

# MINUTES

For a regular meeting of the Pittsfield Town Council held on Tuesday, August 19, 2008 at 7:30 pm in the Council Chambers.

**PRESENT:** COUNCILORS: Mayor Tim Nichols, Deputy Mayor Wayne Fotter, Michael Gray, Gary Jordan, Jr. Donna Chale, Michael Cianchette and Louise Baker. **ABSENT:** None. Also present: Town Manager Kathryn Ruth and Town Clerk Nicole Nickolan. Audience members included: Donnie Hallenbeck, Mike Lange, Scott Monroe, Leola Moody, George Moody, John Thornton, Donna Hodges, Dwayne Ames, Stan Kitchen, Clem Spencer and others.

1. **Mayor Nichols** opened the meeting by leading the **Pledge of Allegiance**.
2. **Adoption of Minutes** of the Regular Meeting on July 29, 2008.

Moved by **Councilor Cianchette** and seconded by **Councilor Baker** that the Minutes of the Regular Meeting on July 29, 2008 be adopted.

**VOTE: UNANIMOUS AYE**

### 3. **PRESENTATIONS, CONGRATULATIONS AND INTRODUCTIONS:**

1. Review of Energy Resources: Keeping Pittsfield Warm Resources: Electrical, Fuel, Telephone & Weatherization Assistance

This presentation is a summary of the services, which are available to income eligible seniors and other individuals in the community. The Town of Pittsfield has been the site for the Somerset County Transition Team meetings since the group was established earlier this year. As a member of the Transition Team, extensive resources are available to our community.

For many years, we have utilized checklists to assist those who need services during the winter beyond the Town's General Assistance Program. As a member of the Transition Team, we hear first hand about the services, which is a step beyond providing contact information to residents needing assistance. This type of information is invaluable.

We have expanded the checklist to include a description of the programs in the areas of electrical, fuel, telephone and weatherization. In addition, we are seeking permission to collect donations to have a special fund to utilize for heating for those who do not qualify for general assistance, however, need emergency one-time assistance.

2. Review of 2-1-1 Get Connected. Get Answers, United Ways of Maine – Ingraham

The 2-1-1 Get Connected. Get Answers is a great resource. The Handouts are out on the table this evening. This material has been advertised in the past. This is invaluable for those who find themselves in an emergency situation or needing assistance and not knowing who to call.

3. Review of other programs such as Serve New England and Maine Senior Farm Share Program

Serve New England: This is a Food Cooperative for volunteers. This has been advertised in the past and would be invaluable to some families to decrease expenses so that more funds can be utilized for fuel. The program is designed to promote volunteer service by offering a 50% discount on groceries, meat and vegetables. People volunteer 2 hours of their time each month to a worthy cause, document it, order food packages each month and go to the delivery site each month and pick them up. The closest delivery site is Waterville. I have had a host site before - the program works really well and people rave about the products and the savings. For more information, people can go to [www.servenewengland.org](http://www.servenewengland.org)

Maine Senior Farm Share Program: Valuable program reviewed last year which providing Seniors with \$50 worth of free vegetables and fruits from participating farms. For more information, people can go to [www.getrealmaine.com](http://www.getrealmaine.com)

All of the information reviewed tonight will be on the Town's website under the Energy Category on the left-side of the home page.

4. **PUBLIC HEARINGS/OLD BUSINESS:**
5. **REPORTS: TOWN MANAGER, FINANCE, ORDINANCE & RECYCLING COMMITTEES:**

### **Town Manager's Report: Town Council Meeting of 08/19/2008:**

**1. The FYI Folder:** The FYI Book contains the following items this week: LIST READ

**2. Community Pool:** The Children's Swimming Lessons and Public Swim are winding down this week. If anyone has not been done to the spiffy new pool, please check it out. The bathhouse has been under construction since last month and with the roof on it, looks great. The next projects to complete the large patio area once we shut down the Swimming Program and then implement all of the grant funding to complete the lighting, install new security fencing and paving. We have landscaping donations now so that will be taken care of by businesses and community groups. The Town is still raising funds for the new pool complex and completing projects as we raise funds.

**3. Somerset County Transition Team:** The next meeting of the group which functions as a clearing house of information, sponsors job fairs with other entities and provides a strategy to address layoffs will be meeting on Wednesday, October 01, 2008 from 9:30 am – 11:00 am in the Town Council Chambers.

**4. Pittsfield Farmers' Market:** The Farmers' Market is going strong rain or shine from May 1 – October 30 at Hathorn Park every Monday and Thursday from 2:00 p.m. – 6:00

p.m. Several Farms are involved. More information is available from [www.pittsfieldfarmersmarket.org](http://www.pittsfieldfarmersmarket.org) or you can pick up a brochure at the Town Office.

**5. Pittsfield Area Energy Forum:** The second Annual Energy Forum for this area will be held on Monday, 09/29/2008 from 6:30 pm – 8:30 pm at Vickery School Gym. The Keynote Speaker, back due to popular demand will be Dick Fortier, the Solar Program Manager with the PUC. Mr. Fortier will explore all of the energy resources available from the PUC which is quite extensive.

We will have booths and displays again from local companies, CMP, Skills, Inc., Pennywise and others on how to save energy, energy resources and general conservation. Of course, we will have our regular recycling and re-use focus. This session has the potential of really being packed due to the current energy prices. This will be our Fall Community Forum.

**Finance Committee:** No Report.

**Ordinance Committee:** No Report.

**Recycling Committee:** No Report.

## 6. NEW BUSINESS:

- a. **ORDINANCE 08-15:** (To be set to Public Hearing 09/02/2008) That the Town Council hereby Ordains to amend Chapter 13B. Site Plan Review Ordinance, Section 9. Approval Standards and Criteria, Subsection 9.16 Hazardous, Special and Radioactive Materials as attached.

Moved by **Councilor Cianchette** and seconded by **Councilor Gray** that Ordinance 08-15 be set to public hearing.

The Town Manager noted this ordinance amendment would align the property line setback for propane tank installation to agree with the National Fire Protection Association's Code #58. Therefore, the setback requirement for the Town would be the same as that currently enforced by the State of Maine.

The Ordinance Committee recommended at their 07/15/2008 meeting that the Town follow NFPA #58 or the State enforced code.

The Planning Board held their public hearing and concurred with the proposed amendment at their 08/11/2008 meeting.

Under the Zoning Ordinance, the Town Council's public hearing has to be at least 2 weeks after the Planning Board Meeting, therefore, it would be set to the next meeting.

**VOTE: UNANIMOUS AYE**

- b. **RESOLUTION 08-112:** Resolved that the Town Council Accept the bid of Haley Construction of Sangerville, ME in an amount not to exceed \$173,168 for the Repair and/or Replacement of Sewer Mains and Manholes on sections of Main Street, West Street and Hamilton Cross Country and Authorize the Town Manager to execute the contract for same.

Moved by **Councilor Cianchette** and seconded by **Deputy Mayor Fotter** that Resolution 08-112 be adopted.

The Town Manager noted the bids were due Monday, 08/18/2008. A copy of the tally sheet and the actual bids were on your desks. We are on an accelerated schedule due to the importance of the projects being completed and fortunately, received 6 bids. Bids ranged from a low of \$173, 168 to a high of \$319,051.32.

I had taken the average of the projected costs from the 4 engineering firms that we had interviewed to come up with the budget of \$208,875.

Due to the fact that we can not camera some of these areas as we can not get through the lines, we have the potential for making changes to the lines in the field and that will mean the potential of issuing change orders. In the bid is a list of other costs requested of each of the bidders due to the type of issues that we can run into, so we have already solicited bid prices beyond what the engineer can determine from the sites. This was on a list called "unit price provisions for potential changes to scope."

Under the bid policy (due to the fact that we have already solicited the bid prices for additional work) I would have the ability for change orders up to \$5,000 if that is permissible. Normally, I would bring items to the Council, however, the sites will most likely be open and I do expect these to be challenging projects.

For these particular projects, we are looking at significant problems:

First project – Main Street – has backed up before. This is on private property and we have not had the ability to fix it. We have all the easements to the homes. While at the recent pre-bid meeting, the engineer revised the project to try to move the line away from the homes.

Second project – West Street – has had problems over the years and we have replaced pieces. We need to fix this once and for all.

Third project – Hamilton Cross Country – the line is actually now out of the ground in the form of a triangle. We still do not have all the easements but we are working on the verbal permissions.

These are the priority projects to fix. We do know that this is just the tip of the iceberg on sewer lines to repair and will know more once we receive the results of the Sewer Flow Study under commission from Oliver Associates.

At the last Council Meeting, the Town Council approved the Request for Proposals for borrowing for the financing of the Repair and Replacement of Sewer Facilities in an amount not to exceed \$208,75 and authorized the Town Manager and Assistant Treasurer to seek bids. The bids were due late last week. We received 3 bids ranging from a low of 3.9020% to a high of 4.40%. Merrill Bank had the low bid. I consulted with the Mayor and under the special language approved by the Council to deal with this time-sensitive work, the low bid was accepted. The Maine Bond Bank's last issuance started with a low of 4.15 – 4.90% so this is a really good bid.

**VOTE: UNANIMOUS AYE**

- c. **RESOLUTION 08-113:** Resolved that the Town Council Authorize the Request for Proposals for the Safe Routes to School Sidewalk Project, Phase II including any necessary revisions and to Authorize the Town Manager and Public Works Foreman to seek bids for the same.

Moved by **Councilor Chale** and seconded by **Councilor Jordan** that Resolution 08-113 be adopted.

The Town Manager noted the Town Council has received numerous updates since the Town was authorized to proceed on this very important grant project in January of 2008. There is a lengthy checklist of procedures to follow as the funding is passed down to the State from the Federal government. The Town received all of the necessary approvals, actually in record time and we were even complimented by MDOT. Then during the completion of the construction documents, MDOT felt that it was important to have curbing for the entire length of the project rather than the partial curbing that we had applied for in the grant. As we had not applied for this much curbing, MDOT recommended that we apply for an additional \$10,000 for the project, to include traffic control and other components that we had not included as we planned to complete the project during the summer when school was out. If the project was done during the summer, we perceived there would be less costs and it would be safer.

We filed for the grant amendment and while it was being processed, MDOT's bids for paving came in at extremely high prices. Now everything is on hold.

The project is 476' of 5' wide sidewalk construction, curbing and a crosswalk as well as related drainage. The project will connect the sidewalk by Warsaw School, which was Phase I to the Vickery School.

This agenda item is to have approval of the bid package so that if we are authorized by MDOT to proceed forward, we can go. If the project is released, it will be very late construction. We may end up bidding it out in late Winter/early Spring for 2009 construction.

**VOTE: UNANIMOUS AYE**

- d. **RESOLUTION 08-114:** Resolved that the Town Council Approve the Request for Proposals for Removal of Trees and Stumps and Authorize the Town Manager and Public Works Foreman to seek bids for same.

Moved by **Councilor Cianchette** and seconded by **Councilor Baker** that Resolution 08-114 be adopted.

The Town Manager noted this is our yearly bid. We utilized the Project Canopy Street Tree Inventory which lists the trees to be cut in priority categories. Also included are trees which the Town or residents have referred which we have found to be detrimental. The inventory was completed in 2006 and has been used since then.

**VOTE: UNANIMOUS AYE**

- e. **RESOLUTION 08-115:** Resolved that the Town Council Waive Chapter 2. Administrative Code, Article 1. Section 106. Regulations of Bids and Contracts for the excavation and paving costs from an emergency sewer and water project.

Moved by **Councilor Jordan** and seconded by **Councilor Cianchette** that Resolution 08-115 be adopted.

The Town Manager noted as reported at past Council Meetings, the Town has started repairs of various sewer problems in Town as we were able to proceed further on the Water Meter installations. In addition, we found some serious problems that needed resolution quickly. This is all part of our DEP Action Plan – install new water meters, obtain accurate readings, start to fix problems, and set up a long-term rehabilitation plan.

The larger crucial projects went out to bid with a bond. The smaller crucial projects have been completed after receiving quotations and have been paid for through the sewer enterprise account.

We fixed a few of the smaller problems that were the worst. Then we went to what should have been a simple project to find most everything under the ground. The more that was done to fix the problems, the more problems were found and the whole area was dug up. No one felt comfortable leaving the area open and barricaded off or covering it up and going back four weeks later.

The work was excellent and we had quotations – everything just ended up being so much more than what was first projected due to all the problems listed in the Assistant Water/Sewer Superintendent's review:

A water line had to be replaced; the sewer line was actually running uphill which is why it was backing up; when the sewer line was fixed properly, then the 3 lines hooked to it all had to be fixed; the lines in some cases were running up the middle of driveways which were all dug up and the saga continues. From implementing several projects this summer, it is clear that the Town did not install many lines in the ROW

**VOTE: UNANIMOUS AYE**

- f. **RESOLUTION 08-116:** Resolved that the Town Council Approve Sewer Abatement 2008-01 and Sewer Abatement 2008-02.

Moved by **Councilor Cianchette** and seconded by **Councilor Chale** that Resolution 08-116 be adopted.

The Town Manager noted a very unusual problem was located in which 2 homes were never hooked to the sewer system and had been paying sewer user fees all these years. The situation has been addressed and they just got hooked up, however, they should have a rebate, as there was no service provided to their properties. The amounts of the abatements are \$227.91 and \$363.80.

**VOTE: UNANIMOUS AYE**

- g. **RESOLUTION 08-117:** Resolved that the Town Council Accept the bids for the Town owned used equipment on an as is, where is, as seen basis.

Moved by **Councilor Cianchette** and seconded by **Councilor Baker** that Resolution 08-117 be adopted.

The Town Manager noted the bids that should be accepted are:

Osh Kosh Snowblower	Warren Nuite	\$2,625.00
1988 Chevy 1 ton w/plow	Douglas Knowlton	\$ 350.00
1086 Ford Ambulance	Douglas Knowlton	\$ 350.00

If you concur, we would like to have the other two hauled off for scrap metal. The Council agreed that this was a good idea.

**VOTE: UNANIMOUS AYE**

## 7. **DISCUSSION ITEMS:**

Financial As Listed Below:

A. Financial Reports as of 07/31/2008:

Budget Expenditure Report  
Revenue Collections Report  
Tax Acquired Property Report  
Economic Development Revolving Loan Update  
Housing Revolving Loan Update  
Transfer Station/Recycling Monthly Report  
Theatre Monthly Report  
Excise Tax Collections Comparison Report  
Personal Property Tax Report  
Real Estate Property Tax Collection  
**Briefly Reviewed by Town Manager**

B. Other Reports as of 07/31/2008:

Building and Plumbing Permit Reports  
Library Report – Librarian’s and Library Trustees Minutes  
Police Report  
**Not Reviewed - Self-Explanatory**

Discussion Items:

1. Update on Water Project: Water Meter Replacement and Automated Meter Reading System (AMR)

Installation of the water meters continue. As of 08/15/2008, we are 67% completed.

The older Sewer Collection System is failing. The Treatment Facility has sludge in it from over 30 years and needs to be cleaned out. We have some massive

undertakings coming up. The Town has been unable to fix these items as the system can not be supported with the current revenue.

The Water System requires major infrastructure updates, however, at this time, of a lesser magnitude.

The Water and sewer bills are generated from usage read by the water meters. The old water meters consistently malfunctioned, generally in the favor of the customer. We did not feel comfortable putting several rate increases in place to fix all of these problems until the readings were correct. The Town started to undertake a large project for a Town of this size – to replace the meters.

Master meters for the Mobile Home Parks was an integral part of the Water Meter Replacement and Automated Meter Reading Program approved by the Town Council in late 2005. Due to vacancies, the Superintendent at the time leaving, other work and the difficulty in scheduling the appointments, the installation of the meters has been a slow process.

The Master Meter was approved by the Town Council for several reasons in 2005: The cost of installing meters at all locations in the community was important, however, more important were the issues of

1. Liability
2. Resolution of the water loss in the older parks
3. Resolution of the curb stops
4. Resolution of the waste of a natural resource
5. Resolution of a host of other problems including constant demands to the Town for service by the tenants in some of the mobile home parks on issues that should be addressed by the mobile home park owners. The list goes on.

Research and discussion with many towns and water districts in 2005 and now in 2008 reflected master meters resolving these issues. Frankly, many of the people that we talked to could not believe that we had individual meters in the mobile home parks, especially the larger ones.

It is the Town's intent to install master meters. We must charge for the water being used. We are using master meters at other locations and they work well. The individual meters are all being installed. The Town can not leave a major gap in the resolution of this problem – the mobile home parks.

Late last week, we received conflicting information regarding billing and that situation is under review by the Town Attorney. The Town will install the master meters. Two of the mobile home parks with single line feeds have master meter pits and had functioning master meters at one time. One of the meters is still there. One mobile home park never had a master meter. In installing the master meter, we are going to read it to determine exactly what is taking place. We will not use the master meter to bill at this time until we receive clarification on how to bill. We will contact and schedule meetings with the mobile home park owners to discuss the approach before we take any action for billing. No action is taking place tonight.

2. Summer Street (and Summer Court) Sewer Separation Project:

We are meeting with Manter Construction next week to review the updated cost estimates for the revised project. As we know, we can not utilize the stormwater drain on Peltoma Avenue that the Town built with these projects in mind so we have had to divert the water in a different direction to get it to the drainage ditch on the Town's property.

Work Plan/Study for Removal of Sludge from the Lagoon System: The Study was authorized and on-going with a due date of October 09, 2008. I understand the project is partially completed and we are waiting for a status report.

3. Pittsfield Municipal Airport Inspection:

The Airport was officially inspected on 08/11/2008 to update the Federal Aviation Administration's Airport Master Record for safety and federal requirements. Procedures wise we did very well, the grounds were in very good condition, all of our reports and inspections were in order. We were informed of a number of items to fix as soon as possible which includes pavement markings, a few minor maintenance items that Caleb, the FBO, was advised to address and that we need to complete more obstructions removal. There were 3 areas identified – back by the alders which we had been working on but can only do in the winter due to safety; on the side by the river by Manson park and upfront. We are to receive instructions shortly. The grant that we got was for the maximum for obstructions removal as these other areas were already addressed by prior grants in the 1980's, so we need to do this ourselves, in other words, pay for this ourselves. With the huge apron project coming up next year, we need to do this work. I will look at bid specs and bring this back, along with a review of our funding ability.

4. Grants Update: No Update

8. **REPORTS:** Audience, Council

**Audience:**

**Clem Spencer:** I have been coming to the meetings a good part of the time. Wanted to tell you I appreciate you being Council members. People don't realize all the work that goes into having a position on the Council.

Mr. Spencer stated that he is aware that the museum has an allocation of money each year that has been used for fuel in the past. He questioned what happens to that money if it is not used. The Town Manager noted as in all other allocations any remaining balance is rolled over into the unappropriated surplus fund and is budgeted out the next year to lower taxes.

Mr. Spencer also mentioned that they are almost finished with the caboose. He stated they will need some help fixing the roof and with painting. The plan is to finish that this fall. Frank Roy has been a great help with the repairs. Mr. Spencer thinks an open house in the winter would be a nice event. The Town Manager will have the Public Works Department come down and see what they might be able to

help with on the caboose. When finished we will work together to arrange a dedication ceremony.

**Russ & Lynn Cox:** Moved to the area from Pennsylvania recently and wanted to come in and introduce themselves. Also, they have been thinking of purchasing the Town Tavern and wanted to know if the Council had any suggestions or feedback on the property. The plan is to move away from a bar and make it more of a family-eating establishment. It will be a southern style menu. It will be evening hours in the beginning with the plan to hopefully move into additional hours once established. The outside will be cleaned up, it will be painted, there will be new curbing, flowers, new signs. The Town Manager noted that the Building Inspector would be a good resource as he would have additional information and State contacts for them. It was also mentioned that The Rolling Thunder is a great advertising resource.

**Donna Hodges:** I am the owner of Sunset Mobile Home Park. I have been an owner for 3 – 4 years. Recently found out about this and was very surprised that master meters would be coming to Town. I am happy to hear that we will not be switching to master meters immediately. Mrs. Hodges questioned the Town Manager that we would be reading the meters – but not changing the billing at this point? The Town Manager stated this is correct. The Town has just received some conflicting information and the discrepancy needs to be cleared up. Then we will sit down with all the mobile home park owners before implementing changes. Mrs. Hodges stated that she thinks master meters would be a good idea. Mrs. Hodges stated that she has received complaints from her tenants regarding water main leaks that were the parks lines and they were fixed immediately at a very high cost to the park. If we only went to a master meter without the individual meters there would be situations, perhaps in the middle of winter, where we would need to go to all 18 trailers, remove the skirting, just to find a leak, which may only be a small one. She then explained that if a leak is not significant enough of a leak it may not be worth her while to do all that. If it is something like a running toilet I may not be able to be worried about the conservation of water. You have to weigh the cost of a running toilet at around \$100 a month to \$3,000 for digging up a line. I feel that we don't need to put more rules and changes on the books. There are already services in place to address these issues. As it stands now – if a tenant has a leak we rarely get a call. We did get one today because one of the tenants happens to work for the water department and he knew that I was coming in tonight. Mrs. Hodges agreed that when water leaks happen prior to the individual meters – that would be able to be addressed with a master meter. It has come to Mrs. Hodges' attention that there is a mobile home park that has only five units that are all owned by the park owner. She only currently owns two, there may be four in her possession in the near future. This park with only 5 has had all new meters put in. Mrs. Hodges feels that any changes that are made should be universal and available to all parks. The Town Manager explained that if a mobile home is on a single feed line from the road and all the mobile homes are along the road, there is no way to hook a master meter to it. So the park with five units along the road, with each line going directly to the mobile home is a unique situation. The Town Manager also stated that the Town has intended all along to leave the individual meters on the units with this project. Then we were going to install the master meters. Mrs. Hodges stated that if we are going to leave the current meters we would need to be sure they are calibrated

properly. The Town Manager noted that we are currently working with another district to use their testing equipment to check the current calibration that would be less time consuming than the current options. Currently it would take many weeks of only calibrating meters with no other work being done to check all the parks.

**Dwayne Ames:** Would like to clarify that in the last meeting in July that he attended it was mentioned that there was 300 mobile homes in Pittsfield. Mr. Ames has compiled a list that shows with all the different parks in Pittsfield he comes up with only 129. The Town Manager noted that a Town employee as an estimate supplied the quote of 300 to the Council. The Town Manager has researched the number of parks herself and has found there to be 148 lots, so we should use 150 as a cap. Mr. Ames stated that he has went over the list of reasons for using master meters and he guarantees that we could not use Century Country Estates as an example for any of those reasons. So, you could not use Century Country Estates as a reason for master metering. Mr. Ames questioned why due process was not used in 2005 when discussing master metering. The Town Manager noted that the Town followed all proper processes. The Town posts all Town Council Agendas and distributes the information to the newspapers. The Town does not send letters to everyone impacted by all the resolutions or ordinances on the agenda as this would be too great an undertaking for each meeting. There are generally 24 meetings a year with 10 or more actions at each meeting. This would equal an astronomical number of contacts as many items effect a great deal of people or the whole Town. Therefore, we follow the requirements of Maine State law. Mr. Ames replied that he feels the State should change the law. Mr. Ames stated that we should give the parks time to repair the problems and continue with the individual metering using the master meters as a double check. Another reason to use individual meters is to pin point where leaks are coming from. Mr. Ames noted he passed out a petition signed by all the owners in his park showing they are against master meters and not having single meters. Mr. Ames stated he is completely against master metering. Mr. Ames stated that we have been getting their water billing from the Town and master meters would make his tenants pay for everyone else's water wasting. The Town Manager stated that State agencies as well as the Maine Rural Water Association promote the master metering approach. Mr. Ames stated that we are going backwards by changing the current parks to master meters. He feels that master metering should apply to new parks created in Town. The older parks like his should be grandfathered. The Town Manager noted that the mobile home parks did have master meters - two of the existing mobile home parks had master meters and the Town converted them over to individual meters a number of years ago. We now understand why this was a bad choice and why changes need to be made. The Town Manager also stated again that the Town always intended to leave the individual meters on site. Mr. Ames stated that it is unfair to master meter the trailer parks and let the mobile home park owners do all the work of determining individual usage. The Town Manager noted that she suggested that Mr. Ames talk to other mobile home park owners about their process with master meters. No other Towns are having these issues regarding use of master meters and these comments about unfair treatment for using them. Mr. Ames stated it is the public utilities job to read these meters – not his job and he does not want to do it. Mr. Ames also questioned what would be required for the Town to assume ownership of the water mains in his park. The Town Manager noted that currently we do not take over responsibility of any new water mains but would check the Town Council votes on

this issue. Mr. Ames also questioned the Town taking over the roads in his park. The Town Manager again noted she would have to research the votes of the Town Council on this matter, however, the 1997 subdivision ordinance has road standards required for road acceptance.

**Stan Kitchen:** Questioned if the other parks that are using master meters in the State were changed to that system after using individual meters for 20 or 30 years. The Town Manager noted that in some cases they have had master metering for many years, such as 20 years and in other cases they changed it over after using individual meters for a period time with no issues.

Mr. Kitchen stated that he feels the Town has had enough of trailer parks and that is why we are washing our hands of them. The Town Manager noted this is not the case. We are trying to fix the issues we are having at certain parks. Mr. Kitchen noted that he has had this situation of reading meters at a facility he owned in another Town – which was only 3 or 4 meters. He noted he charged for having to perform this service, as he is sure Dwayne will have to do. So, this will be an additional cost to the tenants. Also, the grassed areas around the park are watered and the tenants will have to pay for this too when using the master meters. Councilor Cianchette stated that he has had to read his meter in his home and he does not feel that having to read the meters for their properties is really a valid argument. The Town Manager noted that many landlords in the State do this and have done so for many years with no issues like this. Deputy Mayor Fotter questioned if the liability issue has been corrected. The Town Manager noted that liability could only be determined once we know where the problem is with the lines. Deputy Mayor Fotter questioned where the location of the master meters would be. It was noted this would be near the road or entrance. Deputy Mayor Fotter questioned if there was a leak between the master meter and the individual meter if the park would be responsible for that. It was noted that anything after the master meter would be the parks responsibility.

**Donnie Hallenbeck:** Wanted to note that the Egg Festival was fairly successful despite the weather. Wanted to voice concern regarding the lighting in Manson Park. The lights on the maintenance building are not bright enough. He has had several occasions that he has almost run into people because of the lighting. The Town Manager noted this has been mentioned to the Manson Park Committee. Donnie also mentioned that it might be wise to budget for re-shingling on the historical building next year.

**Council:**

**Councilor Baker:** No Report.

**Councilor Cianchette:** Wanted to thank everyone for showing up. Appreciate everyone's effort and everyone taking the time to come in regardless of whether it is good or bad. Welcome to our new residents who are at the meeting tonight. Wanted to remind everyone that the Neighborhood Watch meetings are the first Monday of the month. Septembers meeting will be re-scheduled due to the holiday.

**Councilor Chale:** Congrats to the Historical Society on nearing the end of their project. Wanted to mention the Library Capital Campaign will receive a State Spirit Award. Wanted to extend a welcome to the new residents. Look forward to trying the new restaurant.

**Councilor Jordan:** Welcome the new residents to the Town. Good luck in their future business. Supports having master meters as a necessary part of the upgrade and also feels using the individual meters is the solution for now.

**Councilor Gray:** Echoes Councilor Jordan's statements on master meters. Welcome to the new residents in Town.

**Deputy Mayor Fotter:** Agrees with Councilor Jordan's remarks. Welcome to the new residents in Town.

**Mayor Nichols:** Congrats to the new residents and thank you for coming to Pittsfield. We appreciate you showing interest. It is unfortunate that water and sewer rates will have to go up – but this is a fact of life due to the condition of the system. This too will work itself out. It is too bad we will have to wait on the school sidewalk. Wanted to mention that Norm Bouffard passed. He was very involved in the Egg Festival. He was a Town Pillar and will be greatly missed. Looking forward to the energy forum.

9. **ADJOURNMENT:**

Moved by **Councilor Cianchette** and seconded by **Deputy Mayor Fotter** that the meeting be adjourned at 9:10 p.m. All in agreement.

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Nicole Nickolan, Town Clerk