

**KENNEBUNK SELECT BOARD  
SPECIAL MEETING MINUTES  
THURSDAY, MAY 31, 2022 – 6:30 P.M.  
MEETING HELD VIA ZOOM**

This meeting was held via the Zoom teleconferencing platform in keeping with the Select Board's "Remote Meeting and Participation Policy" for COVID safety. The meeting was televised on Cable TV Channels 5. It is available for viewing at any time online at [TownHallStreams.com](http://TownHallStreams.com).

**1. Call to Order**

The meeting was called to order at 6:30 pm by Chair L. Blake Baldwin.

Select Board members:

Present: L. Blake Baldwin (Chair), Kortney Nedeau (Secretary), Sally Carpenter, Frank Paul, Lisa Pratt

Absent: Shiloh Schulte (Vice Chair), William Ward, Jr.

Also Present: Michael Pardue (Town Manager), Joel Downs (Finance Director), Merton Brown (Town Clerk), Chris Osterrieder (Community Development Director), Karen Winton (Community Development Deputy Director), Bryan Laverriere (Public Services Director)

**2. Public Hearing**

- a. The Chair then opened a public hearing to hear public comment on the **Proposed FY22-23 Proposed Budget**.

The Select Board, Budget Board and staff assembled a [proposed budget](#) for the coming year (July 2022-June 2023). Those budget meetings, that took place in January and February of 2022, are archived and available for viewing anytime at [www.townhallstreams.com](http://www.townhallstreams.com). This public hearing complies with the Town Charter and is the second of two hearings required. No motion is needed.

Finance Director Downs presented a [PowerPoint overview \(PDF\)](#) of the proposed budget to include information related to gross budget, net budget, additional debt service, and more.

No questions were posed by the Board or public.

There being no further comments, the Chair closed the public hearing.

- 3. Discuss an Extension of the Purchase & Sale Agreement (PSA) between the Town and Beach Glass Management, LLC** – This PSA is for Town-owned property, (Map 59 Lot 34), on York Street formerly used as a rest area. In 2019, the Town entered into a PSA with Beach Glass Management, LLC for the purchase of this property, with Beach Glass Management, LLC planning to construct a memory care facility on this site. The PSA provided for a period of due diligence, affording the purchaser time to complete permitting activity. The purchaser has been working through the State and local permitting process, but due to delays in processing time associated with remote work and required supplemental environmental assessment, there is a need to extend the PSA. Given the status of the permitting process, it is anticipated that an additional 90 days will be required to complete the due diligence effort.

Town Engineer/Community Development Director, Chris Osterrieder, provided a brief overview of the steps that have been taken to date. He spoke of several environmental provisions being incorporated in this effort.

Susan Bloomfield, from the public, spoke about the vernal pools on the referenced parcel.

Kortney Nedeau asked Mr. Osterrieder a few questions.

Tom Berry, from the public, asked about the use of culverts, referring to what some European countries use for culvert design.

**Motion:** To extend the Purchase & Sale Agreement with Beach Glass Management, LLC for the purchase of the property identified on Map 59, Lot 34 for an additional 90 days.

Moved: L .Pratt

Seconded: K. Nedeau

**Vote:** Roll call vote. 5 votes in favor, 0 opposed, 2 absent [Schulte, Ward]; the motion passed.

#### 4. Adjournment

At 7:10 pm, a motion was made to adjourn the Select Board meeting.

Moved: K. Nedeau

Seconded: S. Carpenter

**Vote:** Roll call vote. 5 votes in favor, 0 opposed, 2 absent (Schulte, Ward); the motion passed.

Respectfully submitted by,  
Kathleen Nolette, Town Manager's Administrative Assistant

Adopted by the Board on: (DATE OF MEETING)

6/22/2022

Select Board Member:



SIGNATURE

Kortney Nedeau

NAME IN PRINT