

Submitted by: TOWN OF PHIPPSBURG Approved by Selectmen:
SELECTMEN'S MEETING
Lawrence R. Pye MINUTES
Selectman February 28, 2007

Meeting convened at 6:00 p.m. with Selectmen Douglass, Perkins and Pye in attendance.

I. Review and Sign:

1. Accounts payable and payroll warrants.
All items reviewed and signed.

II. Meetings and Hearings:

1. Meet with Assessing Agent for Revenue Services audit update.

Juanita Wilson, Assessing Agent, briefed the Selectmen on the annual audit conducted by the Maine Department of Revenue Services on Feb 27th at the Town Hall. Mrs. Wilson reported the auditor was pleased to see the Town had sent out RFPs for a revaluation due to the low Certified Sales Ratio.

Ms. Wilson explained one of the main reasons for the low Certified Sales Ratio was inland parcels with deeded water access. Mrs. Wilson noted that she has observed a distinct market trend towards individuals seeking out inland parcels with deeded water access and increasingly more costly roads to access the water.

III. Unfinished Business

1. Discuss potential acquisition of Navy Tower on Perkins Farm Lane and deed concerns with the Assessing Agent.

Ms. Wilson briefed the Selectmen on her research regarding the Navy Tower on Perkins Farm Lane. She explained that there was a right of access on Perkins Farm Lane to the property. However, she said the potential access across the road to Popham Beach was ambiguous at best and she did not wish to offer an opinion since the issue was so vague in the deeds.

Ms. Wilson also expressed concern over whether the Government would transfer their "right to cut," on neighboring properties in order to maintain the sight line from the Tower to the ocean. Selectmen Douglass stated he felt that issue should be clarified, especially if the Town wished to use the Tower in rescue situations at Popham Beach.

No further action taken by the board.

IV. New Business

1. Mapping issues in regards to work done by Spatial Alternatives.

The Selectmen felt the Town was not being treated as fairly as it should by the company updating the Town's maps. The Board agreed to speak with other company's to gauge whether or not the Town was indeed being treated fairly and if the Town could not receive better treatment and prices elsewhere.

V. Adjournment: Selectmen voted (3-0) to adjourn at 6:30 p.m.