

**TOWN OF ROME, MAINE  
BOARD OF SELECTMEN  
JULY 25, 2016  
MINUTES**

Chairman Richard LaBelle called the meeting of the Board of Selectmen to order at 6:00 p.m. in the Community Room at the Rome Community Center in Rome. Selectmen LaBelle, Archer and Charles were present. A quorum was declared. Also present at all or parts of the meeting were Mike Adams, Kimberly Brooks, Carroll Bubar, Susan Day Donna, Albert Knight, Matthew Knight, Shannon Lord, Tammy Lyons, Andrew Marble, Ed Pearl, Jr., Denny Phillips, and Madeline St. Amour.

- Archer/Charles            Motion to accept minutes for July 11, 2016, selectmen's meeting  
LaBelle, Archer, Charles in favor (3-0)
- LaBelle/Charles        Motion to bring release of tax-acquired properties to current position for  
action.  
LaBelle, Archer, Charles in favor (3-0)
- Archer/Charles        Motion to release the Town of Rome's interest in Bid #1, Map 14, Lot 049 to  
Bruce Salsbury for \$426.00.  
Archer, Charles in favor; LaBelle abstain (2-0-1)
- Charles/Archer        Motion to release the Town of Rome's interest in Bid #2, Map 14, Lot 047 to  
Shane Atkinson for \$1,200.00.  
Archer, Charles in favor; LaBelle abstain (2-0-1)
- Charles/LaBelle        Motion to release the Town of Rome's interest in Bid #3, Map 15II, Lot 011  
to Jason Toner for \$2,250.00.  
LaBelle, Archer, Charles in favor (3-0)

Resident Denny Phillips, who is also a representative from the Watson Pond Landowners Association (WPLA) elaborated upon the bid submitted by WPLA for Bid #4. The right-of-way access to Watson Pond has been limited and obstructed by previous landowners on said lot. The WPLA believes that it is in the public and private best interest for the minimum bid to be awarded to Watson Pond Landowners Association.

- Charles/LaBelle        Motion to release the Town of Rome's interest in Bid #4, Map 22, Lot 125 to  
Shane Atkinson for \$1,200.00.  
Archer, Charles in favor, LaBelle opposed (2-1)
- Charles/Archer        Motion to release the Town of Rome's interest in Bid #5, Map 29, Lot 121 to  
Bruce Salsbury for \$624.00.  
LaBelle, Archer, Charles in favor (3-0)
- Charles/Archer        Motion to release the Town of Rome's interest in Bid #6, Map 29, Lot 083 to  
Shane Atkinson for \$1,200.00.  
LaBelle, Archer, Charles in favor (3-0)

Charles/ Motion to release the Town of Rome's interest in Bid #7, Map 8, Lot 15A-C to Dana J. Knight for \$4,680.00.  
There is no second; the motion fails

Archer/LaBelle Motion to release the Town of Rome's interest in Bid #7, Map 8, Lot 15A-C to Richard D. Duffy, Jr. for \$1,897.00.  
LaBelle, Archer, Charles in favor (3-0)

Archer/LaBelle Motion to release the Town of Rome's interest in Bid #8, Map 8, Lot 14 to Theodore Zimba for \$340.00.  
LaBelle, Archer, Charles in favor (3-0)

The Board of Selectmen received a letter of explanation from summer resident Susan Day-Donna with regards to the notice of violation sent to her. She is present, the Code Enforcement Officer is present, and Day-Donna is requesting that this letter be made an item of business.

LaBelle/Archer Motion to add Susan Day-Donna's notice of violation to the agenda for consideration.  
LaBelle, Archer, Charles in favor (3-0)

Property owner Susan Day-Donna, of Wildwood Estates, presented the board with her concerns surrounding the recent notice of violation she received from the Town. She contends that she has never received any violations before; she has only received one certified letter from the Town. Day-Donna denied all allegations, contending that the garage is now serving as an in-law apartment. Day-Donna asks for additional consideration due to her medical circumstances.

Code Enforcement Officer Andrew Marble continues to support the notice of violation issued to the property owner. Marble states that in June 2011, notice of violation was issued to Day-Donna and ordered the removal of an illegal kitchen. She complied with the removal of the refrigerator, stove, microwave, and appliances. In May 2016, the Town received a complaint about numerous cars being at the residence. After an inspection, Marble reports that the kitchen has been reinstalled. Further, the septic system is not large enough to be in compliance with state laws.

Marble issued a notice of violation with a \$10,000 fine, as directed by the Board of Selectmen. She was provided 30 days from issuance to pay the fine and come into compliance with the order. Day-Donna interjects that she will never remove these items.

Charles/Archer Motion to confirm evidence of a kitchen and reaffirm the violation and note that this is a willful violation. Further, the date for compliance is not adjusted.  
LaBelle, Archer, Charles in favor (3-0)

Road Commissioner Carroll Bubar provided a brief update on the condition and progress made on Town roads. Roadside mowing was completed and a bill for \$1,995.00 was submitted. Bubar will continue to monitor road conditions. Also, Bubar will be working to install new traffic signs that we will be receiving in coordination with the Maine DOT program.

Selectman LaBelle read a notice from RJD Appraisal (Town's assessing agent) regarding the completion of the annual quarterly review. Maps 1, 2, 12, 13, 14, 17, 22, and part of 19 were reviewed.

- LaBelle/Archer      Motion to grant abatement to Dwight Allison in the amount of \$82.44 on property identified as Map 30, Lot P-20. *Note: The depreciated assessed value was miscalculated by the assessing agent.*  
LaBelle, Archer, Charles in favor (3-0)
- LaBelle/Archer      Motion to grant abatement to Dwight Allison in the amount of \$87.70 on property identified as Map 30, Lot P-23. *Note: The depreciated assessed value was miscalculated by the assessing agent.*  
LaBelle, Archer, Charles in favor (3-0)
- LaBelle/Charles      Motion to warrant a supplemental tax bill to Terrance Stymiest in the amount of \$3.51 on property identified as RE Account 447. *Note: There was an error in deed processing.*  
LaBelle, Archer, Charles in favor (3-0)

The Board of Selectmen received an application for abatement by A. Craig and Julie L. LaRou requesting an abatement of 50 percent of the value of their property. The request is made because of the property's proximity to a property at 855 Watson Pond Rd which the applicants believe is detrimental to their home value.

The Selectmen request that the Code Enforcement Officer conduct a site visit at the relevant property to determine if there are any violations that exist. Corrective action should be taken. Selectman Charles also states that there is a fairly significant pile of household trash at 610 Augusta Road. Marble will also conduct a site visit to this location. Marble will further visit the DiPietro property on Augusta Road to provide notice on the upcoming expiration and inspection of the licensed junkyard. There was also a complaint off of the Ladd Road of a property with a number of junked cars on the property.

The Town received a thank you note from Julia Dudley, the recipient of the 2016 Rome Scholarship.

- LaBelle/Archer      Motion to decline proposed agreement with Kennebec Veterinary Services for pre-approved animal treatment.  
LaBelle, Archer, Charles in favor (3-0)
- LaBelle/Charles      The meeting be adjourned.  
LaBelle, Archer, Charles in favor (3-0)

Meeting adjourned at 7:47 p.m.

Respectfully submitted,

Kimberly R. Brooks  
Assistant to the Selectmen

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Richard A. LaBelle, First Selectman

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Kelly Archer, Second Selectman

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Malcolm Charles, Third Selectman