



# TOWN OF WELLS

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Wells, Maine 04090

Offices of the  
Town Manager and  
Board of Selectmen

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## AGENDA SELECTMEN'S MEETING Tuesday, June 16, 2026

**4:30 PM – EXECUTIVE SESSION** – To enter into Executive Session, pursuant to 1 M.R.S. § 405(6)(E), to consult with the Town Attorney regarding the legal rights and duties of the Board, in connection with lodging facilities' compliance with state and local guest registry requirements under 30-A M.R.S. § 3821 and § 150-83(A) of the Town Code.

**5:15 PM – EXECUTIVE SESSION** – To hold an executive session, pursuant to 1 M.R.S. § 405(6)(E), to consult with the Town Attorney regarding the Board's legal rights and duties in connection with the licensing requirements of Chapter 150 of the Town Code and related enforcement.

### **5:40 PM – INTERVIEWS FOR VARIOUS BOARDS AND COMMITTEES**

- Michael Nugent - Committee for Veteran's Affairs, Alternate Member
- Kathryn Fleury - Recreation Commission, Alternate Member
- Marilyn Falzone - Board of Assessment Review Term Renewal
- Robert Zitzow - Voter Registration Appeals Board Term Renewal
- Julie DeDominici - Personnel Advisory Board Term Renewal
- Judy Vincent - Personnel Advisory Board Term Renewal

### **6:00 PM – SELECTMEN'S MEETING**

Pledge of Allegiance

**SPECIAL PRESENTATION:** FY'25 Town of Wells Audit Report - Ron Smith

### **MUNICIPAL OFFICERS WORKSHOP / BUSINESS / PUBLIC HEARINGS**

1. Annual Election of Officers to the Board of Selectmen - Chair & Vice Chair.
2. Public hearing on a proposed ordinance to establish a Data Center Moratorium.
3. Amin Hotels, Inc., dba: Ogunquit River Inn, 17 Post Road, Wells, application for a full-time Beer, Wine and Spirits Liquor License. (R)

4. Catch Water LLC, dba: The Fisherman's Catch, 134 Harbor Road, Wells, application for a full-time Beer, Wine and Spirits Liquor License. (R)
5. Catch Water LLC, dba: The Fisherman's Catch, 134 Harbor Road, Wells, application for a Special Entertainment Permit. (R)
6. Tyler Klimas, dba: Blitz Fishing Adventures, 65 Beaver Hill Road, Springvale, application for a Commercial Recreation Business License. (R)
7. Karrah Lacasse and Aleksandar Srbljak, dba: Karrah's Transportation LLC, 27 Loop Road, wells, application for a Taxicab Business License. (N)
8. Karrah Lacasse, dba: Seacoast Shuttle Service, 27 Loop Road, Wells, application for a Taxicab Operator's License. (N)
9. Aleksandar Srbljak, dba: Seacoast Shuttle Service, 27 Loop Road, Wells, application for a Taxicab Operator's License. (N)
10. Senior Needs Committee of Wells and Ogunquit, 300 Post Road, Wells, application for a License for Games of Chance to be held at the Wells Ogunquit Senior Center.
11. Good News
12. Department Update: Finance Department – Jodie Sanborn
13. Open to the Public (10 minutes)

#### **CURRENT AGENDA ITEMS**

1. Review and action on Accounts Payable and Payroll Warrants.
2. Update, discussion and action on Committees, Projects, Issues, Purchases and Personnel:
  - a) **Discussion and action to consider the appointment of a Temporary Interim Acting Assistant Town Manager.**
  - b) **Discussion and action on a proposed notice from the Town Clerk regarding unlicensed businesses.**
  - c) **Discussion, update, and action on tabled lodging license applications.**
  - d) **Discussion and action to accept \$10,237.20 in drug forfeiture money received by the Wells Police Department from a 2021 drug case.**

**e) Discussion and action to approve a Quitclaim Deed for the following property that had a foreclosure date of March 29, 2025. The 60-day buyback period for the property ended on May 29, 2025.**

- York Et Al, Harry B. Property is known as parcel number 0054/002-000. Payment was received to pay FY 23 and FY 24 on May 28, 2026. Quitclaim deed releases the lien filed in book/page 19321/41.

**f) Discussion and action to approve a Quitclaim Deed for the following property that had a foreclosure date of April 2, 2026. The 60-day buyback period for the property ended on June 2, 2026.**

- York, Heirs of Harry B. Property is known as parcel number 0054/002-000. Payment was received to pay FY 23 and FY 24 on May 28, 2026. Quitclaim deed releases the lien filed in book/page 19524/926.

**g) Discussion and action to schedule a public hearing to release up to \$52,500 from the Emergency Facility Repair and Energy Improvement Fund for repairs to the Retaining Wall at the Transfer Station.**

**h) Discussion and action to consider authorizing the publishing of the May 21, 2026 video regarding Conservation Commissions workshop on Identifying and Managing Invasive Plants.**

**i) Discussion and action to authorize the Town Clerk or Deputy Clerk to affix their signature and grant an extension for a liquor license which has expired and is scheduled for a public hearing at the next Selectmen's meeting.**

**j) Discussion and action to authorize the Town Clerk or Deputy Clerk to affix their signature on a letter to the State Licensing Department for a liquor license which has been applied for online and has been approved by the Board of Selectmen at a regular meeting.**

**k) Discussion and action to authorize the Town Clerk or Deputy Clerk to sign applications for Special Permits for Catering Privileges by qualified catering organizations or Off Premises Permits for duly licensed restaurants holding a current State Liquor License.**

**l) Discussion and action on Updates, Personnel and Committee Assignments, Resignations and Issues.**

**m) Discussion and action to accept Donations and Bequests.**

## **NEW BUSINESS**

1. Open to the Public (10 minutes)

2. Town Manager's Report
3. Select Board Comments
  - a. Subcommittee Reports
  - b. Individual Select Board Member Comments
4. **EXECUTIVE SESSION** - To discuss the applicants to various boards and committees, pursuant to 1 M.R.S. § 405(6)(A).
5. Appointment of members to various boards & committees.
6. **EXECUTIVE SESSION** – To hold an executive session, pursuant to 1 M.R.S. §405(6)(D) to discuss with the Town's Negotiators the Status of the Ongoing Negotiations of the Labor Contract between the Town of Wells and the Teamsters Local Union 340 for the Public Works Unit.
7. **EXECUTIVE SESSION** - To discuss a personnel matter with the Town Manager, pursuant to 1 M.R.S. § 405(6)(A).
8. Adjournment