

WARRANT

Special Town Meeting

State of Maine, County of Hancock
Town of Blue Hill

To: Randy Curtis, a resident of said Blue Hill, in said County.

Greetings: In the name of the State of Maine, you are hereby required to warn and notify the voters of Blue Hill, in said County, qualified by law to vote in Town affairs, to meet in the Gordon Emerson Auditorium at the Town Hall, Blue Hill, on Monday, December 12, 2022, at 6:00 p.m., then and there to act on the following articles to wit:

ARTICLE 1. To choose a moderator to preside at said meeting.

WASTEWATER TREATMENT LOAN ARTICLE

ARTICLE 2. Shall the Town raise and appropriate through a proposed loan of \$2,750,000 at an interest rate not to exceed 2.625% for a period of twenty-eight (28) years, from USDA Rural Development, for the purpose of Fiscal Year 2022 Waste Water Treatment Facility Upgrades Project in accordance with Loan Resolution (Public Bodies) RUS Bulletin 1780-27, and a proposed grant in the amount of \$1,250,000 in accordance with Grant Agreement RUS Bulletin 1780-12, to lapse into a WWTF capital improvement reserve account, if not expended in 2022?

ORDINANCE ARTICLES

ARTICLE 3. Shall the following amendment to the Town of Blue Hill Planning Board Ordinance be enacted?

Add a new subsection 7 to Section III, as follows:

7. Upon the request of the Planning Board, the municipal officers shall make reasonable effort to appoint, within sixty (60) days of such request, an Alternate Member to the Planning Board. The Alternate Member may attend all meetings and participate in discussions. In the event that a Planning Board member is absent from a meeting or is unable to participate in a matter before the Planning Board, the Planning Board Chair may designate the Alternate to vote on decisions at such meeting or with respect to such matter. Alternate Members shall serve for a term ending at the second annual Town Meeting after their date of appointment (i.e., a term of not less than one year and not more than two years, unless re-appointed).

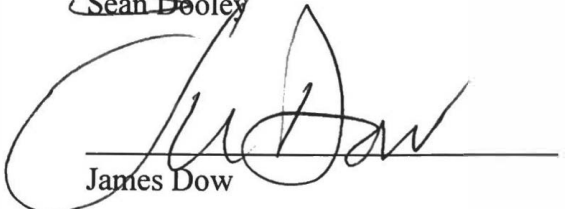
ARTICLE 4. Shall the following amendments to the Town of Blue Hill Commercial Site Plan Review Ordinance be enacted?

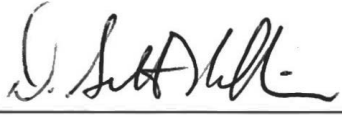
- A. The text of Section 4(E)(2) shall be replaced with “Fees associated with applications for permits under this *Ordinance* shall be as indicated on the Town fee schedule, as determined by the Select Board, in effect at the time the application is deemed complete by the *permitting authority*.”
 - B. The text of the first sentence of Section 4(E)(3) shall be replaced with “Technical review fees, if applicable, shall be as indicated on the Town fee schedule, as determined by the Select Board, in effect at the time the application is deemed complete by the *permitting authority*.”
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GIVEN UNTO OUR HANDS at Blue Hill, Maine this 28th day of November A.D. 2022


Ellen Best


Sean Dooley


James Dow



D. Scott Miller


Butler Smythe

A majority of the Municipal Officers of Blue Hill, Maine.

Attest: A True Copy:

Lyndsey Dow, Town Clerk



Nicholas Nadeau, Town Administrator