



TOWN OF CASCO

635 MEADOW ROAD
CASCO, MAINE 04015

11-14MEMO

To: Selectboard
From: Tony Ward, Town Manager
Date: 11-07-2023,
Re: Selectboard meeting 11-14-2023

Below are notes for agenda items for the November 14th meeting

5. Managers Update

- A. Simard and Sons is scheduled to begin fuel system replacement and upgrade on December 4. They anticipate installing the fuel tank on December 6th. Some Selectboard members inquired about DEF systems for the new fuel system. At this time, we will not be installing a DEF system because of the cost of these systems. A DEF addition would add an additional \$50,000 to the costs and these funds were not approved as part of the Town Meeting approval. Simard & Sons will install an underground conduit for a potential future DEF system installation.
- B. Glidden Construction completed the FY24 road projects in the last week of October. Due to cost overruns, the topcoats for Sunny Hill Road, South Casco Village Road and New Road will not be completed until FY25.
- C. We are bringing in consultants to conduct a complete energy audit of the Town's buildings and properties. This audit will include but not limited to the review of all lighting, heating, equipment usage and EV chargers. This review is completed at no cost to the Town and a complete list of recommendations provided for the Board to review. Included in your packet is a short on the rate we are currently paying for electricity (not delivery). I am seeking non-committed guidance on your interest in signing a new electrical agreement and/or for what duration. Once guidance is obtained, I can move forward with acquiring the required data for a future Board meeting.
- D. Town staff and I are working with engineers to review and recommendations for transforming "All the Ravan" into a meeting complex for Town Boards. We are also working with engineers on determining the feasibility of a public works site near the Salt/Sand shed or on the previous sludge site. Once these reports are completed, they will be forwarded to the Selectboard to provide guidance to myself and staff.
- E. Included in your packet are the updated rates for EcoMaine. The rate increase is substantial, but necessary for the continued operation of the

facility. As a part owner of EcoMaine, we understand the long term benefits of this facility and focus on minimizing land fill usage. I anticipate these rates increasing over the next few years because of continued infrastructure improvements being made for the long term.

Old Business

6. The Selectboard will discuss the status of the Comprehensive Plan.

The Comprehensive Plan Steering Committee completed its edits on the proposed Comprehensive Plan. I have forwarded you the link to the finalized product for review. We will be publicly posting on November 15th for the 30-day public review. I would anticipate conducting a joint public meeting on this in mid-December. The Planning Board would need to formally meet and recommend it move forward to the Selectboard. The Selectboard would then determine whether to place on a special Town Meeting warrant.

I anticipated Rae-Anne Nguyen and Vanessa Farr being present to answer any questions the Selectboard has regarding this document or process.

7. The Selectboard will discuss goals for FY24 and review of FY23 Goals.

Included in your packets are two attachments relating to this discussion. They include FY23 goals with completion goals highlighted and a list titled FY24 goals. This list includes items on the FY23 list not completed and a few items discussed at your previous meeting. At your last meeting, the Selectboard wished additional time for review and development of additional goals for FY24.

New Business

8. The Selectboard Will Discuss the role of a planner and possible opportunities for the Town.

At your last meeting, a dialogue began about the utilization of a Town Manager. Selectboard member Plummer stated he communicated with Casco resident Gene Watson who is a planner for the area community. Mr. Watson graciously volunteered to attend this meeting and provide any guidance to the Selectboard in this discussion.

9. The Selectboard will discuss year-to-date financials.

Included in your packet is the year-to-date financials based on a report dated October 31, 2023. The Town should be operating at 34.62% as the year-to-date percentage.

10. The Selectboard will consider appointments to the Open Space Commission, Zoning Board of Appeals and Planning Board.

The open position for these commission or board positions have been posted several weeks. To date that we received the following requests for appointment to the following boards or commissions:

Open Space-1 full vacancy

Jim Ashram

Calvin Wilson

Planning Board- 1 Alternate position

None

Veteran's Committee-5 Members

Elinor Withington

Zoning Board of Appeals

Geof Hancock

11. The Selectboard will discuss the status of the revaluation process.

Vision Governmental Solutions is still in the process of collecting data for the revaluation. They currently collected about 60% of the data with most of this data being waterfront properties. They currently have 5 employees collecting the data throughout the Town. They are currently focusing on non-waterfront properties. In the next few months, they are focusing their efforts on commercial properties and the area of Point Sebago and Club Sebago Association.

They are gaining entry 20% of the properties, which is about the current expected standards. They will be sending entry request letters in the spring. They will complete the revaluation as scheduled and in time for FY25 tax commitment.

12. The Selectboard will consider permitting Domestic Partner's onto Employee's Insurance.

Multiple Town employees recently communicated with me about Town allowing Domestic Partners onto their health insurance. Maine Municipal Health Trust does allow for Domestic Partners onto their health plans, if authorized policy boards (Selectboard or Council). If allowed by the Selectboard, employees would need to prove recognition by the State as Domestic Partners. Included in your packet is information on the Domestic Partner Registry and the required State form that must be completed and filed.

While short notice, I would request the Selectboard decide at this meeting or your December 5th meeting on authorizing this change in policy. This would allow legally recognized partners participate in this year's insurance renewal. The Town's open enrollment period is November 15th through December 15th.

13. The Selectboard will consider dedicating the concession stand at Casco Community Park to Clelie Welch.

Beth Latsey requests that the Selectboard authorize the dedication of the concession stand at Casco Community Park to Clelie Welch. She wishes to place a plaque on the concession stand that states "Clelie Concessions". Please see attached e-mail from Bet Latsey about this request.