

COMMISSIONERS MEETING

May 2, 2012

YORK,ss

At a regular meeting of the County Commissioners of the County of York, begun and holden at the York County Courthouse first floor courtroom in Alfred, within and for the County of York, being held on Wednesday, May 2, 2012 A. D. at 4:30 P. M.

COMMISSIONERS PRESENT:

Sallie Chandler
Daniel C. Cabral
Richard R. Dutremble
David Bowles
Gary Sinden

County Manager Gregory Zinser was present at the meeting.

All present were invited to rise and salute the flag of the United States.

Item 1 PUBLIC COMMENT(S) ON ANY ITEM(S)

Item 2 TO REVIEW AND APPROVE THE MINUTES OF THE COUNTY COMMISSIONERS' REGULAR MEETING OF APRIL 18, 2012
Commissioner Cabral motioned to accept the minnutes. Commissioner Bowles seconded the motion. Vote 5-0.

Item 3 TO HEAR ANY REPORTS OF THE COUNTY COMMISSIONERS
Commissioner Chandler informed all that the Coastal CountiesWorkforce Board annual luncheon is Friday, May 11th.

Commissioner Bowles stated that Southern Maine Regional Planning Commissioners' Annual Meeting is June 13th and will be held at the Sanford Town Club.

Item 4 TO HEAR ANY REPORTS OF THE COUNTY MANAGER

The County Manager asked that the Commissioners motion on National Corrections Employee Union grievances that they heard at their prior meeting.

Grievance #01-12-01- Commissioner Bowles motioned to deny. Commissioner Dutremble seconded the motion. Vote 5-0.

Grievance #01-12-02- Commissioner Bowles motioned to deny. Commissioner Cabral 5-0 seconded the motion. Vote 5-0.

Grievance #01-12-03- Commissioner Bowles motioned to deny. Commissioner Dutremble seconded the motion. Vote 5-0.

Grievance #01-12-04- Commissioner Bowles motioned to deny. Commissioner Cabral seconded the motion. Vote 5-0.

Grievance #01-12-05- Commissioner Bowles motioned to deny. Commissioner Cabral seconded the motion. Vote 5-0.

Grievance #01-12-06- Commissioner Bowles motioned to deny. Commissioner Sinden seconded the motion. Vote 5-0.

Grievance #01-12-07- Commissioner Cabral motioned to deny. Commissioner Bowles seconded the motion. Vote 5-0.

The County Manager recommended that the Commissioners assign proceeds from logging of jail land to assigned capital reserve account.

Commissioner Bowles motioned to assign the logging proceeds to the assigned capital reserve account. Commissioner Cabral seconded the motion. Vote 5-0.

Commissioner Sinden asked what can capital reserves be used for.

The County Manager responded that the capital reserve account is set aside for county buildings and any other initiatives the Commissioners deem necessary and desirable.

Sheriff Ouellette gave a brief update on the recent strip search ruling by the Supreme Court. The Sheriff reminded the Commissioners that prior to him being at York County, the County had been sued. A consent decree is in place. As a result of the new finding, the Attorney General's office and the Department of Corrections have submitted a letter to all jails suggesting before any policies are changed, further review of the decision is necessary. Sheriff Ouellette has told his staff that they are not changing anything. Depending on the final determination, the Sheriff explained, it would be necessary to go back to the Court to file a motion to change consent. Prior to that, he would come back to the board to obtain permission to do so.

Sheriff gave an update to the Commissioners on Career Day at Nasson College. He stated that about 600 people attended. They gave out a lot of applications and have had some candidates come in for interviews. The Sheriff hopes to have candidates to move forward at the next meeting. Others are being trained and should be ready to work as Corrections Officers by June. He feels the HR company they hired has been valuable.

ITEM 5 NEW BUSINESS

The Commissioners heard a tax abatement denial appeal from Mr. Brett Mazur who owns property at 43 Valley Road in Limerick. Robert DeVilleneuve, Limerick Selectman, and Denis Berube, Tax Assessor from Town of Limerick were present.

Mr. Mazur addressed the board. He stated that he purchased his property in 1998 for \$105,000. At that time he paid \$1,200 in real estate taxes. Now, his taxes are \$3,100. He continued that his assessment went down in 2007. His home value based on town of Limerick's valuation is now \$263,000. Mr. Mazur submitted documentation from home.com showing his house value at \$208,000.00. Mr. Mazur also stated that he feels homes are assessed lower on the Waterboro side of the lake. Commissioner Sinden says the equality is the "key" here. He reminded Mr. Mazur that he stated there are lots of homes for sale at about the same price. Commissioner Sinden stated he would have to see some real evidence that Mr. Mazur was being treated differently than anyone else in the town.

Denis Berube from O'Donnell & Associates, Inc., tax assessor for the town of Limerick stated that the assessed value of Mr. Mazur's property had been reduced by an abatement submitted this year. His valuation was reduced from \$263,286 to \$242,603. Mr. Berube added that there is equal distribution of property taxes in Limerick. He added that Limerick is 110% ratio certified. The market is a bit below our assessments according to Mr. Berube.

Commissioner Bowles asked Mr. Berube to address Waterboro assessments vs. Limerick. Mr. Berube responded that he does not deal with Waterboro side. He added that different bodies of water could be valued differently. This is common according to Mr. Berube. Commissioner Sinden asked if there were any plans in Limerick to do a townwide valuation. Mr. Berube replied that it had not been discussed to his knowledge. Mr. Berube stated that all homes in Limerick are valued the same.

Commissioner Sinden moved to deny the request due to lack of evidence provided that Mr. Mazur's property was treated differently from other properties. Commissioner Cabral second. Vote 5-0.

Commissioner Cabral motioned to send a letter to YC Delegation regarding LD 1550. Commissioner Sinden seconded the motion. Vote 5-0.

ITEM 6 OLD BUSINESS

ITEM 7 PUBLIC COMMENT(S) ON ANY ITEM(S)

ITEM 8 TO CONDUCT AN EXECUTIVE SESSION ON PERSONNEL ISSUES PURSUANT TO M.R.S.A. §405(6)(A), ACQUISITION OF REAL PROPERTY OR ECONOMIC DEVELOPMENT PURSUANT TO M.R.S.A. 405(6) (C), LABOR NEGOTIATIONS PURSUANT TO 405 (6) (D)AND CONSULTATION WITH LEGAL COUNSEL PURSUANT TO M.R.S.A. §405(6) (E).

Commissioner Cabral motioned to enter into executive session. Commissioner Dutremble seconded the motion. Vote 5-0.

Commissioner Bowles motioned to come out of executive session. Commissioner Cabral seconded the motion. Vote 5-0.

Commissioner Cabral motioned that provided terms and conditions are met, the County Manager is authorized to move forward on all items pertaining to the opening of the pre-release center including sole source through PATCO construction due to the lack of available time. Commissioner Bowles seconded the motion. Vote 5-0.

ITEM 9 ADJOURN

Commissioner Sinden moved to adjourn. Commissioner Dutremble seconded the motion. Vote 5-0.

Minutes taken by Executive Administrative Assistant

SIGNED: _____
Kathryn A. Dumont

ATTEST: _____
Sallie V. Chandler-Chair