

# RICHMOND SELECTBOARD MEETING AGENDA

Andy Alexander  
Robert Bodge, Chairman  
Matt Roberge  
Tracy Tuttle  
Brian York, Vice Chair

Town Office Conference Room  
Tuesday, May 12, 2026 @ 6:00PM

- 1.0 CALL TO ORDER
- 2.0 PLEDGE OF ALLEGIANCE
- 3.0 REQUEST TO APPROVE MINUTES OF SELECTBOARD MEETING ON: **April 28, 2026**
- 4.0 PROCLAMATIONS & APPOINTMENTS
  - 4.1 None Scheduled
- 5.0 SELECTBOARD DISCUSSION ITEMS & COMMUNICATIONS
  - 5.1 None Scheduled
- 6.0 SELECTBOARD ACTION ITEMS
  - 6.1 Authorize the Town Manager to sign CMP Easement Request at the Transfer Station
- PUBLIC COMMENT, ORAL/WRITTEN REPORTS & OTHER BUSINESS
  - 6.2 Public Comments & Questions
  - 6.3 Town Manager Report
  - 6.4 Selectboard Members
  - 6.5 Boards, Departments & Committee Reports
- 7.0 WARRANT
  - 7.1 Request to Approve Town Warrant
- 8.0 EXECUTIVE SESSION FOR 1 M.R.S.A. 405 § 6.A (1) – Personnel Matters
- 9.0 ADJOURNMENT

# RICHMOND SELECTBOARD MEETING

## April 28, 2026 Minutes

### 1.0 CALL TO ORDER at 5:50PM

Select Board Members – Andy Alexander, Robert Bodge, Chair, Matt Roberge, Tracy Tuttle & Brian York Vice Chair

### 2.0 PLEDGE OF ALLEGIANCE

### 3.0 REQUEST TO APPROVE MINUTES OF SELECTBOARD MEETING ON: April 14, 2026

Select Board Member Alexander made a motion to approve the minutes of April 14<sup>th</sup> Select Board Member Tuttle seconded. Motion passed (4-0)

### 4.0 PROCLAMATIONS & APPOINTMENTS

Select Board Member Roberge made a motion to group 4.1 to 4.5 and approve them in 1 motion Select Board Member Alexander seconded. Motion passed (4-0)

Select Board Member Alexander made a motion to approve the resignations in 4.1 & 4.2 and the appointments in 4.3 to 4.5 Select Board Member Tuttle seconded. Motion passed (5-0)

4.1 Resignation of Rose Beckwith from the Library Trustees (expires 6/30/26)

4.2 Resignation of Janet Clement from the Library Trustees (expires 6/30/28)

4.3 Appointment of Meadow Merrill to the Library Trustees (to replace Janet Clement until 6/30/28)

4.4 Appointment of Michelle Purington to the Library Trustees (replacing Rose Beckwith until 06/30/26 then another 3 years to expire 06/30/2029)

4.5 Appointment of Theresa Inglis from an Alternate to Full Time Member of the Planning Board (to replace John Bellino until 06/30/28)

### 5.0 SELECTBOARD DISCUSSION ITEMS & COMMUNICATIONS

5.1 None Scheduled

### 6.0 SELECTBOARD ACTION ITEMS

6.1 None Requested

### 7.0 PUBLIC COMMENT, ORAL/WRITTEN REPORTS & OTHER BUSINESS

7.1 Public Comments & Questions

Nine residents from Meadowbrook Trailer Park along with a spokesperson, Eric Fleischman talked about issues in the trailer park. Residents are now being charged for water & sewer monthly along with trash removal, but no one is keeping the park clean & safe. There are lots of issues including roads, electrical issues, cracked pads.

No longer a park manager on site. Maine Real Estate Management company out of Bangor manages the park. The owner of the park is an out-of-state company.

They are asking the Select Board to create a mobile home ordinance stating that lot rents can't be raised for than %%% in a year. The Towns & Cities of Waterville, OOB, Norway, Lewiston and other towns have created an ordinance with success.

# RICHMOND SELECTBOARD MEETING

## April 28, 2026 Minutes

Jay Robbins talked about the Boston Post Cane and said that we haven't done anything in years. He had a list of about 20 residents who received it. The Boston Post Cane started in 1909 with the cane then we changed to pins so the cane wouldn't get lost.

He recommends that during Richmond Days from about 2-4PM every resident over 90 years old gathers at the Waterfront for a party.

7.2 Town Manager Report  
Docks are being installed on 5/11

7.3 Selectboard Members  
Andy talked about cleaning up Houdlette Field

7.4 Boards, Departments & Committee Reports

### 8.0 WARRANT

8.1 Request to Approve Town Warrant

Select Board Member Tuttle made a motion to approve the warrants Select Board Member Roberge seconded. Motion passed (5-0)

### 9.0 EXECUTIVE SESSION FOR 1 M.R.S.A. 405 § 6.A (1) – Personnel Matters

9.1 Town Manager Evaluation

Select Board Member Roberge made a motion to table 9.1 until after the Budget Meeting Select Board Member Alexander seconded. Motion passed (5-0)

### 10.0 ADJOURNMENT

Select Board Member Roberge made a motion to adjourn @ 6:45PM. Select Board Member Tuttle seconded. Motion passed (5-0)

9.1

Select Board Member Roberge made a motion to go into executive session @ 9:20 PM. Select Board Member Alexander seconded. Motion passed (5-0)

Select Board Member York made a motion to come out of executive session @ 11:00 PM. Select Board Member Tuttle seconded. Motion passed (5-0)

No action was taken



## TOWN OF RICHMOND

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### MEMORANDUM

TO Selectboard Members  
FROM Jim Chandler, Town Manager *JNC*  
COPY Will Berdan, Recycle-Transfer Station Manager  
DATE May 12, 2026  
REFERENCE: Item 6.1 – Authorize Granting of Easement to CMP at Recycle-Transfer Station

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#### **Purpose**

Approve the request from Central Maine Power (CMP) for two Easements for installation of new Guy Wires for existing CMP poles located on Town-owned property at the Recycle-Transfer Station.

#### **Background**

Richmond owns the Recycle-Transfer Station property at 150 Lincoln Street. Parcel Map-Lot R01-067.

As part of the CMP upgrades associated with a solar project being built off Lincoln Street, CMP is replacing several poles along Lincoln Street to upgrade the capacity to 3-phase power lines. Poles #18 and 20 are located on Town transfer station property and need new guy wires for the upgraded service.

The project is being coordinated by Nexamp, a solar power company working with CMP

#### **Analysis & Justification**

Staff reviewed the Nexamp / CMP request and have no issues of concern. Attached is graphic depicting the parcel and pole locations.

#### **Recommendation**

Staff recommend the Selectboard accept the Nexamp/CMP request for Easements and authorize the Town Manager to execute these documents on the Town's behalf.

Recommended Motion:

I move that the Selectboard authorize the Town Manager to execute the Easements for CMP poles located on town property.

#### **Fiscal Impact**

No immediate impact. However, having 3-phase power on Lincoln Street may benefit the town in the future by reducing costs for connecting additional capacity to the Recycle-Transfer Station.

#### **Staffing Impact**

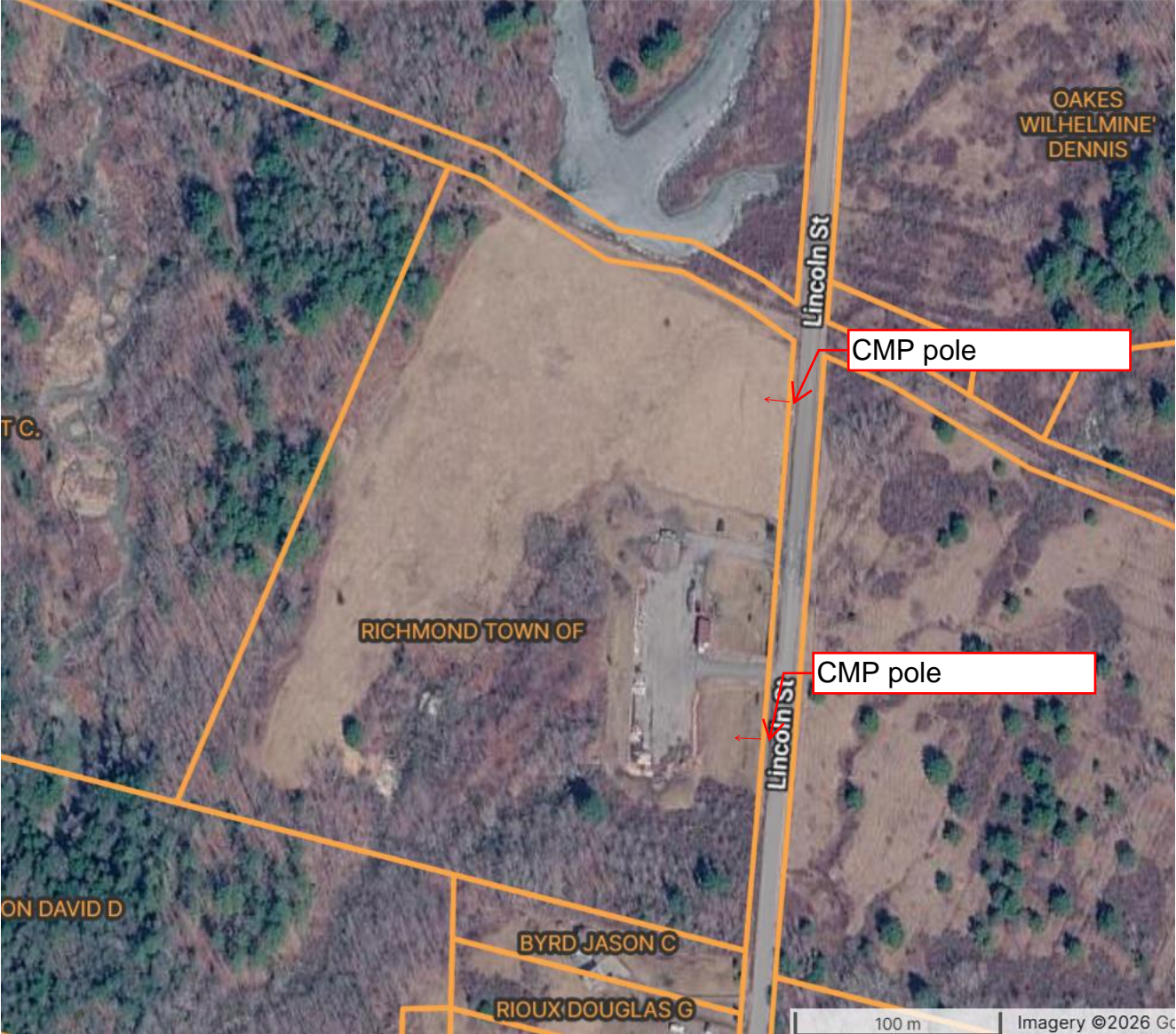
None.

#### **Regional Impacts**

None.

#### **Legal Review**

None required, Easements will be filed with Sagadahoc County by CMP.





JANET T. MILLS  
GOVERNOR

STATE OF MAINE  
DEPARTMENT OF  
INLAND FISHERIES & WILDLIFE  
353 WATER STREET  
41 STATE HOUSE STATION  
AUGUSTA, ME 04333-0041



TIMOTHY E. PEABODY  
ACTING COMMISSIONER

## Steve Powell (Swan Island) Wildlife Management Area – Public Transportation

Through the State of Maine procurement process, MDIFW will seek to contract a small private vessel to be operated with an OUPV (Operator of Uninspected Passenger Vessels), “six-pack”, licensed captain to provide ferry service to Steve Powell (Swan Island) WMA for summer of 2026. The vessel would operate for three days (Friday-Sunday) per week between July 10<sup>th</sup>-September 27<sup>th</sup> totaling 12 weekends or 36 service days. Transportation will be free to the public and limited to 6 passengers per trip. Ferry service will occur between the IFW mainland docks in Richmond and the Swan Island campground docks. Trips will operate on a reservation system based on scheduled times (i.e. 9AM, 11AM, 12PM, 1PM).

PHONE: (207) 287-8000

FISH AND WILDLIFE ON THE  
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