

TOWN OF BOWDOINHAM

SELECT BOARD MEETING MINUTES



Date: March 10, 2026

Time: 6:30 pm

I. Call Meeting to Order and Establish a Quorum

The meeting was called to order and a quorum was established by Select Board Chair, Joanne Joy, at 6:30 pm. Select Board members participating were Joanne Joy, Mark Favreau, Jason Hodde, Allen Acker, and Nicole Briand, Town Manager. Shelley Hooper was absent.

II. Amendments to the Agenda - None

III. Comments from the Public - None

IV. Approval of Consent Calendar

- A. Meeting Minutes
 - 1. February 24, 2026
- B. Warrants & Financial Reports
 - 1. Treasurer's Warrant #17
 - 2. February 2026 Financial Reports
- C. Reports and Communications
 - 1. Sagadahoc Sheriff's February Report
 - 2. Lisbon Emergency's January Report

Favreau moved the Board approve the Consent Calendar, as presented; seconded by Hodde. Vote was 4-0.

V. Public Hearing

Convened 6:34 pm. Adjourned 6:35 pm.

- A. Cannabis Business License – Funk House Farm
 - There were no comments from the public.

VI. Licensing

- A. Cannabis Business License – Funk House Farm

Acker moved the Board finds:

- a. The Code Enforcement Officer approved their Site Plan Review Tier I permit on February 11, 2025, and all performance standards were determined to be adequately met.
- b. Site visits have been conducted by the Town's CEO and found that all conditions of approval were adequately met.

Seconded by Favreau. Vote was 4-0.

Acker moved the Board approve this Cannabis Cultivation Facility Business License application with the following Conditions of Approval:

- a. The applicant shall reimburse the Town for all noticing fees.

- b. **The applicant shall maintain the necessary State Licenses and approvals while in operation.**
- c. **The applicant shall comply with their Site Plan Review Permit, February 11, 2025. Seconded by Favreau. Vote was 4-0.**

B. **Liquor License – Hatch Point Enterprises, LLC**

Acker moved the Board approve the application for a Liquor License for Hatch Point Enterprises; seconded by Favreau. Vote was 4-0.

VII. **Action Items**

A. **Act on Committee Removals**

The Community Development Advisory Committee has formally requested the removal of William Smith from the committee, citing his nonattendance at meetings since his appointment.

Acker moved the Board remove William Small from the Community Development Advisory Committee due to non-attendance; Seconded by Hodde. Vote was 4-0.

B. **Act on Committee Appointment**

Acker moved the Board appoint Hope Libby to the Community Development Advisory Committee for a term of March 10, 2026, to June 30, 2028; seconded by Favreau. Vote was 4-0.

C. **Act on Waterfront Reserve Request**

The Town Manager requested authorization to use Waterfront Reserve funds to complete bathroom repairs resulting from freezing after a furnace failure. An insurance claim has been filed, and any funds reimbursed could go back into the reserve.

Acker moved the Board approve expending up to \$10,000 from the Waterfront Reserve to repair the waterfront restrooms; seconded by Favreau. Vote was 4-0.

D. **Act on FY26 Supplemental Assessment #1**

Favreau moved the Board approve FY26 Supplemental #1, as presented; seconded by Acker. Vote was 4-0.

E. **Act on Active Transportation Partnership Initiative Funding Request**

This funding would extend the River Road sidewalk to the Riverfront Park and install two crosswalks for pedestrian traffic one between the parks and the second between Main Street and Lower Main Street.

Hodde moved the Board authorize submission of an ATPI funding application and approve the use of up to \$40,000 of CMP TIF funds to meet the anticipated local match (up to 20%); seconded by Favreau. Vote was 4-0.

F. **Act on MaineDOT's Congressionally Directed Spending Request**

The MaineDOT initiated request for Town support to apply for congressional funds to do road work in Bowdoinham. The Town would be responsible for a reduced match of 10% instead of the standard 20%. The purposed work includes: three gateway treatments two on Route 24 and one on Main Street, realigning Maily Park's entrance to Riverfront Park entrance, paving Maily Park parking lot and a sidewalk from Brooklyn Bridge to Wallentine Road.

Acker was opposed to the idea, sighting he felt they were creating projects to get money and that the Town did not need a sidewalk from the bridge to Wallentine.

Favreau stated that the purposed section was difficult for walkers and runners due to large ditches on both sides of the road. Joy agreed.

Briand stated that if approved it would be a 2–4-year process and MaineDOT would be doing the work.

Favreau moved the Board authorize MaineDOT to submit a Congressionally Directed Spending request on behalf of the Town of Bowdoinham for a transportation improvement package not to exceed \$2,500,000, and to authorize the use of up to \$250,000 in CMP TIF funds as the required 10% match; seconded by Hodde. Vote was 3-1. Acker opposed.

VIII. Discussion Items

A. Annual Report Dedication

Acker moved the Board approve the Annual Report Nominee #1 for the 2026 Annual Report dedication; seconded by Favreau. Vote was 4-0.

B. Retaining Wall Project

Acker raised concerns that the blocks specified in the contract awarded last fall for replacement of the two failing retaining walls are not included on the MaineDOT specification list. He recommended having the contractor requote using DOT approved block or canceling the contract and rebidding the project using MaineDOT-approved materials.

Favreau noted that the MaineDOT specification list is frequently updated and that removal from the list does not necessarily indicate a products deficiency. He explained that the blocks previously used were on the list and that the wall failures resulted from improper installation, drainage, and base preparation rather than the materials themselves. He added that the Board approved the contract with the current materials last fall and that, had weather permitted, the work would have already been completed.

At the Board's request, Jason Lamoreau provided his opinion, stating that the blocks would perform adequately. He expressed concern that rebidding the project with different materials could result in losing the contractor's place in the schedule and delaying repairs. He also noted that inclusion on the MaineDOT list can involve factors beyond product quality and emphasized that proper installation is critical to wall performance. Lamoreau cautioned against changing materials or contractors, which could extend the project timeline, and stressed that the failing walls require timely attention.

Hodde and Joy said they agreed that it was poor installation, not the block that caused the failure of the retaining walls and that they should move forward with the current contract. Adding that for future projects the Town would specify when putting projects out to bid that the product being used is on the MaineDOT specification list. Favreau agreed.

C. Personal Property Taxes

Briand presented the Board with a list of delinquent personal property tax accounts, noting that several accounts were no longer in business. She explained that some accounts could be pursued through small claims court; however, only the most recent six years of taxes may be claimed. The Board discussed abating certain accounts and sending notices to others. Acker suggested implementing a process to ensure accounts do not exceed four years past due before action is taken.

D. Road Discontinuance

The Board is reviewing the status of Town roads and, due to cost considerations, plans to address two to three roads per year.

Briand reviewed the process for discontinuing a road, noting that it can take more than a year to complete. She explained that the process includes notifying abutters, budgeting for appraisal, and, if the Town votes to discontinue a road, paying damages to affected property owners. She also noted that the Town is currently working through the process to discontinue Hatch Road (the former dump road).

Briand reported that, during her research, she discovered a small portion of Batchelder Road was never formally discontinued. The Board also discussed Pioneer Road, which remains a Town road up to the cemetery entrance. Favreau asked whether the Board would consider discontinuing winter maintenance on that section while keeping it open the rest of the year, consistent with how other cemetery access roads are managed.

The Board briefly discussed Vine Street and Mallard Road and agreed that additional research is needed.

Briand then informed the Board that Blanchard Road was officially discontinued in 1978, although the Town has continued to maintain it. She suggested sending letters to the residents on Blanchard Road to inform them of the situation and provide the option to place an article on the Town Meeting warrant to petition for the road to be readopted. Alternatively, residents could petition the Town to approve continued winter maintenance.

The Board agreed it would not be appropriate to stop maintaining Blanchard Road prior to Town Meeting, as residents were unaware of its discontinued status. Favreau stated that, now that the Board is aware of the issue, they should authorize the Town Manager to continue maintenance until Town Meeting. Acker disagreed, stating that he did not believe the Board had the authority to do so and felt the Town should continue operating as it has. Joy stated that the Select Board was the only decision making body that could make the decision prior to Town Meeting, and supported making a motion to authorize continued maintenance until a final decision can be made at Town Meeting in June.

Favreau moved the Board to allow the Town Manger to use town equipment and town workers on the discontinued portion of Blanchard Road until June Town Meeting vote; seconded by Hodde. Vote was 3-1. Acker opposed.

IX. Town Manager's Report

Town Office – Closures

- Friday, April 17th – Attic Clean-Out
- Monday, April 20th – Patriots Day

The Town has been encouraged to repackage the BUILD application for the design and engineering of the Merrymeeting Trail, from Gardiner's Waterfront Park to just south of Bowdoinham Riverfront Park for the Congressionally Direct Spending applications. No match is required for these applications.

Small Claims – The Town Manager wrote letters to the two property owners to give them an opportunity to resolve the outstanding balance on their property tax account before further action is taken. Unfortunately, neither property owner responded to the letters by March 9th, so the Town will be proceeding with small claims court.

- X. **Announce Future Select Board Meetings**
 - A. March 24, 2026, at 6:30 pm - Regular Meeting
 - B. April 14, 2026, at 6:30 pm - Regular Meeting
 - C. April 28, 2026, at 6:30 pm - Regular Meeting

XI. **Comments from the Select Board Members**

Joy informed the Board that she was writing the Select Board report for the Town's Annual Report and asked fellow members if there were items they wanted highlighted. She also let members know that at their next meeting they needed to take a photo for the report. Members mentioned work at the waterfront and Town Hall.

Acker wanted to know why Ice & Smelt was held so late this year. Noting that the smelt camps closed the weekend prior to the event.

Favreau informed the Board that Hodde and himself had attended the MSAD 75 budget meeting and that they are looking at a 6.4% increase in the budget.

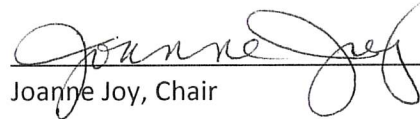
Hodde said that from county budget meetings they are looking at a double digit increase there also.

XII. **Comments from the Public - None**

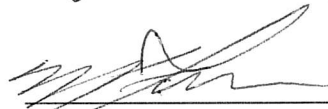
XIII. **Adjourn**

Adjournment was at 8:25 p.m.

Select Board
Town of Bowdoinham, Maine



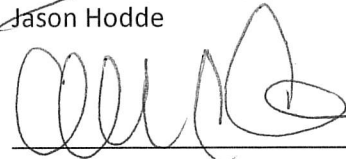
Joanne Joy, Chair



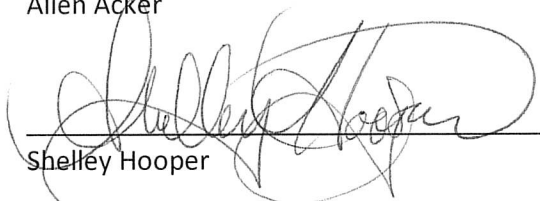
Mark Favreau, Vice-Chair



Jason Hodde

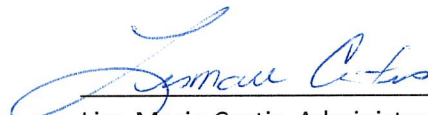


Allen Acker



Shelley Hooper

Respectfully Submitted,



Lisa-Marie Curtis, Administrative Assistant