

TOWN OF RANDOLPH
BOARD OF SELECTMEN
Tuesday, February 2, 2016
5:00 p.m.

BOS PRESENT:

Mark Roberts
Robert Henderson, Jr.

OTHERS PRESENT:

Lynn Mealey, Town Clerk
Mark W. Ferrante, Unison
Janet Richards, Tax Collector/Treasurer

Meeting was called to order at 5:02 p.m.

Mark Roberts made a motion to accept the **minutes of January 26, 2016**. Bob Henderson seconded the motion. **VOTE – UNANIMOUS.**

Mark Ferrante was on the agenda. He represents Unison and they are interested in our cell tower lease which is currently with American Tower and formerly Verizon. The Town currently receives a monthly lease payment of \$1248 but no rent-sharing of additional companies added to the tower. There are currently three companies renting space on the tower. (Verizon, US Cellular & T-Mobile). Unison would be interested in paying money up front and then sharing the rental money at a rate of 50/50 with the Town. Unison would also have a lease to the property and would prefer at least a 50 year lease or a “**perpetual lease.**”

Mark Roberts asked for a written proposal which will be done and he stated that the town will have to consult with their attorney on the matter. Mr. Ferrante left the meeting at 5:14

All Board members signed the **accounts payable and payroll warrants.**

They reviewed a report from Ellis Construction and Bob questioned the amount of salt purchased. Mark will call Ellis and ask some questions.

Lynn gave the Board the annual **Dispatch Contract (PSAP)** with the State of Maine for signature. The amount was a little less than last year. It is **\$10,622,000**. Mark signed the agreement which will be returned to the State, they will sign it and send us a signed copy for our files. The Fire Chief will be given a copy.

Janet Richards came into the meeting to present the Board with abatement requests that have been reviewed by the town’s assessor, Bill VanTuinen. Mr. VanTuinen gave his recommendations to the Board. The Board agreed with all of his recommendations.

Mark Roberts made a motion to grant an **abatement to Amber Hyatt of 10 Quigley Lane** in the amount of \$396. Bob Henderson seconded the motion. **VOTE – UNANIMOUS.**

Mark Roberts made a motion to **deny the abatement request of Zephyr Homes LLC** for property on Barber Road. (Land only). Bob Henderson seconded the motion. **VOTE – UNANIMOUS.**

Mark Roberts made a motion to **deny the abatement request of Bayview Mortgage at 35 Hillcrest Avenue.** Bob Henderson seconded the motion. **VOTE – UNANIMOUS. Since the request, this property has been sold.**

Mark Roberts made a motion to **deny the abatement request for property at 13 Parkwood Drive** (Obie). Bob Henderson seconded the motion. **VOTE – UNANIMOUS.**

All paperwork was signed.

Janet reported that as far as the **direct deposit**, the bank had come back and agreed to waive the monthly fee and charge only \$0.12 per check. She polled all six weekly paid employees and only one was a definite yes. It was decided that we would not go with the direct deposit for payroll at this time as she did not want to do it for only some of the employees and not everyone.

Mark asked about Bob St.Pierre and his reporting of progress on 21 Kinderhook Street. They received a letter from the attorney asking for certain documentation before the court date of **February 22, 2016 at 3:00 p.m.** in Kennebec District Court. Bob has not provided a report but will be asked to do so for the next meeting.

There is a new sign on the front lawn of the property stating that it is for lease to own. This was probably what was in the package that was delivered and was sitting in the front doorway last week. Bob Henderson said that they (the property management company) had asked permission to remove one of the blocked entrances, to go inside and take pictures.

They Board discussed that Bob St.Pierre CEO should be at the court hearing. Mark and/or Bob will try to attend also.

Bob asked Mark if he had heard anything regarding updates on the upcoming DOT project on Route 27. There has been no further contact by DOT. Bob asked about the property owned by RH Foster on the corner and the adjoining lot. It needs to be determined if this is listed as two separate lots or one for the “curb cuts”.

Bob Henderson made a **motion to adjourn** the meeting. Mark Roberts seconded the motion. **VOTE – UNANIMOUS.**

Meeting was adjourned at 5:49 p.m. Next regular meeting will be Tuesday, February 9, 2016 @ 5:00 p.m.

Respectfully submitted,

Lynn R. Mealey, Town Clerk