Town of Northport

Public Hearing and Select Board Meeting

October 14, 2026 @ 6:15 pm

Chair: Molly Schauffler
Vice Chair: Jeanine Tucker
Municipal Officer: Tinsley Morrison
Town Administrator: James Kossuth
Finance Director: Vicki Eugley
Road Commissioner: Amon Morse – excused absence
NVC Representative: Janae Novotny

Present: Molly Schauffler, Jeanine Tucker, Tinsley Morrison, James Kossuth, Vicki Eugley, Janae Novotny, Harold Clarke, Gareth Gordon, Markus Lowe, Alden Cunningham.

Bid Opening: Temporary Town Office Site Work and Renovations: Kossuth presented the Board with the bids that the Town had received for temporary town office site work and renovations, from 4 Seasons and Bernosky Builders. Tucker announced that she was recusing herself from the discussion and deliberation of the bids. The Board discussed the two bids and addressed questions to representatives from 4 Seasons who were present.

Schauffler moved to award the contract to the low bidder, Bernosky Builders, seconded by Morrison. Board voted 2-0, motion passed.

Public Hearing: General Assistance Ordinance 2026-2027 Maximums: ***Schauffler opened the Public Hearing at 6:35pm.***

Kossuth presented the Board with the updated General Assistance maximums for 2026-2027 and explained their purpose.

Schauffler asked for any comments or questions from the public. ***Hearing none, Schauffler closed the public hearing at 6:37pm.***

Schauffler moved to adopt the new General Assistance Maximums, seconded by Morrison. Board voted 3-0, maximums adopted.

Citizen Concerns: Priest Road, Speed Study Request: Kossuth reported that a resident of Priest Road had expressed concerns about the 45mph speed limit on Priest Road. The resident feels that a rural, residential road should have a lower speed limit. Kossuth reported that he had invited her to attend the Select Board meeting, and that he would ask the Board on her behalf to request a speed study from Maine DOT, which controls the speed limits. The Board approved the request, and asked Kossuth to include a speed study of Rocky Road in the request as well.

Northport Village Corporation: Novotny reported that the Overseers had commissioned a full structural engineer's report of Community Hall, at the request of the NVC's property insurer. The Overseers are trying to resolve concerns about pigeons on the wharf. Novotny reported that the state Public Utilities Commission had approved the NVC's request for a waiver regarding payment for fire protection, which would have required the NVC to pay the NVC water district out of the NVC's general account. An NVC resident is organizing trick-or-treating in the Bayside Historic District on October 31 again this year.

Road Commissioner: No report. Novotny asked Kossuth to ask Morse to see if he could move the speed feedback sign on Bayside Road a little farther from Route 1 so that the Route 1 traffic does not get captured by the speed radar and confuse drivers.

Town Administrator: Draft Letter to Maine DOT re traffic calming: Kossuth and the Board discussed the latest draft of a letter to Maine DOT asking for advice regarding traffic calming measures around Town. Kossuth and the Board will continue to revise the letter and consider it at the next meeting.

Town Office / 8 Beech Hill Road update: Kossuth reported that the Town had received approval from the Planning Board on October 13 for the change of use at 8 Beech Hill Road for the temporary town office.

Kossuth reported that he has scheduled a meeting with Amanda Austin and Andrew Hedrich (Gartley & Dorsky) for October 22 about updating the Town's DEP and Army Corps permits to show the new septic location and reduced wetland impacts. Updating these permits is a major part of the remaining work before finalizing the plans and going to bid.

Kossuth reported that Hunter Manley of Legacy Woodlot Services sprayed both patches of knotweed the previous week. Kossuth reported that Manley recommends that the Town continue to spray the knotweed, even after construction, until the knotweed is gone. Kossuth reported that when he had contacted Waldo County Soil & Water and UMaine Cooperative Extension for second opinions, Waldo Soil & Water referred him to Manley.

Energy Efficiency Pilot Project update: Kossuth reported that the team working on the Town's new energy efficiency project met on October 6 to assign roles and develop a schedule.

Stormwater Survey Project update: Kossuth reported that the team from FB Environmental working on the Town's grant-funded stormwater survey will be in Northport on October 20 to visit the sites of concern around Town.

Kelly Cove / Shore Road update: Kossuth reported that he had heard additional concerns from the owners at 673 Shore Road about the stream and box culvert at Kelly Cove. He also reported that the owners had mentioned some funding available for repairs, which the Town would have to apply for on their behalf. Kossuth asked the owners for more information, but he has not heard back from them. Kossuth reported that Morse examined the culvert and its surrounding rocks and did not see anything to be concerned about in terms of the culvert's condition. Kossuth reported that he found pictures taken by Gartley & Dorsky in 2014 after the culvert was completed, and the conditions in the Town's right of way near and around the culvert then seem comparable to what they are now.

UMaine Capstone Project update: Kossuth reported that he and Schauffler and two other members of the Climate Resilience Committee had met with the UMaine civil engineering students about their capstone project on Bayside Rd and Cross St. The students will be exploring solutions for the intersections of Bayside Road and Route 1 at the Hoot, as well as the intersection of Cross St and Route 1. They will also consider pedestrian safety solutions for Bayside Road between the school and the Hoot. They will also evaluate some cross culverts behind the Bayside Store for capacity in a 100-year storm. They will have a final report for the Town next May.

Solar Project update: Kossuth reported that the Town is trying to resolve a contractual dispute with CMP regarding the technical capacity of the segment where the solar array will be. CMP is asking the Town to sign a contract that would, among other things, require the Town to pay the final invoice for the project within seven days of receipt, which is not something the Town can guarantee, given the Select Board's meeting schedule. CMP has so far refused to make any changes to the contract, but Kossuth reports that he is trying to get CMP in touch with Bill Kelly, so that the Town's and CMP's lawyers can reach a speedy and fair agreement.

AngelCom services quote: Kossuth reported that he and Eugley spoke again with AngelCom about their proposal to update the Town's terms of service and security. Angelcom clarified that the questions that the Town had about things like migration from Google to Microsoft Office are not part of this phase. Phase I is simply getting us updated with the latest security features and making sure that the Town and AngelCom are on the same page about things like cloud backup of our data. The new agreement comes out to $480 per month (vs. $315 the Town has been paying), with a $1350 services retainer for 10 hours. AngelCom is doing the background work right now on getting everything set up for the Town. The Board agreed that Kossuth should proceed with the security updates.

Pitcher Pond Dam update: Kossuth reported that he had spoken with David Kinney, Lincolnville Town Administrator, about Kinney's conversation with the Pitcher Pond Improvement Association (PPIA) about the Pitcher Pond dam. The PPIA would like to remove the dam, and they are happy to talk with the two Towns' Boards about the project, but they are still quite some time from being ready to do so.

MMA Annual Convention recap: Kossuth reported that he attended the MMA Annual Convention in Augusta October 7-8. Kossuth reported that, among other things, he had a conversation with one of the Active Transportation Planners at Maine DOT about the traffic concerns in the Village, and the Planner recommended that the Town contact him and the regional planner. Kossuth is working on editing the letter to reflect that conversation.

November 11, November 25, and December 23 Select Board Meetings: Kossuth asked the Board if it would like to reschedule the November 11 meeting because of Veterans Day. The Board agreed to move the meeting to Monday, November 9, at 6:15pm. The Board agreed to move the November 25 meeting from the day before Thanksgiving to Monday, November 30, at 6:15pm. The Board decided to keep the December 23 meeting as scheduled.

Minutes: Kossuth presented the Board with minutes from the September 23 Public Hearing and Select Board meeting. The Board approved the minutes.

Tax Collector: Abatement Requests: On behalf of the Tax Collector, Kossuth presented the Board with abatement requests for 61 Boggy Duck Road (Map R02-21B10) and 759 Shore Road (Map U06-10) (Town and Village). The Board approved the abatement requests.

Finance Director: Warrants: Eugley provided the Payroll & Accounts Payable warrants to the Board for review and approval. The Board approved and signed the Payroll & Accounts Payable warrants.

Waldo County Budget Advisory Committee updates: Eugley reported that the Committee will meet again on Friday, October 16.

Unfinished Business: None at this time.

New Business: None at this time.

Adjourn: ***Tucker moved to adjourn at 7:47pm, seconded by Schauffler. Board voted 3-0, meeting adjourned.***

Respectfully submitted by,

James Kossuth, Town Administrator