



# Town of Porter

71 Main Street, Porter, ME 04068  
Phone: (207) 625-8344 – Fax: (207) 625-4120  
www.portermaine.org

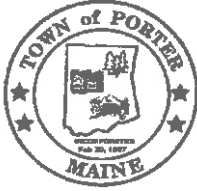
## SELECT BOARD MEETING AGENDA

May 27, 2026 – 4:00 pm

Porter Town Hall

- **ROLL CALL**
- **AGENDA APPROVAL**
- **ROUTINE AGENDA ITEMS:**
  - Motion to accept the minutes of the May 13, 2026 Select Board Meeting
  - EMA Director Report
  - Animal Control Officer Report
  - Code Enforcement Officer/Plumbing Inspector's Report – **(last meeting of each month)**
  - Local Health Officer Report
  - Road Commissioner Report
  - Road Advisory Committee Report
  - Review of Action Items
  - Approve/Sign Payroll Warrant & Accounts Payable Warrant
  - Town Treasurer Report
  - Town Clerk Report
  - Selectmen Reports
  - Conservation Commission Report – **(first meeting of each month)**
- **OLD BUSINESS:**
  - A. **Review of Purchase Offers for Foreclosed Property located at 17 Chapel Street (Map U03/Lot 013) – Casey Gray (ReMax Realty)**
  - B. **Closing on Foreclosed Property located at 12 Little Lane (Map R01/Lot 005A) – Casey Gray (ReMax Realty)**
- **NEW BUSINESS:**
  - A. \_\_\_\_\_
- **OTHER BUSINESS:** Time Permitting
- **ADJOURNMENT**

No later than 5:30 pm. Any business not concluded by the time of adjournment will be taken up at 9:00 am the following day or at another date determined.



# Town of Porter

71 Main Street, Porter, ME 04068  
Phone: (207) 625-8344 – Fax: (207) 625-4120  
[www.portermaine.org](http://www.portermaine.org)

## Select Board Meeting Minutes May 27, 2026 – 4:00 pm Porter Town Hall

The Select Board meeting was called to order by Chairperson John Lowry at 4:01 pm.

➤ **Roll Call:**

In attendance were: Select Board members John Lowry, John O'Donnell and Aaron Wedgewood; Treasurer Dawn Campbell; Town Clerk Maureen Scanlon; Code Enforcement Officer Dan Davis; Realtor Casey Gray from ReMax Realty

➤ **Motion to Accept the Agenda:**

John O'Donnell made a motion to accept/approve the agenda. It was seconded by Aaron Wedgewood. Motion carried with all in favor.

➤ **Motion to Accept/Approve the May 13, 2026 Select Board Meeting Minutes:**

John O'Donnell made a motion to accept/approve the minutes from the May 13, 2026 Select Board meeting as written. It was seconded by Aaron Wedgewood. Motion carried with all in favor.

➤ **Emergency Management Report** – No report given.

➤ **Animal Control Officer Report** – No report given.

➤ **Code Enforcement Officer/Plumbing Inspector Report** – Code Enforcement/Plumbing Inspector Dan Davis submitted his report for the time period of April 25, 2026 through May 22, 2026. He updated the Board on several items in his report.

A copy of this report is attached to and does hereby become a part of the original set of these minutes.

Dan mentioned that nominations for the Legislative Policy Committee will be opening soon. He requested that he be re-nominated as the Regional Representative to this committee. John Lowry stated that he will do this for Dan.

➤ **Local Health Officer Report** – No report given.

John Lowry mentioned that Health Officer, Dr. Joseph DeKay, has been working very hard on an issue to help a family in need on Endfield Street.

- **Road Commissioner Report** – No report given.
- **Road Advisory Committee Report** – Road Advisory Committee Member Aaron Wedgewood read aloud the results of the recent traffic count survey on School Street., Porterfield Road., Colcord Pond Road., Bickford Pond Road. and First County Road.
- **Review of Action Items** – Items addressed:

- **Follow-up on RFP (Request for Proposal) for 2026 road repairs.**

Treasurer Dawn Campbell reported that the town has received the funding for the road repairs. The bank closed on the Bond on May 21<sup>st</sup> in the amount of \$750,000.00. The BAN (Bond Anticipation Note) has been paid in full from these funds.

- **Next Steps for 57 Mason Road (Foreclosed Trailer).**

There was discussion on the need to obtain insurance for this property to protect the town's interest. John Lowry will follow-up with the town's insurance representative regarding this matter. There was also discussion on options for this property. John O'Donnell will follow-up with the owner of the land that this trailer sits upon to discuss options.

- **Prepare presentation for awarding the Boston Post Cane to the oldest resident in Porter.**

The presentation of the Boston Post Cane will be added to the agenda for the June 24, 2026 meeting. The Select Board will work on creating the presentation for the recipient. It was noted that Assistant Clerk Gail Williams has reached out to the recipient's family members for information that may be of help in creating the presentation ceremony.

- **Schedule a meeting with the EMA Director to develop a plan for addressing a mass casualties situation.**

Aaron Wedgewood will talk to EMA Director Roger Berube about setting up a meeting to address this matter. Once a time and date have been agreed upon, notice of the meeting will be made to the public.

- **Review website upgrades for additional improvement options with service provider.**

It was noted that the review of sample websites has been completed. The Select Board will review the contract for website upgrades again for approval consideration at the next meeting. This will be added to the agenda for the June 10, 2026 meeting (under Old Business).

**Added Action Item:**

- **Update Policy – Use of Town Lands and Facilities.**

➤ **Approval of Payroll & Accounts Payable Warrants:**

P/R Warrant #18 was approved and signed for \$10,842.11.

A/P Warrant #19 was approved and signed for \$23,101.61.

➤ **Treasurer Report** – Treasurer Dawn Campbell reported on the following:

- As mentioned under the “Review of Action Items” portion of this meeting, the Bond for \$750,000.00 has been closed upon. The BAN was paid off in the amount of \$181,865.41. This leaves a balance of \$568,134.59 from the proceeds of the Bond, which is in a separate account, specifically designated for these funds. There was some discussion on the additional funds available for road repairs.
- The final audit is expected on June 1<sup>st</sup> for the Treasurer’s final review.
- Distributed the updated actual to budget spending report as of May 19, 2026 to the Select Board.
- The town has a 12-month CD that automatically renews every year on May 18<sup>th</sup>. She was able to negotiate a better interest rate (3.5%) with the bank this year instead of the rate that they were offering (.6%).
- Aaron Wedgewood asked Dawn to compile a breakdown of the past five-year period showing the balance in the undesignated fund balances after the final audit has been completed. Dawn stated that she will compose a breakdown analysis for him, and also informed him that this information is included in the Annual Report every year. He mentioned that he would like to review the trending of the funds that have been used from the undesignated fund balance to offset property taxes during the yearly commitment process.
- John Lowry reported that a recent inspection report on the Stanley bridge, which is on Dam Road, has been received and shows that it requires repairs. There was discussion on funding for the repairs.

➤ **Town Clerk Report** – Town Clerk Maureen Scanlon reported on the following:

- A copy of the Computation and Declaration of Votes (for all five towns) from the May 9, 2026 School Budget Validation Referendum Election is included in the meeting packet.

A copy of this document is attached to and does hereby become a part of the original set of these minutes.

- Jeanna Moody-Libby has agreed to serve as a Ballot Clerk as needed. Maureen requested that Jeanna be appointed at this meeting until December of this year. All Ballot Clerks will be re-appointed for another two-year period in December. This will put her on the same schedule as the other Clerks for re-appointments.

John O'Donnell made a motion to appoint Jeanna Moody-Libby as a Ballot Clerk until December 2026. It was seconded by Aaron Wedgewood. Motion carried with all in favor.

➤ **John Lowry** – reported on the following:

- He has confirmed that the Bickford Pond Dam is working well. It still needs a little cosmetic work done to it. The Bickford Pond crew have been doing a good job of managing the water levels.
- There was some discussion on the petition that has been submitted to the DEP (Department of Environmental Protection) by property abutters of Colcord Pond regarding the water level of the pond. Aaron Wedgewood stated that he will speak to the contact person for the Colcord Pond abutters to determine what they are striving to achieve.

➤ **John O'Donnell** – reported on the following:

- Stated that he would like to vote on the matter of reciting the Pledge of Allegiance at the beginning of these meetings in the future. There was some discussion on this matter with John Lowry mentioning that as a former member of the military, he made a superior oath to the Constitution.

John O'Donnell made a motion to recite the Pledge of Allegiance at the beginning of future Select Board meetings. It was seconded by Aaron Wedgewood. Motion carried with two in favor and John Lowry abstaining from the vote.

➤ **Aaron Wedgewood** – reported on the following:

- He is working on organizing information on roads and culverts that need to be addressed. This information will be reviewed at the next Road Advisory Committee meeting / workshop.

➤ **Conservation Commission Report** – No report given.

**VOTE TO CONTINUE PAST THE  
DESIGNATED 5:30 PM MEETING ADJOURNMENT TIME**

Aaron Wedgewood made a motion to continue the meeting past the designated 5:30 pm adjournment time. It was seconded by John O'Donnell. Motion carried with all in favor.

➤ **OLD BUSINESS:**

**A. Review of Purchase Offers for Foreclosed Property located at 17 Chapel Street (Map U03/Lot 013) – Casey Gray (ReMax Realty)**

Realtor Casey Gray, from ReMax Realty, presented the two offers that she received for the sale of the foreclosed property located at 17 Chapel Street. In the order they were received, the offers are as follows:

1. \$5,000.00 (with an escalation to \$15,100.00)
2. \$20,000.00

There was a lot of discussion regarding the need to secure this property from potential intruders / vandalism until the buyer has taken ownership of it.

Aaron Wedgewood made a motion to accept offer #2 in the amount of \$20,000.00 with the understanding that the town will “board up” the property to secure it against potential intruders / vandalism to protect the town’s interest in the property.

John O’Donnell made a motion to retain the services of Matthew Waters in the amount of \$3,000.00 to “board up” the property located at 17 Chapel Street against potential intruders / vandalism. It was seconded by Aaron Wedgewood. Motion carried with all in favor.

**B. Closing on Foreclosed Property located at 12 Little Lane (Map R01/Lot 005A) – Casey Gray (ReMax Realty)**

Realtor Casey Gray explained that the buyer for the foreclosed property located at 12 Little Lane has attempted to arrange the closing (of the sale) with two separate title companies. A resolution to an outstanding matter, that is delaying this closing, is being researched. Once the matter has been resolved to satisfaction, the buyer will be closing the sale directly with the town.

This agenda item will be added to the agenda for the June 10, 2026 meeting.

It was noted that the buyer has started cleaning up the property, prior to the actual closing, with the town’s approval.

➤ **NEW BUSINESS:**

There were no “New Business” agenda items.

➤ **OTHER BUSINESS:**

- Dawn Campbell followed up on the issue that was discussed several months ago regarding the need to supply water at the Veteran’s Park for the watering of the flowers. It was noted that the former owner of the abutting property allowed the woman in charge of the watering duties to access water from a water spigot located on his property. When the property was sold, the watering was done by this lady by carrying in many jugs of water. This is a very labor-intensive job for her to complete. The new home owner has agreed to allow her to access water from his property. The new property owner did express concern about a potential increase in his water bill. The American Legion has agreed to subsidize his water bill for any additional cost incurred. This can be monitored through a gauge that will track the extra water consumption for reimbursement purposes. Dawn mentioned that the town previously approved funds to purchase granite posts, that hold the sign, for this location through the Stanley Higgins Beautification Fund. She presented options for the purchase of items, such as the hose, connectors and water metering gauge, to address the water issue in a more feasible manner with consideration to the property owner. She also requested authorization to purchase these items with funds from the Stanley Higgins Beautification

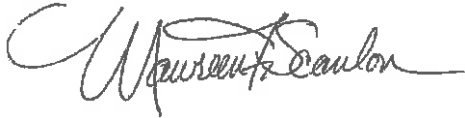
Fund. This is not the Stanley Higgins Trust Fund that provides funding to students. There was some discussion on this matter with a focus on a more permanent solution to this problem in the future.

John O'Donnell made a motion to allow the Treasurer to spend up to \$150.00 for the purchase of the items from the Stanley Higgins Beautification Fund. It was seconded by John Lowry. Motion carried with all in favor.

➤ **Meeting Adjournment:**

John O'Donnell made a motion to adjourn the meeting at 6:01 pm. It was seconded by Aaron Wedgewood. Motion carried with all in favor.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Maureen F. Scanlon".

Maureen F. Scanlon  
Town Clerk