

**Town of Blue Hill
Select Board Meeting
Monday, August 31, 2026
Minutes**

Call to Order: 5:34 PM.

Attendance/Quorum

E. Best (Chair, arrived during item #5), S. Miller (Chair Pro-Tem), B. Adams, J. Wootten, A. Woog, D. Goettler (Town Clerk, Minute Taker).

Approval of Minutes

Tabled.

Public Comment

No public comments.

Business

1. Land Use Ordinance/Statute Violations

Z. Alvarez, Code Enforcement Officer, requested guidance on the enforcement of a statute prohibiting an unlicensed automobile graveyard. He already attempted to contact the property owner and the Sheriff's Office. The Board will send the property owner a certified letter informing them of the violation and refer the complainant to the Sheriff's Office directly if they can confirm that enforcement is primarily the Sheriff's responsibility.

The Blue Hill Country Club appears to have cut down one or more trees in the shoreland zone. J. Chapman and the Board suggested that Z. Alvarez seek mitigation methods from the DEP.

S. Miller and E. Best received an email from A. Dixon, town attorney, regarding Blaze: there is no update, and A. Dixon suggested moving forward with an 80K filing. Since the Blaze situation became highly public, some other property owners have come forward, concerned that they may have inadvertently also violated ordinances. The Board agreed to uphold the current penalty for late permit filings, which is to triple the ordinary filing fee.

2. Liquor Licenses

Upon a motion duly made and seconded, the Board voted 4/0 to schedule Arborvine's Liquor License public hearing for September 14, 2026, at 5:45 PM.

Upon a motion duly made and seconded, the Board voted 4/0 to approve Blue Hill Public Library's single-event Liquor License application as submitted.

3. Placement of Falls Bridge Interpretive Panel

MaineDOT will provide an interpretive panel on the Falls Bridge replacement project. The Board discussed where to place it; they and J. Chapman discussed what the final product will be and whether the Town will have to pay for its installation. The Board will contact

MaineDOT for more details on any further materials to be delivered and suggestions on locations.

4. Application for MMA Grant for Fire Department

J. Chapman would like to apply for a grant to install backup cameras on two fire trucks. Upon a motion duly made and seconded, the Board voted 4/0 to authorize the submission and authorize S. Miller to sign it.

5. Elm Tree

The elm tree on the Town Hall front lawn is meant to be Dutch Elm-resistant but has recently shown some flagging. P. Norris has trimmed the affected part of the tree and will continue to monitor it. S. Miller explained the differences in Town responsibility between trees on Town property, Town rights-of-way, and private property.

6. Sewer Lien Policy

Tabled until September 14, 2026.

7. Sale of Burial Rights

The Board has received a request to purchase the burial rights for a 10'x10' lot (#86) in Seaside Cemetery. Upon a motion duly made and seconded, the Board voted 5/0 to authorize the sale.

Other Business

A. Woog confirmed that the Safe Streets for All grant agreement will likely not be ready until mid-October due to the prioritization of amendments to existing grants. The Island Institute fellow will be starting on September 9, 2026, and the Board discussed other projects for her to work on until that grant agreement was available. S. Miller suggested a project pertaining to the Wastewater Treatment Plant upgrade project grant.

S. Miller explained that KRT Appraisal, contracted to assess personal property taxable value, turned in some paperwork along with an invoice and seems to consider their responsibilities complete; he expressed dissatisfaction with the service provided. He also suggested having M. Caldwell, Assessors' Agent, host a forum to educate the public, especially business owners, about personal property taxes. The Board discussed the issues with KRT's list of taxable property.

Executive Session

Upon a motion duly made and seconded, the Board voted 5/0 to enter executive session per 1 M.R.S. §405(6)(A) - Personnel Matters at 6:58 PM. Executive session ended at 7:42 PM.

Upon a motion duly made and seconded, the board voted 5/0 to appoint Alex Cromwell as Harbormaster effective October 1, 2026.

Adjournment

Upon a motion duly made and seconded, the Board voted 5/0 to adjourn the meeting at 7:43 PM subject to signing Disbursement Warrants.

The Disbursement Warrants were signed.