

MINUTES OF THE BOARD OF TRUSTEES
September 22, 2021

A special meeting of the Board of Trustees was called to order by President Fred Lynk at 12:30 pm. Trustees Tom Oliver, Jim Burrows and Bob Emmons attended along with Superintendent Steve Cox, Assistant Superintendent Scott Minor, GIS/Asset Management Coordinator Justin Richardson, Treasurer Wayne Brockway and Administrative Assistant Cindy Rounds.

EXECUTIVE SESSION – Real estate matters

On a motion by Trustee Burrows, seconded by Trustee Oliver, it was unanimously voted to go into Executive Session to discuss real estate matters, pursuant to 1 M.R.S.A. §405(6)(C). The Board concluded their discussion of real estate matters and came out of Executive Session.

PARTICIPATION IN PUBLIC AUCTION OF LAND ALONG THE WATERSHED

The Board recently learned that two parcels along Branch Brook that abut District-owned land were scheduled to be offered in a public auction on September 22, 2021. The Board previously held two special meetings (in Executive Session) to discuss strategies and financial considerations for acquiring the parcels. 'Parcel 1', assessed for \$183,810, is located in Wells off Chicks Crossing Road. It's comprised of approximately 48 acres. The property has the potential of developing approximately 20 house lots. 'Parcel 2', assessed for \$19,900, is located off Maguire Road in Kennebunk. This property is a landlocked parcel, comprised of approximately 40 acres and is limited to development of one residential unit on the property.

On a motion by Mr. Emmons, seconded by Trustee Burrows, it was unanimously voted to authorize the Superintendent to bid on the properties with maximum bid of \$505,000 for the Wells parcel and a maximum bid of \$51,000 for the Kennebunk parcel.

The Board watched the on-line auction as vigorous bidding commenced. The Superintendent, on behalf of the Board, actively participated. As the District's maximum bids were surpassed, the Board reconsidered their maximum bid amounts.

On a motion by Trustee Oliver, seconded by Trustee Emmons, it was unanimously voted to increase the maximum bid limit for the Wells parcel to \$600,000.

On a motion by Trustee Oliver, seconded by Trustee Burrows, it was unanimously voted to increase the maximum bid limit for the Kennebunk parcel to \$75,000.

On a motion by Trustee Emmons, seconded by Trustee Burrows, it was unanimously voted to increase the maximum bid limit for the Wells parcel to \$650,000.

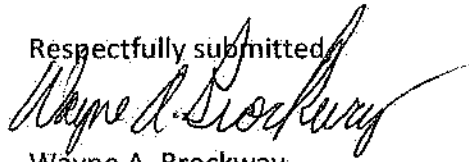
On a motion by Trustee Burrows, seconded by Trustee Emmons, it was voted to increase the maximum bid limit for the Wells parcel to \$700,000. Trustee Lynk opposed, all others in favor.

The District was the successful bidder for the Kennebunk parcel \$67,100 (\$61,000 + 10%) and unsuccessful bidder on the Wells parcel which ended at \$705,000.

ADJOURNMENT

On a motion by Trustee Oliver, seconded by Trustee Burrows, it was unanimously voted to adjourn the September 22, 2021 meeting at 2:13 pm.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Wayne A. Brockway". The signature is written in a cursive style with a long, sweeping tail on the final letter.

Wayne A. Brockway