

APPROVED

**Town of Bradford
Board of Selectmen Minutes
@Bradford Community Center Building
Thursday, January 18, 2024 @ 5:30pm**

Item 1. Open Meeting. Chairman Hanson opened meeting at 5:30pm.

Item 2. Executive Session: 1 M.R.S.A. 405 6(A) PERSONNEL ISSUES:

A. Interview Town Manager Candidate.

Chairman Hanson made a motion and Selectman McCarthy 2nd to go into executive session under 1 MRSA 405 6 (A) for interviewing a Town Manager candidate, at 5:31PM. All in favor.

Chairman Hanson made a motion and Selectman McCarthy 2nd to come out of executive session at 6:35PM. All in favor.

No action taken.

Item 3. Approve Minutes:

A. **January 4, 2024.** Selectman Nevells made a motion and Selectman Oakes 2nd to approve the minutes, as written. All in favor.

B. **January 11, 2024.** Chairman Hanson made a motion and Selectman Nevells 2nd to approve the minutes, as written. All in favor.

Item 4. Treasurer's Warrants:

A. **Payroll: #2, 3.** Chairman Hanson made a motion and Selectman McCarthy 2nd to approve warrant numbers 2 and 3. Four in favor. Selectman Oakes abstained.

B. **Accounts Payable: #95, 96, 1, 4.** Selectman Oakes made a motion and Chairman Hanson 2nd to approve warrant numbers 95, 96, 1, and 4. All in favor.

Item 5. Open Session. None.

Item 6. Road Commissioner's Report. (Taken out of order – After Item 11A.) Earl Parfitt came to discuss the condition of the Middle Road bridge and the best way to repair it. He stated it is NOT cracked in the middle, it is built that way, with a “seam” down the middle. He also stated it is only four inches thick with wire mesh on the bottom, and it should be 8-10” thick, with rebar throughout. He commented the best way to repair it, would be to add 6” of concrete, with rebar, over the top of the existing structure. He stated the under beams are in good shape, and painting or fluid film are options but not completely necessary. Manager was directed to prepare an RFP for contractors to bid on for this repair.

Manager asked about how many loads of pure salt does the board want to allow the plow contractor to have and when should it be purchased. Reviewing the previous year, it appears there was the purchase of one load per month. Board felt contractor should have whatever he needs, when he needs it to keep the roads safe for winter travel.

Item 7. Select Board Priority Topic:

A. **Levi** – Inquired if the tax issues are being addressed by the new assessor. There should be a paper trail for new construction and if not, the Code Enforcement Officer should be doing a follow-up with individuals that have not obtained building permits.

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There was an acknowledgement that Desi Murray is the new fire chief. Asked for future monthly reports from other committees.

- B. **Carlene** – None.
- C. **Ed – (Took Item 12A out of order.)** Proposed asking the assessor for a target date or a deadline for the untaxed properties to be updated and supplemented. Manager stated there was some issues in the office and Manager has asked for the current assessor to be replaced by another individual in the company.
- D. **Julie – website.** Stated she had a quote from Jarod for the new website. He seemed to be reasonable in cost and was very responsive to inquiries.
- E. **Errol – Jones Road land, properties not assessed, health officer garbage issue, holding tank.**

Item 8. Old Business:

- A. **Update from Attorney regarding dates of Moratorium renewal, etc.**

Item 9. New Business:

- A. **Budget.** Passed over.
- B. **Update Scholarship form.** Manager inquired if there were any changes to be made to the scholarship application. Only request was to add “technical” in front of school, like NTI. Manager will respond to the school with requested change.

Item 10. Additional Agenda Items. None.

Item 11. Committee Reports:

- A. **Planning Board/CEO. (Taken out of order – after Item 5.)** Joyce Dyer, chairman of Planning Board, was present to discuss possible issues and questions about the revision of the Land Use Ordinance. Some questions were related to “transient” individuals, or requiring the landowner/homeowner to be present on the land/home when Accessory Dwelling Units or Additional Dwelling Units are located on the premises. Planning Board will continue to discuss and provide Board with a complete set of questions to be presented to the Town’s Attorney. There were some questions regarding the moratorium extension – which will need to be completed prior to the Annual Town Meeting. Manager was directed to contact Town’s Attorney for a timeline for public hearing and extension vote by the Board.
- B. **Future Fire Station Committee.** None.
- C. **Recreation Committee/Bradford Days Committee.** None.
- D. **Fire Department.** None.
- E. **Town Manager.** None.

Item 12. Executive Session: 1 M.R.S.A. 405 6(A) PERSONNEL ISSUES.

- A. **To discuss Town Manager applicants & contract.**

Chairman Hanson made a motion and Selectman McCarthy 2nd to go into executive session under 1 MRSA 405 6 (A) to discuss Town Manager candidates and contract at 7:45PM. All in favor.

Chairman Hanson made a motion and Selectman McCarthy 2nd to come out of executive session at 8:43PM. All in favor.

Chairman Hanson made a motion and Selectman Oakes 2nd to offer the position to Christopher Reardon. All in favor.

(Returned to Item 7c.)

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Item 13: Adjourn. Selectman Surette made a motion and Selectman Oakes 2nd to adjourn. All in favor.

Respectfully submitted,

Lois A. Jones
Town Manager

Approved on _____, 2024 by:

Chairman Errol Hanson

Julie McCarthy

Edward Nevells

Levi Surette

Carlene Oakes