** Lodging Facility Advisory Committee
- **Phillip Breton:** Harbor Advisory Committee Term Renewal
- **Jim MacNeill:** Lodging Facility Advisory Committee Term Renewal
- **Shannon Pierce:** Energy Advisory Committee

6:00 PM – SELECTMEN'S MEETING

Pledge of Allegiance

MUNICIPAL OFFICERS WORKSHOP / BUSINESS / PUBLIC HEARINGS

1. Public Hearing on "An Ordinance to Amend the Charter of the Town of Wells to Convert the Position of the Town Clerk from an Elected to an Appointed Position".

2. Public Hearing on release of funds up to \$4,600 for the purchase of a Dog Licensing Program for the Town Clerk's office.
3. DCS Inc., dba: Stutesy's Pub & Grille, 52 Post Road, Wells, application for a full-time Malt, Wine and Spirits Liquor License. (R)
4. Richard M. Varano, dba: Billy's Chowder House, 216 Mile Road, Wells, application for a full-time Malt, Wine and Spirits Liquor License. (R)
5. Richard M. Varano, dba: Billy's Chowder House, 216 Mile Road, Wells, application for a Special Entertainment Permit. (R)
6. Brett Lord and Terri Lord, dba: Brettski's Beach Shuttle, 76 Eldridge Road, Wells, application for a Taxicab Business License. (N)
7. Wells Fire Department, 1563 Post Road, Wells, application for a Mass Gathering Permit for a Fire Apparatus Show and Open House to be held at the Wells Fire Department on October 7, 2023.
8. Good News
9. Open to the Public (10 minutes)
10. Department Updates

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 acceptance of a Subdivision Fire System Easement for Willow Bend Subdivision.
 - b) Discussion and action to accept a Harbor Management and Access Grant from the Maine Submerged Lands Program in the amount of \$15,000 for replacement and construction of Floats at Wells Harbor.
 - c) Discussion and action to approve the November 7, 2023 Special Town Meeting Warrant.
 - d) Discussion and action to approve Certification of the Referendum Questions for the November 7, 2023 Special Town Meeting.
 - e) Discussion and action on Updates, Personnel and Committee Assignments, Resignations, and Issues.

- f) Discussion and action to accept Donations and Bequests.
- g) Discussion and action to approve minutes of the August 15, 2023, Selectmen's meeting.

NEW BUSINESS

- 1. Open to the Public (10 minutes)
- 2. Town Manager's Report
- 3. Select Board Comments
 - a. Subcommittee Reports
 - b. Individual Select Board Member Comments
- 4. **EXECUTIVE SESSION** - To discuss the applicants to various boards and committees, pursuant to 1 M.R.S. § 405(6)(A).
- 5. Appointment of members to various boards & committees.
- 6. **EXECUTIVE SESSION** - To hold an Executive Session, pursuant to 1 M.R.S. §405(6)(D) to discuss with the Town's Negotiators the Status of the Ongoing Negotiations of Labor Contracts between the Town of Wells and the Wells Police Benevolent Association.
- 7. Adjournment