

**Board of Selectmen Meeting
Meeting on July 06, 2022**

**The Board of Selectmen will hold a Meeting at
The Chebeague Island Hall on
Wednesday, July 06, 2022 at 6:00 PM**

- I. Call Public Meeting to Order**
- II. Public Comments for items not on the agenda for discussion not action.**
- III. Town Reports**
 - Town Administrator
 - Public Works Report
 - Harbormaster Report
- IV. Regular Business**
 - 22-063 To set one meeting a month for July and August.**
 - 22-064 To determine a charge for the Transfer Station Committee.**
 - 22-065 To hear an update on Chandlers Beach Stream and take any necessary action.**
 - 22-066 To discuss goals for July 20th Indian Point Road Workshop.**
 - 22-067 To start discussion about how to best seek grant opportunities.**
 - 22-068 To recap the June 29, 2022 Stone Wharf Meeting and take any necessary action.**
- V. Communications**
- VI. To approve minutes from June 15, 2022**
- VII. Items to be placed on a future agenda**

Town of Chebeague Island
192 North Road
Chebeague Island, ME 04017

Phone: 207-846-3148

www.townofchebeagueisland.org

Fax-207-846-6413

VIII. Executive Session pursuant to 1.M.R.S.A. §405(6)(A) Personnel; and take any resulting action, and 1.M.R.S.A. §405 (6)(C)- Acquisitions of Real Property and take any resulting action.

IX. Adjourn



Town of Chebeague Island

MEMO

To: Bo Beaupre, Chair and Members of the Select Board

From: Viktoria G. Wood, Town Administrator

Date: June 30, 2022

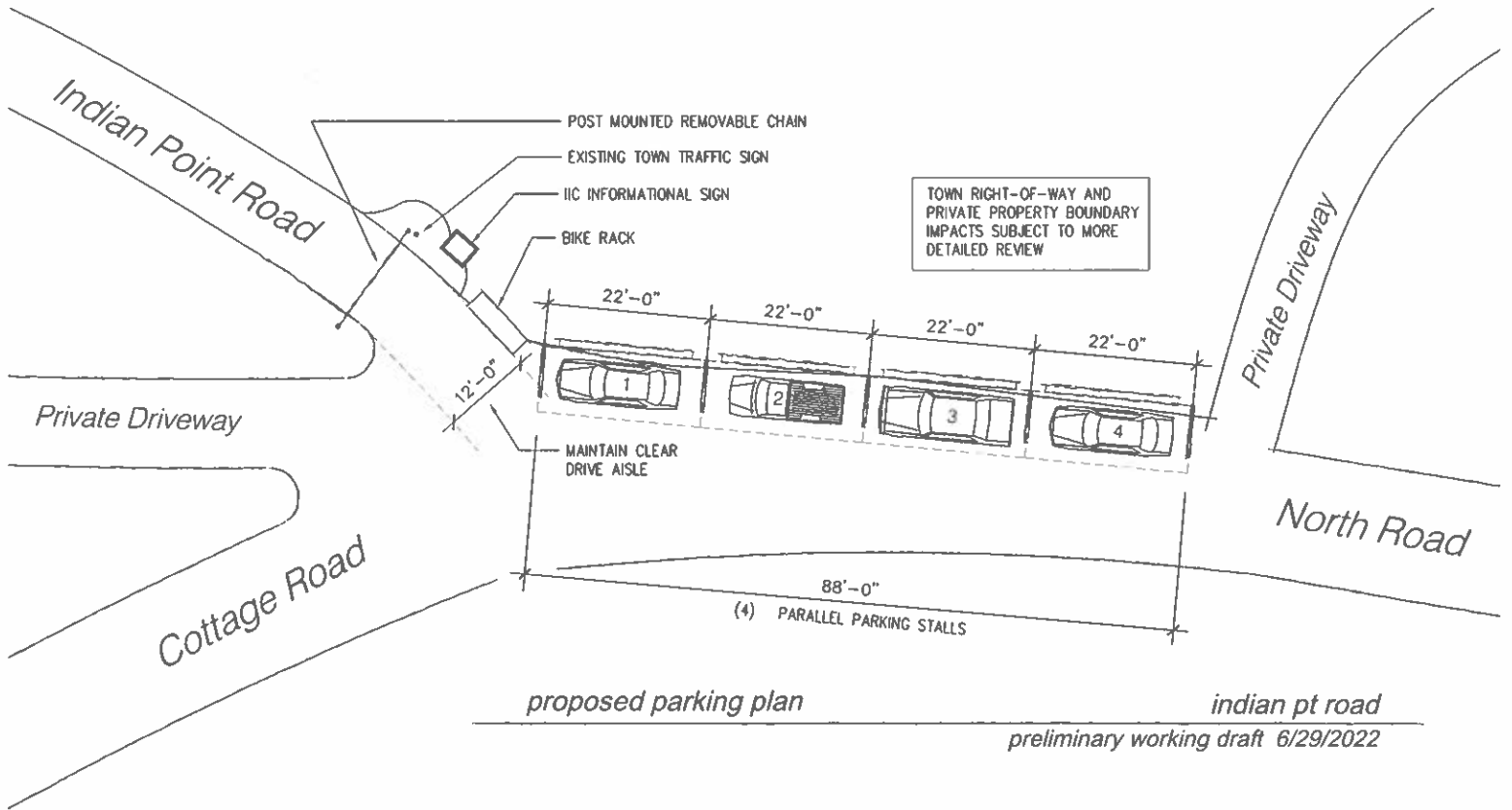
RE: Town Administrator Report

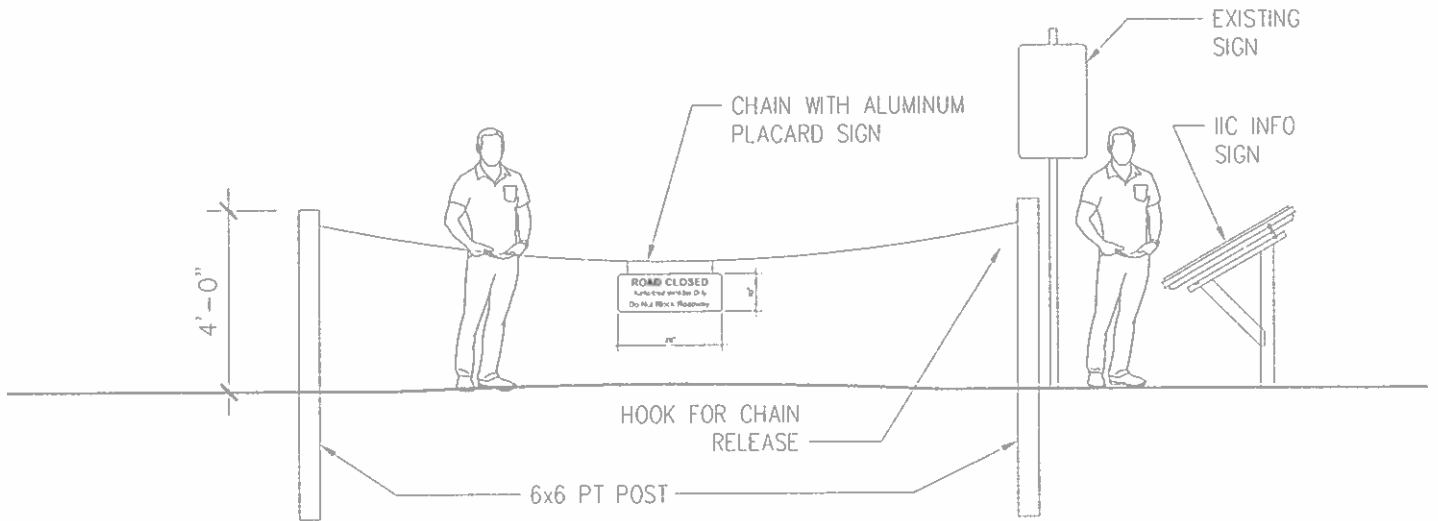
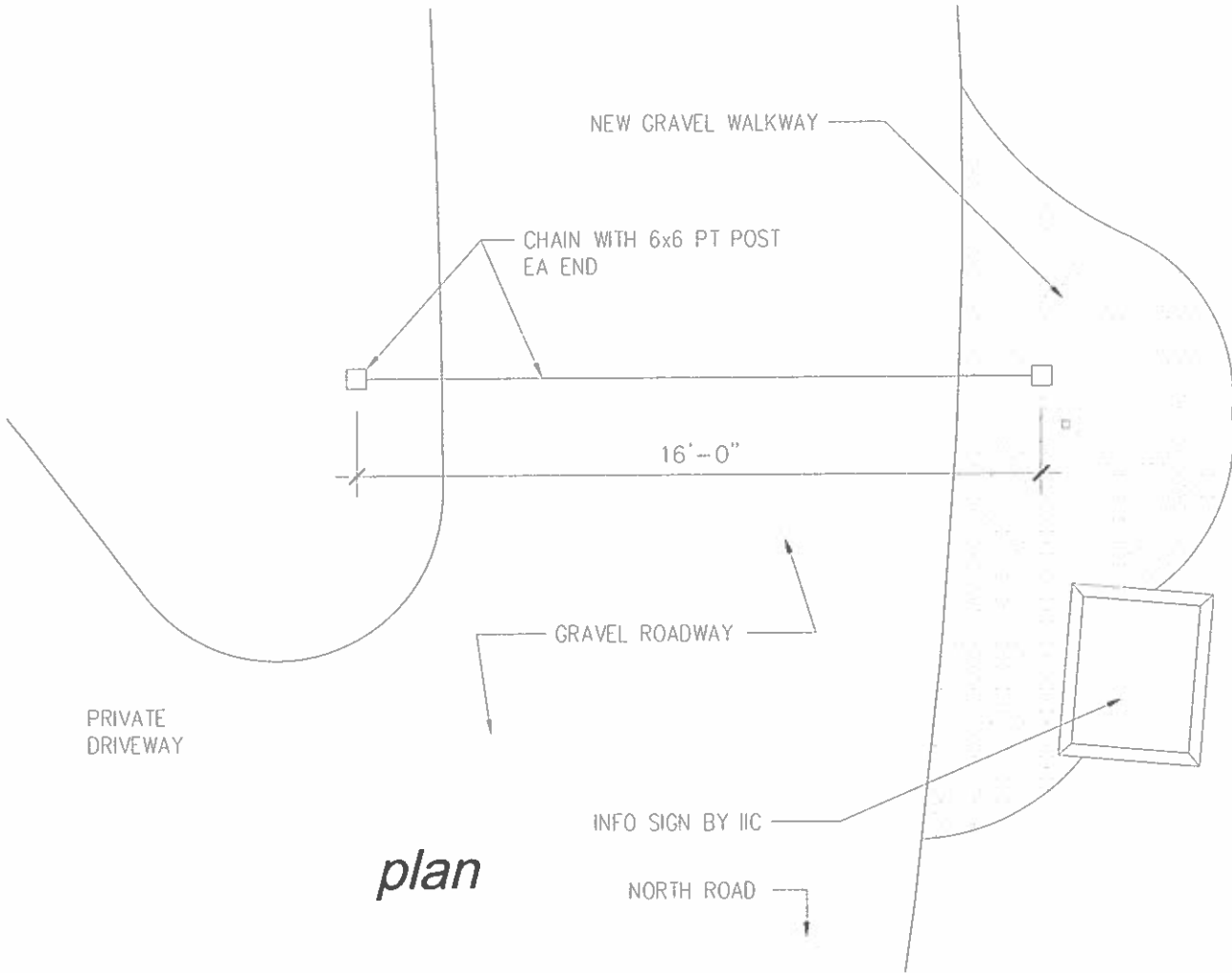
Welcome to the first meeting of Fiscal Year 2023

Hook Rd.- Hook Road remains closed to vehicular traffic. In order to avoid people parking in front of the driveway and leaving bikes in the way, we have moved 4 parking spots to the top of the road. Indian Island is purchasing sign, posts and chain to place across the road to help deter drivers. A bike rack was purchased to allow bikers a designated area to leave their bikes. Attached are some graphics showing the temporary efforts to keep the top of Hook Rd. organized and provide direction to the users.

Broadband- Connect ME has reached out with the paperwork and I have signed the Broadband Infostructure Grants contract. Broadband Committee is working at acquiring a pole attachment license.

Harbormaster Boat- I received an email from Genaro Balzano about signing an application to request a surplus vessel if available through the state. It appears to be a state agency for surplus property and it is donated to those that appl. I don't know much more information then that but am asking if this is an avenue you are interested in me perusing.





section

indian pt road

6/27/2022

Memo

TO: Town Administrator
CC:
FROM: Broadband Committee
SUBJECT: Current Broadband Situation
DATE: July 6, 2022

BACKGROUND:

The Town voted at the Town Meeting in December, 2021, to approve entering into a contractual agreement with Axiom Technologies to construct a fiber optic network serving every location on Chebeague and to authorize bonding of up to \$975,000 as partial financing. Thereafter, contracts for Construction and Operation were negotiated and approved by the Town Attorney and by the voters at the Town Meeting in June, 2022, and signed by the Town and Axiom Technologies. The Town also applied for and was awarded a grant of \$800,000 from ConnectMaine. The current situation of this project is as follows below:

THE GRANT:

Rules for these Infrastructure Grants allow the recipients to draw up to $\frac{1}{4}$ of the grant amount immediately on commencement of the project. The Town has signed and returned the necessary contract and Notice of Commencement to the State and requested \$200,000, which should be available soon. Up to a further $\frac{1}{2}$ of the grant amount can be requested as the project goes on, with the final $\frac{1}{4}$ available only after the network has been completed and tested. Funds can be requested at any time, but quarterly progress and spending reports are required,

STATE OF THE PROJECT:

The Town has applied to the Public Utilities Commission for a Pole Attachment License. This is free, and is basically a formality. It is our understanding that the PUC just wants to know about it if anyone is attaching anything to utility poles. The comment period for our application ends on July 8th, and we expect the license to be granted shortly thereafter. Details of the network design have been sent to Mission Broadband, who have been engaged to review and test the network on our behalf.

The next steps are :

1. To start the "Make-Ready" process, which involves the moving of existing cables on poles to make room for ours. Chebeague has 768 poles, and we will need a license from Consolidated and Central Maine Power for each pole. This has been a long and drawn out process for other municipalities. There is a charge for each license, and some poles may have to be replaced; although the timing is difficult to predict, these costs are included in the construction budget. There is also a requirement for a Letter of Credit in the amount of \$300,000. This is to protect the pole owners in case the attaching entity becomes insolvent, but there is no record this letter being drawn on in the case of any other municipality.

Donee Information

[Click to subscribe \(https://public.govdelivery.com/accounts/MEDGS/subscriber/new?category_id=MEDGS_C2\)](https://public.govdelivery.com/accounts/MEDGS/subscriber/new?category_id=MEDGS_C2)

DONEE NOTICE

- **The State of Maine Surplus Property will be reinstating it's in person Donee Viewing Days on the 3rd Friday of each month from April 2022 through November 2022. Any Pre -qualified/approved Donee may access the auction yard to view item(s) from 1-2pm on the 3rd Friday of the month. Donee Auction will take place at 2PM.**

[Donee Application \(#doneeapp\)](#)

[Donee Viewing List \(#doneeview\)](#)

[Auction Photographs \(/dafs/bbm/centralservices/node/33\)](#)

[Federal Surplus \(#federal\)](#)

[Property Available Donees Only \(#property\)](#)

Donee Applications

Please select one of the following forms.

[Authorized Representatives \(PDF\)](#)

<http://www.maine.gov/dafs/bbm/centralservices/sites/maine.gov.dafs.bbm.centralservices/files/inline-files/additional%20reps.pdf> - Update list of Donee representatives

[Donee Application word document \(DOC\)](#)

<http://www.maine.gov/dafs/bbm/centralservices/sites/maine.gov.dafs.bbm.centralservices/files/inline-files/Maine%20Surplus%20Property-GSA%20Application.docx> - this application will open as a word document

Print the application and complete.

NO PETS ALLOWED AT THE SURPLUS PROPERTY LOCATION

STATE OF MAINE

STATE AGENCY FOR FEDERAL SURPLUS PROPERTY

95 State House Station

Augusta, ME 04333-0095

Tel: (207) 287-2923

Fax: (207)287-3640

To those interested in the State Agency for Surplus Property:

The State Agency for Surplus Property in the Department of Administrative and Financial Services is responsible for the distribution and allocation of all surplus property. Surplus is federal personal property that is owned by the federal government and donated to various states through GSA (General Services Administration). The State Agency for Surplus Property acts as a clearinghouse to obtain donable property from all possible sources. Donable property is then allocated to all eligible donees through the systematic

review of requests and the assessment of each donee's level of need. The purpose of allocation is to achieve a fair and equitable distribution of surplus property to all eligible donees throughout the State.

Eligible donees include the following:

1. Public agencies, including public schools.
2. Nonprofit, tax-exempt organizations.

To be considered eligible, each donee must meet the requirements established by federal regulations. Each donee that is approved by the Manager will be eligible for all types of federal surplus property.

Eligible donees can obtain property by having the chief administrator, town manager, executive director, etc., complete the Application for Eligibility, Debarment and Assurance documents. Requests will be reviewed periodically as property becomes available. Allocations will be made on a routine basis to donees with the greatest need for a particular item and those with the earliest request. Property can also be obtained by "screening" at the agency's warehouse facilities. Screening includes looking at property, claiming it for a donee, and taking it back to the organization, town, etc.

If you would like to participate in this program and you think you are eligible, please complete the four forms attached to this letter.

Once the application is completed it must be printed then mailed or faxed to our office due to signature requirements. The Application for Eligibility needs to be renewed every 3 years.

REQUEST

If your application for eligibility is approved and you wish to request items such as trucks, loaders, generators or any other heavy equipment, please submit your request to the above address.

Do not list items such as desks, chairs, typewriters, etc., as they are readily available through our warehouse.

In accordance with Federal law and the General Services Administration's (GSA) regulations and policies, this institution is prohibited from discriminating on the basis of race, color

Donee Viewing

Official Notice of Policy Change

-The State of Maine Surplus Property will be reinstating it's in person Donee Viewing Days on the 3rd Friday of each month from April through November. Any Pre -qualified/approved Donee may access the auction yard to view item(s) from 1-2pm on the 3rd Friday of the month. Donee Auction will take place at 2PM.

Donees will be allowed to send in a silent bid submitted on their organizations letterhead. The bid must be received by 1:00pm on the day of the Donee viewing and Donee auction. Please click link to view full details of the policy change. [Official Notice of Policy Change \(PDF\)](#)

<http://www.maine.gov/dafs/bbm/centralservices/sites/maine.gov.dafs.bbm.centralservices/files/inline-files/Donee%20Purchasing%20of%20Auction%20items%20after%20the%20Donee%20Auction-Silent%20Bids.pdf>

[Donee Absentee Bid Form \(PDF\)](#)

<http://www.maine.gov/dafs/bbm/centralservices/sites/maine.gov.dafs.bbm.centralservices/files/inline-files/Donee%20Absentee%20Bid.pdf>

[Donee Auction Yard Access Policy Change \(PDF\)](#)

<http://www.maine.gov/dafs/bbm/centralservices/sites/maine.gov.dafs.bbm.centralservices/files/inline-files/Donee%20Auction%20Yard.pdf>

Emergency Sale Policy for Auction Property



Town of Chebeague Island Department of Public Works
49 Littlefield Road
Chebeague Island, ME 04017

Phone: 207-846-6419

ps1@chebeague.net

Fax-207-846-6413

June 2022

We spent a lot of time cleaning up the dump and stacking bulk wood in brush dump this month. Serviced both backhoes and small tractor. Replaced two failing hydraulic hoses on newer backhoe. Serviced all fire trucks and ambulance and pump tested fire trucks. Mowed big hill in dump and mowed and weed wacked around solar panels. Loaded two dumpsters with lobster traps. Put up and took down voting booths. Shimmed south road and fire house road for chip sealing. Sweeping all roads to be chip sealed and other roads if time lets me. Buried 3 animals with animal control officer. Do traffic control for chip sealing crew.

Public works

clerk

From: townadmin@townofchebeagueisland.org
Sent: Monday, June 13, 2022 2:06 PM
To: 'Chebeague Island clerk'
Subject: FW: Harbormaster/Shellfish Report

Next meeting



Viktoria G. Wood | Town Administrator
Town of Chebeague Island
192 North Road
Chebeague Island | Maine | 04017
P: 207-846-3148
E: townadmin@townofchebeagueisland.org
www.townofchebeagueisland.org

From: Genaro Balzano <genarobalzano@gmail.com>
Sent: Monday, June 13, 2022 12:03 PM
To: TownAdmin@townofchebeagueisland.org
Subject: Harbormaster/Shellfish Report

Harbormaster/Shellfish Report

Stone Pier

2022 tie up stickers are available at the town office.

The beginning of lobster season has congested the pier however all are working together to make these evolutions as smooth as possible.

Working with ACE to get the dredge company to come back and finish the turning basin in the fall.

The Inn has finally got their launch in the water which should ease congestion and confusion.

Moorings

2022 mooring applications are being received at a steady pace. July 1st is the deadline for mooring permits to be paid.

The 2 town rentals which are east of the inn have been put in and are now available.

Shellfish

Shellfish licenses are on sale in the town office. If needed outside of business hours please call a head or HM @ 233-1495. Sales are a steady pace as years past.

Chebeague is still closed to taking of Mussels, European oysters, Razorclams, Surf clams And carnivorous snails. Due to biotoxin

The Flats are still open for soft shelled clams(Steamers)

If anyone has any questions or concerns please contact me via telephone 233-1495 or email harbormaster@townofchebeagueisland.org or genarobalzano@gmail.com

Regards,

Town of Chebeague Island
192 North Road
Chebeague Island, ME 04017

Phone: 207-846-3148

townofchebeague@chebeague.net

Fax-207-846-6413

MEMO

To: Board of Selectmen
From: Vika Wood, Town Administrator
Date: June 29, 2022
Re: Chandlers Beach Update

Jim Butler and I have done some extensive research as it was requested to determine whether the stream is protected at Chandlers Beach, whether driving is allowed on beaches and what is required for permitting to add additional steps or ramp at the entrance of the path leading to Chandlers Beach. Below is some information that has been found that can be helpful for the board in making future decisions.

1. The stream is located in resource protection on the Towns official Zoning Map. This does mean that it is protected stream.
2. Chandlers Beach is listed in the States Sand and Dune mapping system as protected area. In addition to Jim's help, I have spoken to Peter Slovinsky from Maine Geological Survey to help me understand what other areas on the island may be protected and what it means when these areas are protected. I also spoke with Anna Smith from Southern Maine Regional DEP Office. To help clarify rules and enforcement for protected Sand and Dune areas. Those areas that are shown in red are in boundary D1 suggesting that they with the most stringent rules and regulations and are not to see any destruction to these areas. Considering that Chandlers Beach is protected in 2 different ways, it suggests that no vehicles should be driven through the stream.
3. Anna Smith informed me that DEP is in the works of addressing the issue of vehicles driven on beaches. This is easier to regulate if the town has a specific ordinance.
4. As far as additional steps or ramp placement at the top of the path to the beach, a decision needs to be made of what should be done. Due to the fact that this area falls within D2 Boundaries as protected areas, it does need to go to DEP for approval. With that we need to have a plan and drawings to show what is the proposed plan. Does BOS want steps, town owned ramp (questionable as to whether you may need a permit every time you place and remove) or a few stakes in the ground with rope for people to hold on to? Once there is a plan and permit by rule is filled out and submitted there is a 2-week window before work can begin.

From: Jim Butler <codeoffice@townofchebeagueisland.org>
Sent: Monday, June 27, 2022 11:30 AM
To: townadmin@townofchebeagueisland.org
Subject: Motor vehicles on Beach

Hi Vika,

I have done research on the Chandlers Cove Beach access topic. It is below:

Chandler's Cove Beach is listed on the state's Sand Dune Systems mapping and is a protected area. The town may permit vehicles on the beach if it issues a permit but generally vehicles are not allowed on the beach. Continued beach use will have an adverse impact on the sand dune system. Additionally accessing this part of the beach requires driving through a wet area which will only make erosion and tracking worse. I have attached the sand dune map from the Coastal Sand Dune Geology website. Below is the section from the State Statute that gives town authority to restrict vehicular access. I would suggest that signs get posted in this area.

§3853-A. Public beaches and shores

The municipal officers in any municipality wherein a public beach, shore or bank exists may grant a permit to persons to allow horses, cattle, sheep, swine, motor vehicles or motor driven cycles to enter upon such beach, shore or bank at the times designated on such permit. Anyone willfully permitting cattle, horses, sheep, swine, motor vehicles or motor driven cycles to enter upon such public beach, shore or bank without such permit shall be guilty of trespass and shall be punished by a fine of not more than \$20 or by imprisonment for not more than 30 days, or by both. [PL 1965, c. 355 (NEW).]

SECTION HISTORY
PL 1965, c. 355 (NEW).

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James D. Butler Jr.,

CFPE CFI-II CFPS

State of Maine TPI #179

State of Maine CEO #900

P: (207)-357-2551

ceo2551@gmail.com

Coastal Sand Dune Geology Map

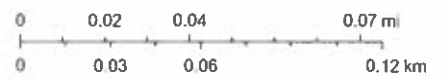


6/24/2022, 10:53:28 AM

Sand Dune Boundaries

- D1
- D2

1:2,257



Maxar, Microsoft, Esri, HERE, Garmin, GeoTechnologies, Inc., USDA FSA

**PUBLIC ACCESS EASEMENT
and
ROAD MAINTENANCE AGREEMENT**

This Agreement made this 24 day of June, 2002 by and between Indian Island Company, a Maine corporation of Yarmouth, County of Cumberland and State of Maine and Town of Cumberland, a municipal corporation of Cumberland, in said County and State.

WHEREAS, Indian Island Company owns land on Chebeague Island in said Town of Cumberland; and

WHEREAS, said Indian Island Company's land is crossed by a private way, Indian Point Road, used for access from the North Road to the Little Chebeague Island sand bar; and

WHEREAS, the parties wish to clarify public use and maintenance responsibilities in regard to said way;

NOW THEREFORE, the parties hereto hereby agree as follows:

1. The parties agree that Indian Point Road shall continue to be privately owned but Indian Island Company, in consideration of the following promises, hereby grants to the Town a public easement over said Road as shown on a plan entitled "Right of Way, Indian Point Road" dated July 15, 1998, prepared by Bruce R. Bowman, Inc.

2. The Town shall maintain said road as a public easement in its current unpaved state, but only after first crowning it out to a width of eleven (11) feet, more or less. The right of way is 25 feet with the improved portion extending no further than 18 feet. Ditches will be maintained on both sides of the road out to a distance of eighteen

(18) feet (9 feet from the center) for the first 168 feet. The ditch on the south side of the road may be continued to the top of the next hill. There will be no ditch on the north side of the road in the vicinity of the building next to the road where there is currently a fence. Starting at the top of the next hill, ditches on both sides of the road may be maintained at the discretion of the town. Culverts may be installed and placement of culverts will be at the discretion of the Town.

3. An unpaved parking and turning area for up to five conventional passenger vehicles shall be constructed by the Town at the "access point". The "access point" is the termination of the public easement as maintained by the Town.

4. All maintenance of the public easement will be performed at no expense to the Indian Island Company. No maintenance will be performed beyond the entrance to the Little Chebeague Island sand bar, the point at which the public right of way terminates.

5. This Easement and Agreement shall be subject to approval by the Cumberland Town Council and shall continue for so long as the Town shall use and maintain said road according to the terms hereof.

6. The Cumberland Mainland and Islands Trust, Inc., holder of a Conservation Easement dated May 14, 1999 on said premises joins herein to consent to this Agreement.

7. Permitted uses by the public hereunder shall be those defined in the aforesaid Conservation Easement with the Cumberland Mainland and Islands Trust, Inc., which is incorporated herein by reference thereto.

8. This agreement shall be construed according to the Laws of the State of Maine and shall be binding upon the parties hereto, their successors and assigns.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals all as of the day and year first above written.

Signed, sealed and delivered
in presence of:

INDIAN ISLAND COMPANY

Nadeen M. Daniels

By: Virginia M Ballard
Print Name VIRGINIA M BALLARD
Its President

[Signature]

TOWN OF CUMBERLAND

By: [Signature]
Print Name R. B. Benson
Its Town Manager

CUMBERLAND MAINLAND
AND ISLANDS TRUST, INC.

By: _____
Print Name _____
Its _____

8. This agreement shall be construed according to the Laws of the State of Maine and shall be binding upon the parties hereto, their successors and assigns.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals all as of the day and year first above written.

Signed, sealed and delivered
in presence of:

Madeen M. Daniels

INDIAN ISLAND COMPANY

By: Virginia M Ballard
Print Name VIRGINIA M BALLARD
Its President

R. B. Benson

TOWN OF CUMBERLAND

By: R. B. Benson
Print Name R. B. Benson
Its Town Manager

Louaine L. Carpenter

CUMBERLAND MAINLAND
AND ISLANDS TRUST, INC.

By: Robert A. Crawford
Print Name ROBERT A. CRAWFORD
Its President

State of Maine
County of Cumberland, ss.

June 24, 2002

Then personally appeared the above-named Robert B. Benson in his capacity as Town Manager of the Town of Cumberland and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of Town of Cumberland.

Before me,



~~Notary Public~~ Atty - At - Law
Print Name KENNETH M. COLE III
~~Commission Expires~~

~~Affix Notarial Seal Here~~

Received
Recorded Register of Deeds
Aug 03, 2006 10:08:09A
Cumberland County
John B O'Brien