

**TOWN OF OLD ORCHARD BEACH
TOWN COUNCIL MEETING
Wednesday, May 21, 2014
TOWN HALL CHAMBERS
6:30 p.m.**

A Town Council Workshop of the Old Orchard Beach Town Council was held on Thursday, May 13, 2014. Chair O'Neill opened the meeting at 6:40 p.m.

The following were in attendance:

**Chair Shawn O'Neill
Vice Chair Bob Quinn
Councilor Malorie Pastor
Councilor Joseph Thornton
Councilor Michael Tousignant
Councilor Kenneth Blow
Councilor Jay Kelley
Town Manager Larry Mead
Assistant Town Manager, V. Louise Reid
Finance Director Diana Asanza
Library Director Lee Koenigs
Library Director Mary Ann Kontros
Jerome Plante – Ballpark Commission
Guy Fontaine – Ballpark Commission**

The workshop this evening is to consider the Edith Belle Memorial Library and the Ballpark.

Edith Belle Memorial Library

20175 – This Department budget is up \$40,106 or 14.6% related to the operation of the expanded facility in November or December of 2014. The purpose of the workshop this evening is to present its proposal to the Council.

Previously discussion of raises for the Library were discussed and this evening it basically was indicated that funding to the Library is in an amount given by the Town Council but how it is distributed or used within their budget is their decision.

Utilities

\$14,550

This account funds the following:

1. Electricity (slightly underfunded this year and will increase upon completion of the new building as the heating system is primarily run through electrically driven heat pumps for the geo-thermal system)
2. Water
3. Internet/Fax
4. Telephone
5. Heating Fuel (when the new building is completed, this line will only consist of propane and as reflected in the budget, has been cut by half)

The \$9,500 figure for the Library's electricity line item for FY15 was arrived at using the following estimates: The base cost for running existing lights and equipment is estimated at \$4,000 as the \$3,500 figure used in FY14 has already been surpassed. By June 30, 2014, it is likely that they will be very close to the \$4,000 figure. This is evident in the YTD column of the FY14 budget and this number is based on the usage in the old Library building. The six month estimate from Integrated Energy Systems for running the geothermal system heat pumps is \$3,005.) Due to the fact that the above estimated heat pump electricity cost is from 2012, the new Library will have twice as many patron computers and significantly more interior and exterior lighting, an additional \$2,494 was added to ensure that there would not be a shortfall in the electricity line for FY15. The total of the three figures is \$9,500.

Questions were raised on wind and solar energy. Wind power is a form of solar energy. Both wind power and solar power are clean and constant sources of energy. While solar power can be generated during daytime only, wind power can be generated at all times. Solar power is costlier while wind power causes noise pollution. Solar power is unreliable, especially during cloudy and rainy season while there is no such problem with wind power. It was noted that global warming and pollution is caused by burning of fossilized fuels. Energy drawn from the sun is known as solar power while electricity generated with the help of wind is known as wind power. When the Council asked what the difference is between wind power and solar power it was noted that one of the differences is the cost of installation. Solar panels are still costlier than the wind power installations. However, there are maintenance and upkeep requirements in the case of wind power generators with moving parts which there are not in solar panels. Discussion went on the geothermal energy issues. Thermal energy is cost effective, reliable, sustainable and environmentally friendly. It was noted that geothermal power requires no fuel (except for the pumps) and is therefore immune to fuel cost fluctuations. However, capital costs are significant. The question comes down to payback for energy costs. There was concern among the Council of the cost of maintaining this in the Library in the coming years. The cons of geothermal are the upfront costs which are considerable and the lack of experienced contractors make it difficult to find a qualified installer. The pros of course are the cost of operation which is very low and with the ever rising costs of propane, natural gas and oil, it looks more attractive every year. The Library Director indicated that in the future the system will pay for itself; usually as little as five years and in other cases a period of fifteen years. Some of the fixed costs of installation are never repeated.

Service Contracts

\$ 22,320

This account funds the following:

1. Water & Cooler
2. Security & Fire
3. Cleaning Service
4. ILL Delivery (Van Service)- transports Inter-library loan books between libraries in-state
5. Computer Support/Maintenance
6. Misc. (trash/sanding/shoveling/landscaping, etc.)

Councilor Pastor mentioned that one of the considerations by the Library staff should be to list priorities so that costs can be reduced.

The Council had a lengthy discussion of whether to cut the budget and go back with last year's budget amount and there were some which thought this would be a good idea. There was the question raised that in many instances relative to the lack of statistics and documentation for future costs that the Council did not want to fund an unknown. The Library Director indicated that she had figured her budget on a six month basis in the old facility (Lions Club) and six months when the new Library is build. It is hoped that next year's budget will have more firm documentation on which to base the budget.

The request for additional staff was addressed with the Library Director explaining that with the new building set up the floor plan is such that areas of children and adult services are different and staffing of the children's rooms will be required and therefor more staff. When this was discussed the question of how extra money other than that which is provided by the Town if raised. There were questions relative to offsetting revenues. The Library Director indicated that state law does not permit the charging of fees. The Finance Committee Chair disagreed with this and indicated that non-profit does not mean you can't make money. Mary Ann Kontros indicated that she recognized that there are ways to raise money but that the right terminology relative to donations must be used. The Town Manager indicated that he knows that there are Library's that charge fees for rental of their facilities and they even have price lists. Councilor Pastor asked if they pursued grants to which they said they did and that they had done a lot of fundraising already for the new library. She also asked if they charge for out-of-towners use of the Library and again they said they did with costs from \$15 to \$25. She suggested that after they have been in the building for a year it will be interesting and helpful to see what they have been able to raise to support the funding of the Library. The concern of the Council was that the budget request is based it appears only on projections and that there is a lot of fluff in the budget such as raises for staff, not being able to do some of the cleaning by staff rather than funding it through an outside cleaning service.

Councilor Tousignant indicated that he thought a sum of \$280,000 would be a fair appropriation for the Library. Councilor Blow wanted to leave it at the FY14 level. It was noted that the wage increase was 1.5% or \$2,300. There was a recommendation to cut the service contracts to \$10,000 and to cut the wages by \$2,100. Councilor Pastor suggested that the appropriation by \$265,000 and Councilor Blow did not think that was unreasonable. Councilor Pastor indicated that next year with better numbers on the increases of costs and patrons will provide better data to make more accurate budget projections. Vice Chair Quinn indicated he would like to look at the last quarterly report where they are using \$61,000 per quarter. He suggested the same budget as last year but the deduction of the carryover of \$15,107 from the prior year to \$258,667. The Finance Director, however, reminded the Council that there were carry over encumbrances for expenses in the amount of \$8,604 which reduced the carryovers listed in their FY14 budget in the amount of \$8,604. The final consensus was \$265,000.

The Chair thanked the Library representatives for their attendance and also wished them good luck in their new building.

Ballpark

Jerome Plante and Guy Fontaine made the presentation for this budget.

There was a very informative discussion on the upcoming season programs which were exciting and also innovative. It was noted by all the Council that the Ballpark has come a long way. Subject to Town Council oversight, the commission is responsible for developing the Ballpark's business planning including improvement, maintenance, financial tracking, marketing, operations, and long-term property enhancements, offering recommendations to the town manager and town council for consideration and approval. Operations may include, but is not limited to equipment, materials, vendors and park users. It is the work of the Committee to raise funds to be used exclusively for the improvement, maintenance and operation of the Ballpark through the sale of advertising or other promotional activities and through soliciting and accepting donations on behalf of the town, all in accordance with the town's established finance and accounting procedures. All such funds received by the commission shall be remitted to the town treasurer for deposit in a dedicated revenue account denoted "the Ballpark Fund." Soliciting, supporting and organizing the efforts of volunteers to assist in the improvement, maintenance and operation of the Ballpark as a community facility. The commission has established a schedule of regular meetings, which shall provide for at least 12 meetings per calendar year. They explained that the goal of the Commission is to build a qualified team of volunteers (ambassadors) to be able to operate and maintain The Ballpark at a high level of operation ability. Volunteers to use their efforts, expertise, or innovative insights to fulfill needs of The Ballpark in any capacity. Recruitment is done through personal contact, Internet Web Page, Local media news and advertising, Towns website, and the Ballpark banner.

It was noted that \$5,000 was transferred to the Ballpark in FY14 and they were asking for the same for FY15.

The Chair congratulated the Commission members for the superb work that has been done and wished them good luck for a successful summer series.

ADJOURNMENT:

The Chair thanked those in attendance.

Respectfully Submitted,

**V. Louise Reid
Town Council Secretary**

I, V. Louise Reid, Secretary to the Town Council of Old Orchard Beach, Maine, do hereby certify that the foregoing document consisting of four (4) pages is a copy of the original Minutes of the Town Council Workshop of May 21, 2014.

Louise Reid