

## FINANCE & ADMINISTRATION COMMITTEE MEETING

Monday, February 5<sup>th</sup>, 2018

### MINUTES

Hampden Town Office

*Attending:*

*Councilor, Terry McAvoy Chair  
Mayor Ivan McPike  
Councilor Mark Cormier  
Councilor David Ryder  
Councilor Dennis Marble  
Councilor Stephen Wilde  
Councilor Greg Sirois*

*Town Manager Angus Jennings  
Tax Collector Barbara Geaghan  
Asst. Superintendent Regan Nickels  
State Rep. David Haggan  
Town Clerk Paula Scott  
TIF consultant Noreen Norton  
Resident Bill Boyington  
Resident Valerie Webster*

*Chairman McAvoy called the meeting to order at 6 p.m.*

#### **1. Meeting Minutes**

- a. January 16<sup>th</sup>, 2018** – *Motion by Mayor McPike seconded by Councilor Ryder to approve the minutes. Approved 7-0.*

#### **2. Review & Sign Warrants** – *Warrants were reviewed and signed.*

*By unanimous consent of the Councilors, Agenda Item 4.a. was taken up out of order.*

#### **4. New Business**

- a. Executive Session – pursuant to 1 MRSA § 405(6)(E) – Confidential records** – *By unanimous roll call vote, the Committee entered Executive Session at 6:02 PM. The Committee departed Council Chambers and convened in the conference room. The Committee returned to Council Chambers and to open session at 6:19 PM.*

#### **3. Old Business**

- a. Discussion of proposed RSU-22 Bond Referendum regarding replacement of turf athletic field** – *request of Mayor McPike – Mayor McPike introduced the discussion by noting his attendance at the RSU-22 public meetings on this topic, and said he has some concerns. He introduced Asst. Superintendent Regan Nickels, in the audience, and thanked her for taking the time to meet with him recently and for her attendance tonight. He explained his concerns about the proposed borrowing: he is not aware that quotes were received so wonders about the estimated cost; he doesn't know why lighting upgrades are needed and said there are only 10-15 lighted*

games a year, which would reduce the payback period (due to lower energy use of LED bulbs); he was concerned that the field replacement costs were not capitalized over the life of the field, other than half of the gate receipts (which he estimated at \$110,000); and said this would represent a structural increase in the budget, and could double if RSU-22 capitalizes the next field replacement while also borrowing for the proposed field replacement.

Chairman McAvoy also thanked Asst. Superintendent Nickels for attending. He asked why RSU-22 did not budget to replace the field.

Asst. Superintendent Nickels acknowledged that RSU-22 can do a better job about budgeting for capital needs and that this is something we're all working to improve. In response to Mayor McPike's comments she said they did receive informed quotes on which to base the cost estimate, but will spec out the work in detail if it is approved and bid out. Regarding lights, she said that the current bulbs won't be available in 15 years. We want to be able to maintain and monitor the lights, and have been changing over to LED across the campus. She acknowledged a slower payback period, estimated at 15 years, due to limited usage of field lights.

Mayor McPike asked how many times current bulbs are replaced and Asst. Superintendent Nickels estimated about 10 fixtures a year. Regarding budgeting for capital, Asst. Superintendent Nickels said that the School Board has a field maintenance reserve fund and is re-evaluating how gate receipts are handled. She said they have applied for 3 grants, and circulated to the Councilors a fundraising packet that she said could generate significant potential revenue.

Chairman McAvoy asked if there had been consideration of returning to a natural grass field. Asst. Superintendent Nickels said that between girls' and boys' soccer, JV and varsity, that grass wouldn't be able to serve as a multi-sport field due to wear and tear. She noted that the Reeds Brook field gets torn up by use. New and upgraded fields would be needed, and it would cost \$140,000 to revert the turf field to grass.

Councilor Marble asked about revenues generated by hosting events of the Maine Principals' Association (MPA). Asst. Superintendent Nickels said that they will be talking with the MPA, noting that the total rental income is minimal but this is also the case at UMaine and Husson and they're getting the gate receipts. Councilor Marble acknowledged that the Town Council is having its own struggles to fund capital needs and said his biggest concern is underfunding future costs. Asst. Superintendent Nickels said that the Board is

*beholden to what funding is approved in the budget. Councilor Marble said that the Council is also looking at Rec fields and that conversations are good. Councilor Sirois noted that one of the private donors when the field was initially built had specifically instructed the Superintendent at that time to set aside funds for replacement.*

*Chairman McAvoy called for public comment. Bill Boyington said he's in favor of replacing the field but said there has been mismanagement, referring to a Turf Committee existing since 2012. Mayor McPike said he doesn't see the benefit to supporting this. He asked who will go sell the sponsorships? He said this will be forgotten and the same thing will happen over again.*

*Asst. Superintendent Nickels said the Board and Administration has heard the message. Mayor McPike asked what is the plan if the referendum fails and Asst. Superintendent Nickels said they would look at other options including potentially another referendum.*

*The Committee concluded the discussion without taking a formal position on the proposed ballot question.*

- b. Confirmation of date and time of the annual Goals & Objectives session** – *It was announced that the Goal Setting meeting will take place on Saturday, February 10 beginning at 8 AM.*

#### **4. New Business**

- a. Executive Session – pursuant to 1 MRSA § 405(6)(E) – Confidential records** – *This matter was taken up earlier in the meeting.*
- b. Executive Session – pursuant to 1 MRSA § 405 (6)(A) – Personnel matters** – *By unanimous roll call vote, the Committee entered Executive Session at 6:56 PM. The Committee returned to open session at 7:02 PM.*
- c. Proposed Coldbrook Corners TIF (Tax Increment Financing) Development Program and Credit Enhancement Agreement – recommend Town Council referral to public hearing on Monday, March 5, 2018** – *referral from Planning & Development Committee – Motion by Councilor McAvoy seconded by Councilor Marble to refer the proposed Coldbrook Corners TIF District and Credit Enhancement Agreement to public hearing. Motion passed 7-0.*
- d. Recommend Council authorization for the expenditure in the amount of \$7,180.42 from the City Bus Reserve (3-710-00) for the purpose of paying Hampden's share of The Bus rehab project** –

*Motion by Councilor Marble seconded by Councilor McAvoy to recommend Council authorization for an expenditure of \$7,180.42 from the City Bus Reserve for the purpose of paying Hampden's share of the Bus rehabilitation. Motion passed 7-0.*

**5. Public Comment** – *None.*

**6. Committee Member Comments** – *None.*

**7. Adjournment**

*There being no further business, the meeting was adjourned at 7:04 PM.*

Respectfully submitted –  
Angus Jennings, Town Manager