

**COMMISSIONERS REGULAR MEETING**

**May 6, 2015**

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At a regular meeting of the County Commissioners of the County of York, begun and holden at the York County Government Building in Alfred, within and for the County of York, being held on Wednesday, May 6, 2015 A. D. at 4:30 P. M.

**COMMISSIONERS PRESENT:**

Sallie Chandler  
Marston D. Lovell  
Richard R. Dutremble  
Michael J. Cote  
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.*

**Call Meeting to Order**

**YOU ARE INVITED TO RISE AND SALUTE THE FLAG OF THE UNITED STATES**

**05-06-15 ITEM**

- 1 PUBLIC COMMENT(S) ON ANY ITEM(S)**
- 2 TO REVIEW AND APPROVE THE MINUTES OF THE COUNTY COMMISSIONERS MEETING OF APRIL 15, 2015**

Commissioner Cote motioned to approve the minutes of April 15, 2015.  
Commissioner Sinden seconded the motion. Vote 5-0.

- 3 HEAR ANY REPORTS OF THE COMMISSIONERS**

Commissioner Cote mentioned that the Wellness Committee did a great job putting on the annual wellness fair.

- 4 HEAR A REPORT FROM THE COUNTY MANAGER**

## 1. Discussion of Phase III building improvements

The County Manager reminded the Commissioners that he had sent them a memo a few months ago explaining the need for more meeting and office space. He further reminded them that we had worked with Mike Lassel for renovations for bathrooms awhile back and that the project had been put on the back burner for cost considerations. Mr. Zinser stated that the County had been able to put aside money the end of last year. He asked for authorization from the Commissioners to move forward with the bidding process for expansion of the Government building to provide badly needed space. The County Manager went on to state that the money would come out of the reserve account for the renovation of the former women's pod to include three conference rooms, a couple of new offices, more space in the Wellness Center and eventually lead to expansion of this meeting room. The estimated cost of this project is about \$240,000.

County Manager Zinser explained that he would like the Commissioners to consider the construction management approach in which a Construction Manager be brought on and would obtain all the bids. This method gives us a greater amount of control over the project and is similar to the Clerk of the Works approach. The Construction Manager would present the bids to us, continued Mr. Zinser. He asked for the Commissioners to authorize moving forward with renovations on this portion of the building and authorize the Construction Management Firm method to do so. He added that he would recommend Pine Brook. Commissioner Cote asked if our new Facilities Director would be able to do some of this. County Manager Zinser responded that, yes, it will require a County person to be involved, also. Commissioner Lovell replied that he would feel more comfortable having three management companies bid on the job.

Commissioner Lovell motioned that the Commissioners give the County Manager authority to move ahead with the project as explained in his memo, adding that three companies bid on the project. Commissioner Dutremble seconded the motion.

Vote 5-0.

Commissioner Cote asked when the project would start. The County Manager responded in late June or early July and that it would take approximately four months for completion.

## 2. Recommendation on awarding of lawn maintenance contract for Courthouse and Government building

The bid opening was on April 15th (list of bidders attached as record). The County Manager recommended the bid be awarded to Salmon Falls Nursery & Landscaping for the Courthouse and the Government Building for a three year period for a cost of \$6,750.00 and \$6,950.00 per year at each building.

Commissioner Lovell moved to place the County Manager's recommendation as a motion. Commissioner Sinden seconded the motion. Vote 5-0.

Commissioner Lovell questioned the substantially different (lower) bid from Salmon Falls Nursery. Commissioner Chair Sallie Chandler responded that Salmon Falls has done a lot of work for the County and donated a lot of items. She agreed that the bid is low and that she has no question about the quality of their work. The County Manager added that Salmon Falls has more capability with a lot

more crews. We did question and make sure they understand the scope of work, stated Mr. Zinser.

Commissioner Lovell moved to place the County Manager's recommendation as a motion. Commissioner Sinden seconded the motion. Vote 5-0.

3. Update on Budget Committee process

The County Manager stated that the first meeting of the budget committee would be tonight. Per his conversations with Budget Committee Chair, John Sylvester, he's been told that they will do all their necessary election of officers at this meeting and ask for additional information. The County Manager will attend the next meeting to answer and supply any requested information.

4. Introduce Sheriff King to request hiring of Corrections Officer

Sheriff King requested that Dalton Dunnells, who was hired in July 2012 and then resigned in February 2015, be re-hired.

Commissioner Lovell motioned to approve the re-hire. Commissioner Cote seconded the motion. Vote 5-0.

**5 NEW BUSINESS**

1. Schedule tax abatement hearing (Mrs. Burrige of Limerick ME
  - a. Recommended date- May 20, 2015 (next Commissioners' meeting)

County Manager Zinser stated that Attorney Libby will be present at this Hearing. The Commissioners agreed to hear the tax abatement appeal at their May 20<sup>th</sup> meeting.

**6 OLD BUSINESS**

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

**None**

**8 TO CONDUCT AN EXECUTIVE SESSION ON PERSONNEL ISSUES PURSUANT TO 1 M.R.S.A. §405 (6) (A), ACQUISITION OF REAL PROPERTY OR ECONOMIC DEVELOPMENT PURSUANT TO 1 M.R.S.A. § 405 (6) (C), LABOR NEGOTIATIONS PURSUANT TO 1 M.R.S.A. § 405 (6) (D) AND CONSULTATION WITH LEGAL COUNSEL PURSUANT TO 1 M.R.S.A. § 405 (6) (E).**

Commissioner Dutremble motioned to enter into executive session pursuant to 1 M.R.S.A. §405 (6) (A). Commissioner Sinden seconded the motion. Vote 5-0. Register of Probate was also present.

Commissioner Dutremble motioned to come out of executive session. Commissioner Cote seconded the motion. Vote 5-0.  
No action taken.

Commissioner Dutremble motioned to enter into executive session pursuant to 1 M.R.S.A. §405 (6) (D). Commissioner Lovell seconded the motion. Commissioner Cote motioned to come out of executive session. Commissioner Dutremble seconded the motion. Vote 5-0.  
No action taken.

**9**

## **ADJOURN**

Commissioner Dutremble motioned to adjourn. Commissioner Sinden seconded the motion. Vote 5-0. Meeting ended at 5:30.