

2009

# Town of Wells Annual Report for Fiscal Year beginning July 1, 2008 and ending June 30, 2009

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# *Town of Wells*

## *Annual Report*



*For Fiscal Year beginning July 1, 2008  
and ending June 30, 2009*

## ***TABLE OF CONTENTS***

### **Administration**

Appointed Positions .....	13
Boards and Commissions .....	14
Elected Officials .....	9
General Office .....	11
State Officials .....	20
Telephone Numbers .....	8
Town Manager .....	4

### **Boards/Committees**

Conservation Commission.....	63
Historical Society of Wells & Ogunquit .....	65
Kennebunk, Kennebunkport, and Wells Water District .....	85
Library Board of Trustees .....	66
Ordinance Review Committee .....	54
Sanitary District.....	97
Zoning Board of Appeals .....	70

<b><u>Dedication</u></b> .....	2
--------------------------------	---

### **Department Reports**

Tax Assessor.....	31
Town Clerk.....	28
Code Enforcement .....	36
Fire Department .....	38
General Office/Treasurer.....	59
Human Resources.....	61
Harbor Master.....	45
Planning.....	52
Police Department .....	55
Wells Emergency Medical Services .....	72
Wells Parks & Recreation .....	46
Wells Public Library .....	47
Wells Information Center .....	71

### **Finance**

Audit.....	87
Unpaid Real Estate and Personal Property Tax .....	74

Pictured on Cover: Garden flowers donated by Jeff Farley of Jo-Ann's Gardens and planted by the students of Southern Maine Martial Arts. Flowers on side and rear entrance of building were donated by Robert Lopresti of Cascade Garden Center.

## ***DEDICATION***

### **Bill and Anna Spiller**



*Photo by Tibor Nemeth*

We are honored to dedicate this year's annual report to Bill and Anna Spiller. Bill and Anna have resided in Wells over 40 years and have contributed greatly to the community.

Bill and Anna purchased the 130-acre Spiller Farm property, located on Route 9A, in 1967 and have owned and operated Spiller Farm since then. They work tirelessly in the fields from sunrise to sunset and have quite an array of crops, including apples, pumpkins, corn, potatoes, zucchini, cucumbers, carrots, strawberries, raspberries and blueberries.

In 2001, they joined the Maine chapter of the national "Plant a Row for the Hungry". As part of this program, they set aside a portion of their property to grow vegetables and fruits for the local food pantries and shelters. Since then they have donated thousands of pounds of fresh produce

to this program and were recently recognized in an article, “*Angels Among Us 2009*”, which was published in the November/December 2009 issue of *Yankee* magazine.

Bill has also contributed many hours volunteering for the Town of Wells as a Selectman, a member of the W.O.C.S.D. School Committee, and serving on other committees including the Comprehensive Plan Implementation Committee, Ordinance Review Committee and Conservation Commission.

We are very grateful for the many contributions the Spillers have provided to the Town of Wells over the years.



## ***TOWN MANAGER'S REPORT***

This Annual Report highlights the activities of the many Departments, Boards and Committees of the Town of Wells from July 1, 2008 to June 30, 2009. Although spring storms dominated previous Town Reports, it was a crippling ice storm in December that was the headline of FY'09. It brought down trees and caused widespread power outages that lasted as long as five days. Once again, the community pulled together to provide shelters, look after neighbors, and to clear the debris that lined the roads.

### **Summer**

Wells is a community that exemplifies the perfect place for a summer vacation in Maine. Countless tourists and guests arrive during the summer months to enjoy its beaches, trails and other natural attractions. In addition, Wells boasts of a wide variety of activities and programs including the popular Harbor Concert Series and many well-attended programs offered by the Wells Public Library, Recreation Department and Wells Activity Center.

For the Town, summer is also its construction season. The main project this year was the long-needed reconstruction of the Webhannet Seawall. This project was made possible by the approval of a \$1.3 million dollar bond by Town voters, and additional funding by the Federal Emergency Management Agency and the Maine Emergency Management Agency. Designed by ATTAR Engineering and constructed by Wyman and Simpson, Inc., the project was a great success. The Town's paving program included the Allen Road, the Merriland Ridge Road, and the reclamation and paving of a major portion of Route 9B. In addition, repairs were made to Folsom Lane and the restrooms at Casino Square were renovated.



*Splashover at Webhannet Seawall*



*Repair work on Webhannet Seawall*

The summer also marked the beginning of the contentious issue of large-scale water extraction in Wells. To allow time to review this issue, the Town voted to approve a moratorium in November. The following spring, the Board of Selectmen voted to extend the moratorium for an additional 180 days to develop a proposal for Town consideration.

## **Fall**

The groundbreaking ceremony for a new pavilion at the Recreation Department's facility on Route 9A took place in late October, 2008. Due to the fund-raising efforts and hard work of the Wells-Rotary and the Recreation Commission and Staff, the first phase of the project was completed the following spring.



*New Pavilion at Wells Parks & Recreation*



Following Town Meeting's approval of a Charter Commission in April, 2008, the Commission worked for eighteen months to present a proposed Town Charter to the Board of Selectmen in September, 2009. The Town then voted in November to adopt its first Town Charter.

## **Winter**

On December 4, 2008, the Wells Public Library celebrated its 30<sup>th</sup> anniversary. To mark this occasion, the Library Board of Trustees, the Friends of the Library and Library Staff hosted an event at the Library that was filled with exhibits, a time-line of the Library's history, and a program that included presentations and proclamations by local and state organizations. The Board of Selectmen had proclaimed December 4<sup>th</sup> as the "Wells Public Library Appreciation Day" and thanked the Library Trustees and Staff for its efforts to "inform, educate and improve the quality of life for the people of Wells."

On December 11<sup>th</sup>, a devastating ice storm struck Southern Maine. Most of the Town was without power and many roads were impassable due to the number of fallen limbs and entire trees. The Board of Selectmen declared a local state of emergency, opened a shelter at the Wells Elementary School and a warming center at the Wells Activity Center. The community responded by helping crews clear debris, checking on neighbors and several local businesses and hotels offered food and shelter to those in need. Within five days, most of the power had been restored. The work of the Police Department, Fire Department, WEMS and the Highway Department during this period was extraordinary and they are commended for their tireless work to assist the entire community.



*Willie Hill Road*

*Photo by Kim Tully*



*Willie Hill Road*

*Photo by Kim Tully*

## **Spring**

Because of the state-mandated school consolidation, community representatives, Selectmen and School Board Members from Wells and Ogunquit met for nearly nine months with surrounding Towns to evaluate and negotiate the potential consolidation of the W.O.C.S.D. with other school districts. After unsuccessful negotiations with M.S.A.D. 71 (Kennebunk and Kennebunkport) and Arundel, the York School District, and Kittery, the State recommended that the W.O.C.S.D.



explore the possibility of consolidating with Acton. Following the negotiations, a special election was held in March for Wells voters to determine whether the W.O.C.S.D. should consolidate with Acton. This proposal failed and the State finally approved the W.O.C.S.D. as a 'stand-alone' district.

In March, R.R. Donnelly announced that its Wells facility would be closing on June 1<sup>st</sup>. This meant the loss of approximately 400 jobs in the region. Governor Baldacci and other public officials held a press conference at the Town Offices to reassure the community of the State's support.

Later that spring, the U.S. Environmental Protection Agency presented Owen Grumbling with the "Environmental Merit Lifetime Achievement Award" at a ceremony in Boston at Faneuil Hall. Among his many achievements, Mr. Grumbling was recognized for his commitment to the environment through his work as a Professor of Conservation, a noted author of books and articles on the environment, his contributions to establish the Wells Estuarine Research Reserve, his service on the Board of the Natural Resources Council of Maine, and his long-standing work to create and build a strong conservation program in Wells as Chairman of the Wells Conservation Commission.

As the spring construction season began, the Maine Department of Transportation began its work to replace the Bourne Avenue Bridge. The construction was completed on schedule and the new bridge was opened at the start of the summer season.

In closing, I would like to thank the Board of Selectmen, the Town Staff and the many residents who volunteer their time to serve the Wells Community.

Respectfully submitted,

Jane E. Duncan  
Town Manager

## **TELEPHONE NUMBERS**

<b>EMERGENCY:</b>		<b>FIRE &amp; POLICE</b>	<b>9-1-1</b>
WELLS POLICE	(non-emergency)	(Dispatch)	646-9354
		(Business)	646-9354
		(FAX)	646-7800
AMBULANCE		(Business)	641-8099
FIRE		(Business)	646-7912
<b>INFORMATION:</b>			
Administration (Town Manager, Road Commissioner, Town Hall)			646-5113
		(FAX)	646-2935
Assessor's Office (Tax Assessments)			646-6081
Automobile Registration (Excise Tax)			646-5113
Building & Plumbing Permits			646-5187
Chamber of Commerce			646-2451
Civil Emergency Director			646-7912
Code Enforcement Officer			646-5188
Dogs (Animal Control Officer)			646-9354
Fish & Game Licenses (Town Clerk)			646-2882
Game Warden (Regional headquarters)			1-800-295-2435
Harbor Master			646-3236
Licenses-Town Clerk			646-2882
Moody Post Office			646-7125
Public Library			646-8181
Public Works			646-3014
Rachel Carson			646-9226
Recreation Department (Rte 9A & 109)			646-5826
Registry of Motor Vehicles-(Kennebunk)			985-4890
School (Superintendent)			646-8331
Sewer (Wells Sanitary District)			646-5906
Soc Sec Administration – 110 Main St, (Saco)			1-800-772-1213
Solid Waste Transfer Station (Rte 9)			646-8647
Tax Collector			646-5113
Vital Statistics (Births, Deaths, Marriages)			646-2882
Vital Statistics (Augusta)			(207) 287-1919
Voter Registrations			646-2882
Wells/Ogunquit Historical Society			646-4775
Wells Post Office			646-2984
<b>PUBLIC UTILITIES:</b>			
Central Maine Power Co. (Customer Service)			1-800-696-1000
K.K. & Wells Water District (Kennebunk)			985-3385
Fair Point Communications (Customer service)			1-866-984-2001
Time Warner (Cable TV)			1-800-833-2253
<b>COUNTY:</b>			
Registry of Deeds (Alfred)			324-1576
Registry of Probate (Alfred)			324-1577
County Commissioners			324-1571
Sheriff			1-800-492-0855
York County Health Association (York)			363-7634
Visiting Nurses (York Hospital)			1-800-287-7632

## ***ELECTED OFFICIALS***

### **SELECTMEN**

Karl Ekstedt	(2012)
Robert Foley	(2012)
James F. Spiller	(2011)
Christopher Chase	(2010)
Richard Clark	(2010)

### **TOWN CLERK**

Jessica N. Keyes, CCM,	(2011)
Brenda Layman, Dep	
Marion B. Noble, Dep	
Elizabeth Littlefield, Dep	
Kerri Van Schaack, Dep	
Gayle Weymouth, Ass't	

### **TRUSTEES - COMMUNITY SCHOOL DISTRICT COMMITTEE**

David A. Johnson	(2012)
Matthew Chase	(2011)
Michael McDonald	(2010)

### **TRUSTEES - WELLS SANITARY DISTRICT**

Jason M. Talevi	(2012)
Ronald W. Brown	(2012)
Dean C. Ramsdell	(2011)
Justin R. Batchelder	(2010)
Alphonse Niski	(2010)
Dennis Thayer, Supt.	

### **TRUSTEE - K.K. & WELLS WATER DISTRICT**

Thomas P. Oliver	(2010)
------------------	--------

### **CHARTER COMMISSION**

#### **ELECTED**

Richard Clark  
Kenneth Creed III  
Lesley Darling  
Robert Foley  
Martin Morse  
James Spiller

#### **APPOINTED**

Karl Ekstedt  
Freeman Goodrich  
Jack Webster

**TRUSTEE - WELLS PUBLIC LIBRARY**

Ralph Minichiello	(2012)
Don Woodworth	(2012)
Walter H. Leffler	(2012)
Amelia E. Anderson	(2011)
Patricia J. Prendergast	(2011)
Barbara Townley	(2011)
Donna Berg	(2010)
Stephanie Gladys	(2010)
Ina Toth	(2010)

LIBRARY DIRECTOR - Lorraine Canterbury June (2010)

Terms: All elected positions are for three years, expiring in June at the time of the Annual Town Meeting.



## ***GENERAL OFFICE***

Town Manager	Jane Duncan
Tax Collector	Jane Duncan
Deputy Tax Collectors	Leo Ouellette
	Deborah Coady
Assistant Tax Collectors	Dorothea Randall
	Jodie Prime
	Charlene Surprenant
	Karen Broughan
	Casey Welch
Assistant Excise Tax Collectors	Jessica Keyes
	Brenda Layman
	Gayle Weymouth
	Elizabeth Littlefield
	Kerri VanSchaack
Treasurer	Leo Ouellette
Dep. Treasurer	Dorothea Randall
Accountant	Jodie Prime
Municipal Agent (Motor Vehicle)	Jodie Prime
Selectmen's Clerk	Jane Duncan
Selectmen's Recording Secretary	Marianne Goodine
Administrative Assistant	Marianne Goodine
General Assistance Administrator	Jane Duncan
G A Co-Ordinator	Leo Ouellette
Road Commissioner	Jane Duncan
Assistant Road Commissioner	Edgar Moore
Planner	Michael Huston
Code Enforcement Officer	Jodine Adams
Assistant CEO	Barbara Gagnon
Assistant CEO	David Johnson
Assistant CEO	Daniel Soule
Assistant CEO	Bruce Savoy
Office Clerk	Elaine Finch
Office Assistant	Sue Lombard
Building Inspector	Jodine Adams
Plumbing Inspector	Jodine Adams
Alternate Plumbing Inspector	Barbara Gagnon
Alternate Plumbing Inspector	David Johnson
Alternate Plumbing Inspector	Bruce Savoy
Alternate Plumbing Inspector	Daniel Soule
Human Resource Director	Paul Hepp
Chief of Police	Jo-Ann Putnam
Animal Control Officer	Roberta Mescavage
Assistant Animal Control Officer	Bruce Savoy

Fire Chief  
Fire Inspector  
Emergency Management Director  
Health Officer  
Assistant Health Officer  
Recreation Director  
    Assistant  
    Office clerk  
Harbor Master  
Assistant Harbor Master  
Clam Warden  
Clam Warden  
Life Guard Captain  
Auditors  
Town Attorneys  
School Superintendent

Daniel Moore  
Daniel Moore  
Daniel Moore  
Samuel DiCapua, DO  
David Johnson  
Tina LeBlanc  
Marilyn Wallace  
Linda Collins  
Roland Falconer  
Douglas Knox  
Douglas Knox  
  
James Brinley  
RHR Smith & Co.  
Bergen & Parkinson, LLC  
Edward McDonough

## **APPOINTED POSITIONS**

### **SINGLE ASSESSOR**

Term: June (2010)

Tanya J. Freeman, CMA  
Keeley Lambert, Assistant  
Tammy Hollins, clerk

### **REGISTRAR OF VOTERS**

Term: 2 years expire in January  
(2011)

Elizabeth M. Littlefield, Registrar  
T. Lee Anestis, Deputy  
Jessica Keyes, Deputy  
Gayle Weymouth, Deputy  
Brenda Layman, Deputy  
Michele Stivaletta Noble, Deputy  
Marion B. Noble, Deputy  
Kerri VanSchaack, Deputy  
Julie Littlefield, Deputy

### **TOWN HISTORIAN**

Hope Moody Shelley

### **LIBRARIAN**

Lorraine L. Canterbury, Library Director  
Sandy Grady, Administrative Assistant  
Asst. Dir/ Children's Librarian  
Kristi Bryant, Reference Librarian  
Sandy Patrick, Coordinator of Circulation

## ***BOARDS & COMMISSIONS***

### **BOARD OF ASSESSMENT REVIEW**

Term: 3 years expire in July

Robert C. Bohlmann	(2011)
Corey DeWitt	(2011)
Suzanne Rocci	(2010)
Don Turner	(2010)
Ronald Collins	(2009)
Alternate	
Sean McFadden	(2011)
John Brett	(2009)

### **PERSONNEL ADVISORY BOARD**

Term: 3 years expire in July

Joan Mooney	(2011)
Diane Ouellette	(2011)
Vacant	(2010)
Betsy DiCapua	(2009)
Jo Ann Beaudoin	(2009)

### **VOTER REGISTRATION APPEALS BOARD**

Term: 3 years expire in June  
(chairman 4 years)

Robert Bohlmann, Chairman	(2010)
Robert Zitzow, Republican	(2012)
Jocelyn Layman, Democrat	(2012)
Vincent Christinziano, Rep Alternate	(2012)
Deborah Herring, Dem Alternate	(2012)

### **BUDGET COMMITTEE**

Term: 3 years expire in April

Karl Ekstedt, Chairman (resigned)	(2012)
Luke Guerrette	(2012)
Robert J. Subilia (resigned)	(2011)
Paul Littlefield	(2011)
Jack Webster	(2011)
Richard Cadmus	(2010)
Suzanne Menard, Vice Chair	(2010)
Alternates	
Vacant	(2010)
Vacant	(2010)



**PLANNING BOARD**

Term: 3 years expire in December

Charles Millian, Chairman

(2011)

Shawn Hubbard

(2010)

Valerie Giguere

(2010)

Randy Lund

(2009)

Pierce Cole

(2009)

## Alternates

Patricia Chen

(2011)

Jonathan Goodine

(2010)

Recording Secretary, Cinndi Davidson

**ZONING BOARD OF APPEALS**

Term: 3 years expire in November

Richard Cadmus, Vice Chairman

(2011)

Vincent J. Christinziano

(2010)

Robert LaVoie

(2010)

Wilber Gosbee, Chairman

(2009)

GraceAnne Littlefield

(2009)

## Associate Members

Vacant

(2011)

Matthew Szczygiel

(2010)

Jason Heft

(2009)

Recording Secretary, Cinndi Davidson

**TOWN CONSERVATION COMMISSION**

Term: 3 years expire in March

William Spiller

(2012)

Joan Goodrich

(2012)

Keith Fletcher

(2011)

David C. Hardy

(2011)

V. Owen Grumbling, Chairman

(2010)

## Alternate

Michele Stivaletta

(2012)

Barbara Hero

(2011)

Rich Robertson

(2010)

**CLAM CONSERVATION COMMISSION**

Term: 3 years expire in March

Douglas Knox, Chairman

(2012)

Vacant

(2012)

Susan Pike

(2011)

Alan Gray, Vice Chairman

(2010)

Falconer, Roland

(2010)

**HISTORICAL PRESERVATION COMM.**

Term: 3 years expire in March

Vacant	(2012)
Vacant	(2012)
Vacant	(2012)
Vacant	(2011)
Vacant	(2011)
Vacant	(2011)
Vacant	(2010)
Vacant	(2010)
Vacant	(2010)

**RECREATION COMMISSION**

Term: 3 years expire in April

Julie Burgess	(2012)
Chris Fitch	(2012)
Joleen DeWitt	(2012)
Raymond LaFramboise	(2011)
Dena Tufts	(2011)
Holly Margeson-Gray	(2010)
Keeley-Anne Lambert, Vice Chairman	(2010)
Alternate	
Vacant	(2011)
Vacant	(2010)

**ELECTION WORKERS**Term: 2 years expire June 30<sup>th</sup> Brenda

Layman, Dep. Warden

(R) Velma Baston	(2010)
(R) Margaret Chigas	(2010)
(R) William Chigas	(2010)
(R) Jeanne Gagne	(2010)
(R) Ann Godin	(2010)
(R) Dorothy (Sue) Goodwin	(2010)
(R) Luke Guerrette	(2010)
(R) Louise Hackett	(2010)
(R) Susan Jarvis	(2010)
(R) Julie Littlefield	(2010)
(R) June Messier	(2010)
(R) Marion Noble	(2010)
(R) Vickie Witham	(2010)
(R) Kathy Wright	(2010)
(D) Kerri Van Schaack	(2010)
(D) Elizabeth Littlefield	(2010)
(D) Freda Aldridge	(2010)
(D) Lee Anestis	(2010)
(D) Ann Brusgulis	(2010)
(D) Doris Fader	(2010)
(D) Patricia Faucher	(2010)
(D) Lottie Fortune	(2010)
(D) William Greer	(2010)
(D) Evelyn Lauletta	(2010)
(D) Jocelyn Layman	(2010)
(D) Brenda Layman	(2010)
(D) Michele Stivaletta Noble	(2010)
(D) Arline Racine	(2010)
(D) Ann Stevens	(2010)
(D) Gail Trust	(2010)
(D) Gayle Weymouth	(2010)

**C.A.T.V.REGULATORY COMMISSION**

Term: indefinite

Reginald Bennett

Chris Chase

Town Manager acts as Advisory Member

**WELLS ECONOMIC DEVELOPMENT COMMITTEE**

Term: indefinite

Joanne Beaudoin  
Anthony Cilluffo  
Jim Chadbourne  
Katy Kelly  
Bob Rasche  
Howard Hall  
Jack Webster  
Jim Spiller

**SOLID WASTE & RECYCLING COMMITTEE**

Mark Gallup  
Joe Hardy  
Sarah Johnson  
Pat Corcoran, Corcoran Environmental Services, Inc.  
Beverly Esson  
Christine Gabree  
Jane Duncan  
Edgar Moore  
Richard Clark

**CONDO LODGING COMMITTEE**

Robert Lavoie  
Scott DeFelice  
Luke Guerrette  
Irene Crocker  
Katheryn Kelly  
ACEO Dave Johnson  
Chris Chase  
Jim Spiller

**ORDINANCE REVIEW COMMITTEE**

Wilber Gosbee (chairman)  
Robert Lavoie( vice- chairman)  
Jason Heft  
David MacKenzie  
Michael Livingston  
William Spiller  
Valerie Giguere  
Leo Menard  
Carol Simpson



**PUBLIC ACCESS ADVISORY COMMITTEE**

Joe Sheehan  
Russell Grethe  
John Brett  
Ronald Collins  
Chris Chase

**COMPREHENSIVE PLAN IMPLEMENTATION COMMITTEE**

Valerie Giguere  
Kristi Woloszyn  
Wilbur Gosbee  
Adam Wagner  
Michael Livingston  
Jason Heft  
Bill Spiller

**CAPITAL IMPROVEMENT COMMITTEE**

Alden Cheever  
Russell Grethe  
Walter Leffler  
Suzanne Menard  
Jim Morrison  
Dennis Hardy

**HARBOR ADVISORY COMMITTEE**

(3 year term)

Francis James  
Scott Worthing  
Roland Falconer  
Robert Liston, Jr.  
Kathryn Moony  
Kendall Crocker  
Steven Perkins  
Frank Parillo  
Robert Foley

## **MAINE CONGRESSIONAL DELEGATION**

### **Governor John E. Baldacci**

State House Station #1  
Augusta, ME 04333-0001  
Tel: 287-3531, Fax: 287-1034

### **U.S. SENATE**

(4 year term)

#### **Susan Collins (R) (2013)**

B-40 Dirksen Senate Office Bldg.  
Washington, D.C. 20510-1901  
Tel: (202) 224-2523  
Fax (202) 225-2693  
Email: Senator@collins.senate.gov

#### **District Office**

160 Main Street  
Biddeford, ME 04005  
Tel: (207) 283-1101  
Fax (207) 283-4054

#### **Olympia J. Snowe (R) (2011)**

495 Russell Senate Office Bldg.  
Washington, D.C. 20510-1903  
Tel: (202) 224-5344  
Fax (202) 224-1946  
Email: Olympia@snowe.senate.gov

#### **District Office**

231 Main Street Ste 2  
Biddeford, ME 04005  
Tel: (207) 282-4144  
Fax (207) 284-2358

### **U.S. HOUSE OF REPRESENTATIVES CONGRESSIONAL DISTRICT #1**

(2 year term)

#### **Chellie Pingree (D) (2011)**

1037 Longworth House Office Bldg.  
Washington, DC 20515  
Tel: (202) 225-6116  
FAX: (202) 225-5590  
E-mail:

#### **District Office**

57 Exchange Street  
Portland, Maine 04101  
Tel: (207) 774-5019  
FAX: (207) 871-0720

### **STATE LEGISLATIVE DELEGATION SENATE DISTRICT #2**

(2 year term)

#### **Richard Nass (R) (2011)**

State House Station 3  
Augusta, ME 04333  
Tel: (207) 287-1505  
FAX: (207) 287-1527  
Toll Free: 1-800-423-6900 (Sessions only)  
Email: senrichard.nass@legislature.maine.gov

#### **Legal Address**

P.O. Box 174  
Acton, ME 04001  
Tel: (207) 477-2607

## ***REPRESENTATIVES TO LEGISLATURE***

(Term expires January 2011)

<b>District: 147</b>		<b>District: 149</b>	
Representative:	Hon. Kathleen D. Chase	Representative:	Hon. Dawn Hill
Home Address:	142 Branch Road Wells, ME 04090	Home Address:	124 Pine Hill Road Cape Neddick, ME 03902
Residence:	(207) 646-2118	Residence:	(207) 363-7594
Fax:	(207) 646-6343	Business:	(207) 337-3689
		Fax:	(207) 363-7594
Capitol Address:	House of Representatives State House Station #2 Augusta, ME 04333-0002	Cell:	(207) 337-3689
State House E-Mail:	RepKathleen.Chase@legislature.maine.gov	Capitol Address:	House of Representatives State House Station #2 Augusta, ME 04333-0002
		State House E-Mail:	RepDawn.Hill@legislature.maine.gov

Telephone: (207) 287-1400 (Voice)  
(207) 287-4469 (TTY)

Year-Round Toll Free House of Representatives Message Center 1-800-423-2900



HOUSE OF REPRESENTATIVES  
2 STATE HOUSE STATION  
AUGUSTA, MAINE 04333-0002  
(207) 287-1440  
TTY: (207) 287-4469

**Kathleen D. Chase**

142 Branch Road  
Wells, ME 04090  
Home: (207) 646-2118  
E-MAIL:  
[RepKathleen.Chase@legislature.maine.gov](mailto:RepKathleen.Chase@legislature.maine.gov)

March 2010

Dear Friends and Neighbors:

With only a few weeks left until lawmakers conclude their work for the 124<sup>th</sup> Legislature's Second Regular Session, I wish to take this opportunity to express my gratitude for the ongoing privilege of being your voice at the State House. These are difficult times for our state and nation, as economic uncertainty is still in the foremost thoughts of citizens across the land. You may take comfort in knowing that I have persistently supported policies to create jobs, reduce onerous regulations, and entice commercial and industrial investment. In spite of opposition against repeated attempts to improve opportunities for Maine's families, my colleagues and I remain committed to providing a safety net for the most vulnerable, while rewarding hard work and ambitious ingenuity.

Urgency for protecting elderly homeowners from rising property taxes prompted me to submit L.D. 1121, "**An Act to Protect Elderly Residents from Losing Their Homes Due to Taxes or Foreclosure.**" Newly signed into law by the Governor, this change in policy allows a municipality to establish a property tax deferral program for eligible senior citizens. In tax jurisdictions that adopt the provisions of this legislation, homeowners can apply for a deferral of their property taxes starting at age 70 if they have occupied the home for at least 10 years. They also must have a household income of less than 300 percent of the federal poverty level, which works out to approximately \$30,000 for a single person and \$42,000 for a couple. Further details about this initiative and others analyzed in Augusta can be found online at <http://www.maine.gov/legis/>.

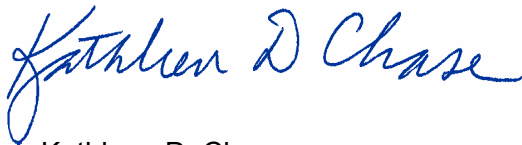
As you undoubtedly are aware, our State's fiscal affairs were dealt another harsh blow late last year, which was set to be resolved when legislators returned to work in January. An initial shortfall totaling \$438 million was eventually lowered to roughly \$310 million, resulting from a re-projection of anticipated revenue and additional aid coming from the federal government. After months of intense negotiations, a final supplemental budget received the unanimous approval of the Appropriations and Financial Affairs Committee. The amendment to Governor Baldacci's monetary recommendations contain no tax increases, no new programs, no tax expenditure changes, and consolidates some government functions, while reducing state positions. Although anticipated revenue from the state to our town is diminished, we will reap a greater benefit exceeding those curtailments through two Maine DOT projects scheduled to occur over the next year. These undertakings include a redesign of the Route 1 and Route 109 intersection, as well



as the first phase of rebuilding Route 109 from the toll plaza to Meetinghouse Road. Completion of the second phase of the Route 109 rebuild from Meetinghouse Road to approximately the Sanford town line is also under consideration for 2011. By the time this letter is printed, the aforementioned plans for Route 1 and Route 109 intersection should be underway.

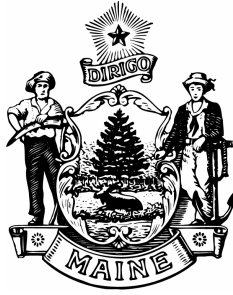
Once more I wish to thank you for allowing me the distinct honor of ensuring your collective concerns are heard in the halls of the Capitol.

Best regards,

A handwritten signature in blue ink that reads "Kathleen D Chase". The signature is written in a cursive, flowing style.

Kathleen D. Chase

State Representative



## MESSAGE TO THE CITIZENS OF WELLS

Dear Neighbors:

It is an honor to serve as your State Representative during the 124th session of the Maine State Legislature. As your voice in Augusta, I hope to hear input from many of you.

Maine faces a challenging year in 2010. Similar to many other states, Maine is facing significant budgetary revenue reductions – \$1.15 billion in the past year – due to the economic downturn. Today more than ever, it is important that we continue to make government as efficient as possible, while preserving services for those less fortunate. However, we must also invest wisely in education and job development so that our state's future remains bright.

Despite our many financial challenges, this year presents many great opportunities. In addition to the budget, we are working on legislation that would encourage job growth, protect our natural resources and the jobs they provide, and better position Maine for future prosperity.

I do not view my role as Representative to be one that is limited to Augusta. It is important to me to be present in the community and communicate with you directly.

Please do not ever hesitate to contact me with any questions or concerns or if you need assistance with state government. I can be reached by e-mail at [RepDawn.Hill@legislature.maine.gov](mailto:RepDawn.Hill@legislature.maine.gov) or by phone either at home (337-3689) or at the State House (287-1430).

Once again, I am honored and grateful for the opportunity to serve you.

Sincerely,

A handwritten signature in cursive script that reads "Dawn Hill".

Dawn Hill  
State Representative



## Message from Senator Richard A. Nass

Dear Friends and Neighbors:

It remains a great honor to represent the people of Wells in the State Senate. This session will mark my final year in the Senate as term limits preclude me from running again. I cannot thank you enough for allowing me the opportunity to serve you for the past seven years and I remain committed to you for the rest of my term.

The financial situation in Maine and across the nation continues to present challenges to both private citizens and state government. In the first session of the 124<sup>th</sup> Legislature, the Governor introduced the budget for the next biennium with a shortfall of \$800 million. This should have forced lawmakers to evaluate the effectiveness of programs and re-tool state government but instead, legislators used one-time federal stimulus money to fill the majority of the hole.

The second session began in much the same way with news that state revenues continue to fall below projected amounts, resulting in yet another budget gap. As of this writing the shortfall is estimated at \$438 million. With very little stimulus money to prop up the budget this time, Augusta will be forced to solve the problem on its own. Like you and your family, we'll have to prioritize wants and needs and decide what works and what doesn't. We need to use this as an opportunity to reduce the size of bureaucracy, engage in responsible budgeting, and make decisions that will set us on path to long-term sustainability.

As your Senator, I will continue to seek changes that will position Maine to emerge from this economic downturn stronger than we began.

One of the most rewarding aspects of my job as your elected official is the ability to help constituents. If you or a member of your family is having an issue with a state agency please feel free to contact me, I would be happy to help in anyway I can. I can be reached in Augusta at 287-1505 or at home at 477-2607. It is both an honor and pleasure to serve you in Augusta.

Sincerely,

Richard A. Nass  
State Senator  
District 2

SUSAN M. COLLINS  
MAINE

413 DIRKSEN SENATE OFFICE BUILDING  
WASHINGTON, DC 20510-1904  
(202) 224-2523  
(202) 224-2693 (FAX)

**United States Senate**  
WASHINGTON, DC 20510-1904

COMMITTEES:  
HOMELAND SECURITY AND  
GOVERNMENTAL AFFAIRS,  
RANKING MEMBER  
ARMED SERVICES  
SPECIAL COMMITTEE  
ON AGING

January 20, 2010

Dear Citizens of Maine:

In 2009, I began my third term in the United States Senate. I remain deeply honored by the trust the people of Maine have placed in me, and I appreciate this opportunity to report on some highlights of my recent work in the U.S. Senate.

A significant accomplishment came in December when the President signed transportation legislation that includes a provision I authored to create a one-year pilot project to allow trucks weighing up to 100,000 pounds to use federal highways in Maine. This is moving heavy trucks off Maine's secondary roads and out of our downtowns and onto our modern, multi-lane, controlled access highways for one year, during which time a study of the impact on safety, commerce and road wear-and-tear would be conducted. In addition, this change helps to level the economic playing field, as neighboring states already have this exemption.

My appointment in early 2009 to the powerful Appropriations Committee has allowed me to have greater influence on the funding of priorities that are important to Mainers, such as shipbuilding, health care, education, and transportation, while also giving me the ability to continue pressing for the elimination of wasteful spending that exacerbates our federal deficit.

As a member of the Senate Armed Services Committee, I continue to be an advocate for Bath Iron Works, the Portsmouth Naval Shipyard, the Maine Military Authority in Limestone, and the many other defense contractors and institutions in Maine that contribute so much to our national security. In August, I traveled to Iraq and Afghanistan and had the opportunity to meet with many service men and women from Maine. My conversations with them were the most important aspect of my trip to the region. Our troops are brave, dedicated, compassionate, and highly skilled. I will continue to work hard to ensure that they have the support their difficult missions require.

Perhaps the greatest challenge facing our nation continues to be the struggling economy, and among my highest priorities are getting our people back to work and our economy back on track. That is why in early 2009 I joined a bipartisan effort to pass the American Recovery and Reinvestment Act. The bill contains robust infrastructure spending, significant funding for state aid and education, and tax relief for low- and middle-income families and for small businesses. As a result of this bill, Maine is receiving approximately \$133 million for highway investments, more than \$50 million combined for the Clean Water and Drinking Water State Revolving Funds, and \$70.5 million for weatherization and energy efficiency projects.

Energy policy remains another great challenge: America's reliance on foreign oil harms our economy, our security, and our environment. Meeting the challenge of developing energy alternatives will provide great opportunities for Maine to build an economy for the future, with new industries and thousands of good jobs. This endeavor received a significant boost last October when the U.S. Department of Energy announced an \$8 million grant for deepwater offshore wind research at the University of Maine,

and Congress also approved \$5 million I sponsored for the Maine Offshore Wind Initiative at UMaine. This January, the U.S. Department of Commerce announced a \$12.4 million laboratory construction grant for the University of Maine. I strongly advocated for these projects because, with some of the strongest winds in the nation off our coast and some of the best engineers in the field, Maine has great potential as an ideal location for offshore wind projects and can take the lead in the development of clean, renewable, and affordable energy for America. Estimates are that development of five gigawatts of offshore wind in Maine – enough to power more than 1 million homes for a year – could attract \$20 billion of investment to our state and create more than 15,000 green energy jobs that would be sustained over 30 years.


Of course, this past year brought not just successes. A disappointment was the failure of Congress to produce bipartisan health care reform legislation that would contain soaring costs and provide more choices for struggling families and small businesses. I am deeply concerned about the nearly \$500 billion in Medicare cuts included in the bill.

It is fiscally irresponsible to raid Medicare – a program which already has long-term financing problems – to pay for a new entitlement program, particularly at a time when the number of Medicare beneficiaries is on the rise. The bill would saddle Maine's hospitals with some \$800 million in Medicare cuts over the next ten years, and could push one in five hospitals, nursing homes, and home health providers into the red. Ultimately, such cuts could jeopardize access to care for millions of our nation's seniors.

As the Ranking Member of the Senate Homeland Security Committee, I am committed to ensuring that our nation is as safe as possible and that government is better prepared to respond to disasters. The Christmas Day terrorist attempt to detonate explosives on an aircraft reminds us of the dangers we continue to confront. My homeland security priorities include further strengthening our defenses against terrorism and providing our first responders with the resources they need.

On March 19, 2009, I reached a personal milestone when I cast my 4,000th consecutive roll call vote, continuing a record of participating in every single roll call vote since I first came to the Senate in 1997. I am grateful for the opportunity to serve Maine in the United States Senate. If ever I can be of assistance to you, please contact my Bangor office at 207-945-0417, or visit my website at <http://collins.senate.gov>. May 2010 be a good year for your family, your community, and our state.

Sincerely,

  
Susan M. Collins  
United States Senator

## ***TOWN CLERK***

Fiscal Year Ending June 30, 2009

### Vital Statistics Recorded:

Births	67
Deaths	66
Marriages	113

### Record of Receipts for the fiscal yr 07/08:

Copies	\$ 5,997.75
Burial Permits	140.00
Filings	131.00
Marriages	3,240.00
Business	11,896.00
Lodging	25,660.00
Permits (Junkyard, Solid Waste)	600.00
Background Check	925.00
Advertisements fees	3,332.00
(Liquor/amuse)	1,800.00
Dogs	8,366.00
Aco s/n	2,952.00
Fines	4,767.00
Sportsmen/ Rec.Vehicles/Sales Tax	64,856.75
Agent Fee	2,721.75
Clams	5,882.00
Excise tax (Boats)	11,124.40
Kennels	448.00
<b>Total Receipts</b>	<b>\$ 154,839.65</b>

### Record of Disbursements:

#### **STATE TREASURER**

Inland Fish & Wildlife	\$64,856.75
Animal Welfare Board	6,949.00

### **TOWN of WELLS**

A .C. O. Account	7,667.00
Town Treasurer	55,028.50
Legal Ads	3,332.00
Boat Excise	11,124.40
Clamming Licenses	5,882.00
<b>Total Expenditures</b>	<b>\$154,839.65</b>

Respectfully submitted,

Jessica N. Keyes, CCM

## ***VOTER REGISTRATION***

The Town of Wells now has a statewide program for voting. The State of Maine has implemented a Central Voter Registration (CVR) to improve the accuracy and integrity of our voter lists.

In the past voter registration information has been maintained at the municipal level all through the State. “The State is working together with the municipal clerks and registrars, and technology specialists to meet the requirements of HAVA, Maine election law and the needs of State and local election officials, to provide and accurate, secure and reliable CVR for Maine citizens.” (Bureau of Corporations, Elections & Commissions)

It is the voter’s responsibility to make any changes in name or address with the registrar. This can be done in the Town Clerk’s office Mon- Fri 8:00 – 5:00, also at the polls on Election Day.

As of June 31, 2009, the Town of Wells had the following number of registered voters:

TOTAL REGISTERED VOTERS		7,568			
DEM	REP	GREEN	INDEPENDENT	UNENROLLED	INACTIVE
Totals	1,847	2,038	91	3,592	216

HOUSE DISTRICTS 147 and 149	SENATE DISTRICT 2
COUNTY COMMISSIONER DIST 5	

Respectfully submitted,

Elizabeth M. Littlefield  
REGISTRAR OF VOTERS

## ***NOTICE TO DOG OWNERS***

According to the Laws of the State of Maine, each owner of a dog age six months or older, shall on/or before January 1, annually, cause such dog to be licensed in the Municipal Clerk's office in the town where such dog is kept. Applicant must provide proof that such dog has been immunized against rabies. There will be an additional charge of \$ 15.00 for each dog licensed after the January 31st deadline. Owners of unlicensed dogs may be subject to a Warrant fee of \$25 per dog after the Selectmen issue a Warrant to the Animal Control Officer after the 1<sup>st</sup> of February.

A fee of \$ 11.00 shall be paid for each license issued on all dogs capable of producing young, male or female. Each dog shall be considered capable of producing young unless a certificate issued by a veterinarian stating that the dog has been made incapable of producing young. When such certification accompanies the application, the fee shall be \$ 6.00.

Kennel licenses are issued for a collection of dogs kept in a single location under one ownership for breeding, hunting, show, training, field trials and exhibition purposes. The dogs must be kept in a "proper enclosure" which must be inspected and certified by an officer in charge of animal control. Said certification must be presented to the clerk prior to the issuance of a kennel license.

Licenses may be obtained through the mail. Simply send the required certificates along with a check made payable to TOWN OF WELLS and S.A.S.E. to the Town Clerk's Office.

The Town of Wells has an ANIMAL CONTROL ORDINANCE. It is unlawful for any owner to permit any dog to roam or run within the limits of the Town. Dogs must be leashed or under voice control at all times on all public ways and private property. Any dog found running at large shall be impounded at the Animal Shelter on Old Holland Road, West Kennebunk. Owners may reclaim their dog by first licensing, if applicable, and by paying a fine of \$30.00 to the Town. Fines payable at the Town Clerk's Office or at the Wells Police Department on holidays and weekends. Owners will also be responsible for any additional cost incurred by the dog at the shelter

Wells has a "pooper-scooper" regulation which requires owners to remove any feces left by their dog.

### **REPORT OF DOGS LICENSED for fiscal year 08/09:**

190	Males/Females
1,543	Neutered/Spayed
14	Kennels
0	Police/Guide Dog
5	Replacement tags
0	Transfers

Respectfully submitted,

Jessica N. Keyes CCM



## ***TAX ASSESSOR***

The 2008-2009 fiscal year ran from July 1, 2008 to June 30, 2009. The assessments for that time period were based on condition and ownership of property on April 1, 2008, which was the state-wide assessment date. From July 1<sup>st</sup> through mid-September, all of the new construction and any changes and adjustments that were made since April 1, 2007 were entered into our Vision Appraisal computerized assessment program, along with updates to the current use programs (Tree Growth, Farm Land, Open Space and Homestead) and the business equipment tax program (Personal Property).

The taxes for the 2008-2009 fiscal year were committed and due on October 3, 2008. The tax rate was \$8.22 per thousand dollars of value, which was an increase of 3.3% from the previous rate of \$7.95. Once the tax bills were received, our time was spent assisting taxpayers with any and all questions regarding the process of assessment and taxation. Taxpayers had 185 days from the date of commitment to question or challenge their assessments. The list of formal abatement requests included 2 from industrial properties, 4 from cottage condominium properties, 5 from residential properties and 1 from a property influenced by proximity to water and view. The issues regarding the industrial properties, cottage condominiums, and 3 of the residential properties were resolved. Two of the residential properties and the property influenced by proximity to water and view appealed our denial to the Board of Assessment Review, and our decision to deny was upheld.

During the winter months, we made a concerted effort to enroll as many taxpayers as were eligible for the Homestead, Veteran and Blind Exemption Programs by April 1<sup>st</sup>, the 2008 assessment date. April 1<sup>st</sup> was also the deadline for eligible businesses to apply for the Business Equipment Tax Exemption program offered by the Maine Revenue Service. Those businesses not eligible for BETE were, for the most part, eligible to file for the Business Equipment Tax Reimbursement program. During this same time, we contacted the mobile/rv parks for ownership updates of their site rentals and the local businesses for updated lists of their business equipment.

In the springtime, we started our yearly property review for the 2009-2010 fiscal year tax commitment. The Town of Wells is 62.75 square miles in size. With the growth that our town has experienced in recent years, it takes at least three months or so to cover this area. This time period was spent collecting and processing data for the upcoming tax year, and dealing with questions and issues relating to the second installment billing. These processes were still ongoing at the end of the fiscal year on June 30, 2009.

There were many concerns voiced by taxpayers during 2008-2009 regarding the slumping real estate market. We did our last revaluation in 2005. Sale prices continued to increase in 2006 and during the first half of 2007. Sale prices started going down in 2007 and continued on that trend into 2008. By April 1<sup>st</sup> of 2008, we were basically back where we started at the 2005 level. By April 1<sup>st</sup> of 2009, the market was, on the average, holding just under assessed value. Our time frame for ratio studies is April to April. During that time period from 2008 to 2009, the average residential ratio study was 103.9%. Foreclosure sales were not included in this study, as

they are not arms length transactions and are not typical of the majority of sales that occurred during that time period. The sales used in the study were all over the board, some higher than assessed value, some at assessed value and some lower than assessed value. We continue to monitor the situation on a monthly basis and are looking for a solid trend prior to making any adjustment to valuations.

For the 2008-2009 tax year, our staff included myself, Keeley-Anne Lambert, CMA as Assistant Assessor, Tammi Hollins, CAT as Assessing Clerk and Lil Marquis as part-time Assessing Clerk. Lil retired at the end of June, and we would like to take this opportunity to recognize her 9 years of dedicated service to the Town and wish her all the best for the future.

There is information available regarding property valuations, street maps, tax maps, exemptions, and refund programs on the town website at [www.wellstown.org](http://www.wellstown.org) under Town Departments, then click on Assessor. I hope that you have found this report informative and encourage you to contact our office if you have any questions or concerns regarding the taxation process.

Respectfully submitted,

Tanya J. Freeman, CMA  
Assessor, Town of Wells

**ASSESSOR'S ANNUAL REPORT**  
**2008-2009 Fiscal Year**

**Assessments**

1. County Tax	<u>\$ 1,337,672.98</u>
2. Municipal Appropriation	<u>\$14,460,740.00</u>
3. TIF financing plan amount	<u>-0-</u>
4. School/Educational Appropriation	<u>\$15,125,211.00</u>
5. Overlay (Not to exceed 5% of Net Assessment)	<u>\$ 572,089.52</u>
6. <b>Total Assessments</b>	<u><b>\$31,495,713.50</b></u>

**Deductions**

7. State Municipal Revenue Sharing	<u>\$ 460,000.00</u>
8. Homestead Reimbursement	<u>\$ 141,482.64</u>
9. BETE Reimbursement	<u>\$ 30,399.23</u>
10. Other Revenue	<u>\$7,009,235.00</u>
11. <b>Total Deductions</b>	<u><b>\$ 7,641,116.87</b></u>
12. <b><u>Net Assessment for Commitment</u></b>	<u><b>\$23,854,605.67</b></u>

(incl. gain of \$9.04 from rounding)

<b>Tax Commitment</b>	<b>Taxable Valuation</b>	<b>Tax Rate</b>
\$23,854,605.67	\$2,902,019,055	.00822

**Supplemental Taxes**

\$14,234.82

**Abatements**

\$56,396.29

**Taxable Valuation**

<b>Year</b>	<b>Real Estate &amp; Personal Property</b>	<b>Tax Rate per thousand</b>
2004/2005	\$1,813,403,503.00	\$10.48
2005/2006	\$2,618,123,433.00	\$ 7.89
2006/2007	\$2,730,772,815.00	\$ 7.95
2007/2008	\$2,846,015,983.00	\$ 7.95
<b>2008-2009</b>	<b>\$2,902,019,055.00</b>	<b>\$ 8.22</b>

## **2008 – 2009 MISCELLANEOUS STATISTICS**

EMPLOYER	# OF EMP	CONTACT PERSON	PHONE #
RR DONNELLEY	400	STACY ANDERSON	646-9926
SHAWS DIST. CENTER	310	LAURA BODIN	646-9616 x 87803
WOCSD #18	267	DIANE NORTON	646-8331
TOWN OF WELLS	260	DORI RANDALL	646-5113
HANNAFORD	252	JANET PATTERSON	646-4111
YCCC	188	ELLEN HARFORD	646-9282
UPS	112	STEPHANIE SMITH	756-7113 646-6099
STEAKHOUSE/ LORDS	85	MARK SIBLEY DAVID KERSHAW	646-4200 646-2651
LAFAYETTE PROPERTIES	83	KATIE KELLY	646-2831
RENYS	42	MARY HEATHCOTE	563-3177

### **SURROUNDING TOWN TAX RATES**

TOWN	TAX RATE	RATIO	PHONE NUMBER
WELLS	8.22	100	646-6081
ARUNDEL	13.20	83	985-4201
BIDDEFORD	14.78	91	284-9003
KENNEBUNK	13.85	80	985-2102
KENNEBUNKPORT	16.15	42	967-4243
KITTERY	14.04	85	439-0452
NORTH BERWICK	10.90	90	676-3353
O.O.B	12.94	100	934-5714
OGUNQUIT	6.80	100	646-5140
SANFORD	15.70	100	324-9115
SOUTH BERWICK	14.90	90	384-3300
WATERBORO	10.40	100	247-6166
YORK	8.26	100	363-1005

### **TREE GROWTH VALUES per acre 2008 – 2009 @ 100%**

WOOD TYPE	VALUE
SOFT WOOD	415.00
MIXED WOOD	236.00
HARD WOOD	142.00

### **FARMLAND VALUES 2008 – 2009 @ 100%**

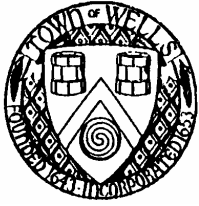
TYPE	VALUE
PASTURE	536
BLUEBERRY	815
BOG/WASTE	400
TILLAGE	612
ORCHARD	1020
HORTICULTURAL (EDIBLE)	663
HORTICULTURAL (ORNAMENTAL)	868

### **HISTORY OF TAX RATE FOR WELLS**

1976-14.85	1988-15.80	99-00 10.50@110%
1977-16.21	1989-8.10@ 96%-Reval	00-01 11.40@95%
1978-18.52	1990-8.80	01-02 11.87@84%
1979-18.65	1991-9.10	02-03 10.78@100%-Reval
1980-20.05	1992-4.34 6 Mths FY Chg	03-04 10.75@100%
1981-20.30	92-93 9.04@110%	04-05 10.48@85%
1982-20.00	93-94 9.31@110%	05-06 7.89@100%-Reval
1983-22.00	94-95 9.28@110%	06-07 7.95@100%
1984-10.30	95-96 9.50@110%	07-08 7.95@100%
1985-11.15	96-97 9.58@110%	08-09 8.22@100%
1986-12.25@ 81%	97-98 9.82@110%	
1987-13.50	98-99 10.20@110%	

## REAL ESTATE & PERSONAL PROPERTY FOR TOP TAX PAYERS

COMPANY	REAL ESTATE	PERSONAL PROPERTY	TOTAL TAXES
RR DONNELLEY (SPENCER PRESS)	16,057,380	14,681,774	30,739,154
SHAWS SUPERMARKET, INC	0	2,780,885	
SHAWS REALTY CO	27,000,030	0	
<b>TOTAL OF ALL SHAWS TAXES</b>			<b>29,780,915</b>
LAFAYETTE PROPERTIES (MULTIPLE)	18,315,420	165,011	18,480,431
PIKE INDUSTRIES INC	6,597,680	1,236,530	7,834,210
SEA VIEW PROPERTIES (MULTIPLE)	7,030,620	101,744	7,132,364
CENTRAL MAINE POWER CO	6,665,420	0	6,665,420
HAMPTON INN	6,152,170	231,010	6,383,180
MARITIMES + NORTHEAST PIPELINE	4,927,190	0	4,927,190
WP WELLS ASSOCIATES (WELLS PLAZA)	4,240,470	0	4,240,470
WELLS GOLF HOLDINGS LLC (OLD MARSH)	3,650,180	0	3,650,180



## ***Town of Wells, Maine Code Enforcement Office***

*JODINE A. ADAMS, CODE ENFORCEMENT OFFICER  
BARBARA G. GAGNON, CODE ENFORCEMENT OFFICER  
DAVID A. JOHNSON, CODE ENFORCEMENT OFFICER*

*P.O. Box 398, Wells, Maine 04090  
Voice: (207) 646-5187  
Fax: (207) 646-2935*

Citizens of Wells,

The Code Office issued 57 new single family/duplex units this past fiscal year along with all of its other daily disciplines. Complaints were slightly higher than last year, however compliance has been reached in many instances and cases have been closed without legal costs.

Two very important cases came to closure for the Town this past year. Local Citizens know the properties as the "Victorian House" on Route 1 and "Country Meadows" on Route 109.

In both cases, the owners of the property became irresponsible in the duties of operating their businesses that put all of the tenants at risk of basic life safety because of reckless behavior. The property owners eventually abandoned the properties and the Town petitioned for an Executive Order to have the buildings vacated. The Town helped the apartment tenants find new homes. Both properties were eventually sold at auction.

Living conditions and health concerns are on the rise in the community. In some cases, neighbors who have general concerns for their neighbors call in the complaints. When the Code Office is called in for these situations, they become very complex and time consuming. We exhaust every avenue we can to get help if the need is there, knowing how important their home is to them. The economic times affect some people more others. This office sees both sides and has to react accordingly. This is a strong example of the many things the Code Office is responsible for in a community outside of issuing building permits.

Economic slowdowns usually show different types of positive and negative activity and growth within a community. The outcome will still affect the general welfare of the community, regulated within Code Enforcement.

The statistics below reflect the highlights of the workload in the Code Enforcement Office.

Respectfully submitted,

Jodine L. Adams  
Code Enforcement Officer

**Permits issued for fiscal year July 1, 2008 to June 30, 2009**

New Single Family Homes: <b>13</b>	\$2,430,000.00
New Single Family/Phase I- Foundation: <b>8</b>	\$ 855,254.00
New Single Family/Phase II: <b>16</b>	\$4,699,860.00
Amendments to New Single Family Dwellings: <b>1</b>	\$ 15,476.00
Replacement of Existing Dwellings: <b>1</b>	\$ 320,000.00
Single Family Additions and Alterations: <b>204</b>	\$5,493,312.94
Building Permit Extensions: <b>1</b>	\$ 50,000.00
New Manufactured Homes: <b>11</b>	\$1,664,000.00
Home Occupations: <b>1</b>	\$ 150.00
New Mobile Home: <b>5</b>	\$ 219,700.00
RV Enclosures Decks & Add A Rooms: <b>97</b>	\$ 468,616.64
New Seasonal Cottages: <b>22</b>	\$1,372,900.00
Sheds at or Under 400 s. f.: <b>63</b>	\$ 101,692.14
Mobile Home Replacements: <b>3</b>	\$ 295,000.00
New duplexes: <b>2</b>	\$ 304,000.00
Duplex Additions / alterations: <b>3</b>	\$ 50,000.00
New Units in Four Unit -Multi Family Dwellings: <b>16</b>	\$1,150,000.00
New Commercial: <b>10</b>	\$2,589,000.00
Change of Use / Commercial: <b>2</b>	\$ 215,000.00
Commercial Additions / Alterations: <b>51</b>	\$ 733,308.00
Demolitions: <b>12</b>	\$ 66,500.00
Demo / New Commercial: <b>1</b>	\$ 250,000.00
Building Permit-Motel: <b>4</b>	\$ 120,000.00
Flood Permits: <b>16</b>	No Value
Signs and Awnings: <b>34</b>	\$ 44,750.00
In-Ground / Above Swimming Pools: <b>9</b>	\$ 216,594.00
<b>TOTAL BUILDING PERMITS ISSUED: 606</b>	<b>TOTAL VALUE: \$24,725,113.72</b>

Internal Plumbing Permits: **128**  
 Subsurface Permits: **45**  
 Complaints: **221**  
 Issues Resolved for Complaints: **163**  
 Inspections: **1,947**  
 Stop Work Orders: **8**  
 Meetings / Consultations in Office & out in the Field: **243**  
 Lodging Complaints: **27**

## ***WELLS FIRE DEPARTMENT***

The 2009 annual report for the fire department, lifeguards, EMA and our Healthy Beach Program will show another busy year.

### **Fire Department Report**

The Fire Service in our country is constantly changing and ever evolving as we continue to meet the demands and issues that face our town, state and country. Some difficult issues are the reduction of funds available for grants, the increase in the demands of training and safety regulations and the continual upgrading of technology in automobiles, buildings and items that we use every day.

We have a total of 9 full time firefighters, three shifts with 3 members per shift working 24 hours on / 48 hours off. Each day begins with our fulltime members doing a thorough and comprehensive check on all of our apparatus and equipment located at the main station on Route 1. For the most part, we rely on the call members to take care of the outlying stations which are located on Highpine Loop Road and the Branch Road. As we have stated every year, we are in need of call member / volunteer help. We presently have about 22 call members. Back in the 1980's and early 1990's we had as many as 60 members. This included young members who were in their teens as well as our long standing members who were in their 60's. Unfortunately, over the years, the time commitment to the fire service has become a burden to some of our members. The balance between family, jobs, sometimes multiple jobs, recreational activities and, of course, the continued maintenance of our skills as firefighters is difficult to keep in balance.

Wells Fire Department frequently makes adjustments to help our members meet the demands of life and the fire department. We have incorporated Web based training and created a flexible time commitment schedule. It is our goal to provide our community with a highly dedicated department that responds to all emergencies and requests for assistance. We truly are more than just a fire suppression Fire Department. Our job requires everything from responding to simple fire alarm activations, to emergency medical calls, hazardous materials incidents, to the training of members of businesses for fire extinguishers, to inspections of chimneys and new buildings. The Fire Department members are there for whatever task is needed in the Town of Wells.

This past fiscal year our department was fortunate to have our 8 newest members graduate from the York County Firefighter Training program. These men attained their state certification of Firefighter I/II. They attended and practiced their skills for over 200 hours. From January to June, they met at least twice a week to become highly trained professionals for our community.

In addition, we had 5 members attend the York County Fire Officer I/II. These men put in over 120 hours of studying and course work to become more proficient at their duties as firefighters and officers for our department.

I wish to thank all of the members for their dedication and time with this extensive training. It is truly refreshing to see all of you put forth this commitment to our department.



Please join me in welcoming our newest fulltime member to the department, Jeff Nawfel, who was hired in May of 2009. Jeff comes from Poland, Maine and has a wide range of experience with other call departments and working in the private sector. Jeff has a keen interest in all aspects of the fire service and brings with him a great positive attitude.

As we have done for the last six years, our department recognizes those members who have gone above the minimum requirements. We have a program in our department that recognizes those individuals with outstanding dedication to our community and bestowing them the honor of Firefighter of the Year and Fire Officer of the Year. During 2008, we recognized Jeffrey Cullen as the Firefighter of the Year. Jeff is one of 9 full-time members and is always continually trying to improve himself as well as our department. Jeff is also our fire investigator for the department and he belongs to our regional team.

For the third time in the history of the Fire Department, we recognized one of our officers and awarded Lieutenant Robert Froncko as Fire Officer of the Year. Many of you may recognize his name. Bob as we refer to him has been with us for over 15 years. Bob is one of our most senior members and has been instrumental in assisting our new members in becoming comfortable and trained within our department. He was also very active with the High School Athletic Boosters Club and the Pee Wee Football in town. He was instrumental with the construction of the concession stand at the high school. Bob's dedication to any project is second to none.

Below is a list of some of the actions done throughout the year:

Building fire	17
Cooking fire, confined to container	1
Chimney or flue fire, confined to chimney or flue	5
Fire in mobile home used as fixed residence	1
Motor home / Camper	1
Passenger vehicle fire	4
Road freight or transport vehicle fire	2
Forest, woods or wildland fire	5
Brush or brush-and-grass mixture fire	11
Bark mulch fire	1
Outside rubbish, trash or waste fire	3
Other fires	2
Hazardous condition (no fire)	100
Service call	132
Good intent call	90
False alarm & false call	94
Special incident type	5
Water / watercraft related incidents	10
Emergency Medical Service assistance	239
Motor vehicle incidents	90
Total Incidents	813

I wish to thank all the members of the Wells Fire Department for their dedication and commitment to our great town

### **Emergency Management**

The last several years have been extremely busy with the Emergency Management functions of the Town. As the Emergency Management Director for Wells, the challenges of the storms proved to be interesting and somewhat overbearing. However, we triumphed through them. We continue to work with Maine Emergency Management and the Federal Emergency Management Agencies to repair our seawalls, improve our infrastructure and comply with the federally mandated training.

This past fiscal year during the month of December of 2008, as you may recall, we experienced a multi day event of ice causing many trees and limbs to fall. For the first time in many years, we opened a full fledged shelter to offer assistance to many families in our town. I would like to thank the school district for their cooperation and assistance in the opening and the running of the shelter.

Wells Elementary School is our primary shelter and can handle approximately 400 people in the event of a disaster. Initially there was some concern and discussion about the use of the school and the interaction with the students and staff. With the protection of Wells Police Department, the direction of Barbara Wood our Deputy EMA Director, the assistance of Robert Costa one of our call firefighters and Bobbi Mescavage the Animal Control Officer; the shelter was in good hands, very well protected and no staff at the school was inconvenienced. These folks went above and beyond the call of duty to make sure the shelter ran smoothly.

During the storm many folks experienced power outages, water issues and blocked roads due to downed limbs and trees. All agencies in Wells, together with many local citizens who used their own chain saws and equipment, pitched in and cleared as many roads as possible. This storm was a perfect example of how we, as a community, can band together to get the job done.

As residents of the Town, please remember to have your personal emergency kits, consisting of enough supplies for 72 hours, and update your contact numbers to alert family members and friends should you have to relocate. Your basic supplies should include flashlights, 1 gallon of water per person per day, blankets, first aid, batteries and canned goods. For more details you can contact York County EMA, Maine EMA or FEMA on their web sites.

For future consideration, there is concern that our part of the coast may be in line with the hurricane pattern of the 1930's. That being said, it would behoove all of our citizens to at least give some consideration to what you may do in the event we were to have a hurricane come as far as Maine. This is not normally something that we think about each year but it should be something to prepare for in case you were forced to deal with such an event.

### **Lifeguard Report**

Wells lifeguards serve to insure the safety of thousands of visitors that come to Wells Beach, Crescent Beach, and Drakes Island every summer. From the beginning of June, lifeguards can be found patrolling the beaches on weekends. However, the lifeguard season formally begins at the

end of June with two weeks of training and classes. The lifeguards begin guarding the beach, daily, on July 1. The lifeguard season lasts until Labor Day which is the last day the lifeguards are active on the beach.

A lifeguard's work day begins at 8:30am with a daily workout directed by the lifeguard captains that lasts until 9:30am. The guards then have time to shower, get their equipment together and be on the beach from 10:00am to 5:00pm.

The requirements to be a Wells lifeguard include completion and certificate of a credited lifeguard training program, such as the training provided by Red Cross. All applicants must have a current CPR card. Providing they have the required certifications, they then attend tryouts hosted by the Wells Lifeguard Captains in which a 500 yard swim must be completed in less than 10 minutes and a 2 mile run must be completed in less than 18 minutes, for both men and women. Also, the candidate must retrieve a rescue mannequin from the bottom of the pool and swim it a distance of 15 yards. Based on the results, it is determined whether or not each candidate is physically capable for the job. The results of this tryout also determine each persons guard number for the season; the best times result in the lowest guard number.

The in-service training that the lifeguards go through includes intensive ocean rescue training by Joe Mokry from Ocean Rescue Systems International. Additional water rescue training is provided by the lifeguard captains during the two weeks of training and throughout the entire season. The guards are also trained by Sarah Mosley of Maine Healthy Beaches to participate in beach water testing, the Maine Audubon Society to recognize and protect the endangered Piping Plover that nests on the beach, Lynda Doughty from the Department of Marine Resources for training on seal stranding and Wells Emergency Medical Services to ensure that the lifeguards know how to assist EMS in anyway throughout the season. All additional training such as radio communication, demeanor while on duty, stand rotations, the general emergency action plan, dealing with missing persons, the shark plan, completing incident reports, etc. is provided by the lifeguard captains.

During the 2009 season the Wells Lifeguards responded to 120 incidents:

- 13 water rescues in which 2 required further medical attention from EMS
- 37 medical rescues in which 8 required EMS
- 13 missing persons incidents
- 26 incidents involving wild animals
- 6 incidents involving Wells Police Department
- 10 incidents involving dogs
- 15 other miscellaneous calls

Most of the first-aid provided by Wells Lifeguards is due to the many rocks found along Crescent Beach, Wells Beach, and Drakes Island Beach. Also, certain types of jelly fish such as the Lions Mane and Portuguese Man O' War often drift near the shore and stings can be a common problem. There were a total of 37 medical rescues during the 2009 season, 8 of which required further medical attention via Wells EMS. First-aid provided by Wells lifeguards ranged from controlling minor bleeding to controlling severe bleeding. Wells lifeguards often times aid Wells EMS in rescue calls by controlling the scene before EMS arrives and continually

providing aid throughout the rescue. Most of the time, however, as shown by the volume of medical calls verses number of times Wells EMS was needed, the lifeguards can deal effectively with the situation. Lifeguards are properly prepared to deal with medical rescues that occur on Wells Beach and are able to treat immediate injuries.

The 13 water rescues that Wells lifeguards responded to involved the use of rescue cans and rescue boards. Rescues were made due to rip currents that form from sandbars, capsized kayaks, weak swimmers, surfers injuring themselves, and patrons falling from inner-tubes into the breaking waves. The 2 rescues which Wells EMS responded to were to follow protocol and clear patrons under the age of 18 of injuries. The major cause for rescue is the rip currents along Wells Beach that can form spontaneously; however on the south side of the jetties the area that forms an entry way into Wells Harbor, there is a constant rip current that weakens and strengthens based on tidal stage. The stand located at this sight and the lifeguards that guard it are well prepared for such an emergency. Patrons are warned to remain at least 100 feet from the jetty rocks while swimming.

During the 2009 season, Wells lifeguards responded to a total of 13 missing persons on the beach. Not only do the lifeguards search for missing children, but in many cases missing adults as well. There are 10 lifeguard stands found in Wells; 2 on Drakes Island, 6 on Wells Beach and 2 on Crescent Beach. When lifeguards are notified of a missing person rotations are initiated after a description has been stated over the radio. These rotations provide full coverage of the beach. Wells lifeguards assist Wells police during missing person's cases and having the lifeguards provide much broader coverage along the beach.

The policy for dogs on the beach that is upheld by the Town of Wells must constantly be enforced. Due to the endangered species of bird, the Piping Plover, which nests in the sand dunes found on Wells Beach, the Maine Audubon Society allows the beach to be shared between the birds and patrons as long as a few rules are enforced. According to this law, dogs are not allowed on the beach between 8:00am and 6:00pm from June 16 to September 15. Within this time frame, lifeguards are actively patrolling the beach. With the Wells Police Department having only a few reserve officers on duty, many times the lifeguards are required to enforce and uphold this law. Lifeguards informed a documented total of 10 patrons of the dog policy on Wells Beach.

Wells lifeguards responded to a total of 26 wild animal incidents on the beach during the 2008 season. The wild animals ranged from marine animals, such as seals and fish, to different species of birds. Of the 26 incidents that occurred, 3 of them required Wells Animal Control Officer, and 7 required the Department of Marine Resources. The incidents that required the Department of Marine Resources occur when seals wash onto the beach with injuries. Wells saw an unusually high volume of these cases this season; however the seals were monitored by Wells Lifeguards until brought to a rehabilitation center by the Department of Marine Resources. Other incidents involved removing injured seagulls from the beach and removing deceased birds from the beach.

Wells lifeguards actively work alongside the Wells Police Department all throughout the season. Reserve police officers are patrolling the beach area on bikes during the same hours the lifeguards are actively on the beach. Many issues, such as injured animals, become a team effort

between the lifeguards and the officers. Other than the wild animals, Wells lifeguards required the help of Wells Police Department 6 times for incidents such as reinforcing the beach policies, public drunkenness, and to enforce safety for all patrons on Wells Beach

Wells lifeguards dealt with 7 other incidents that do not fall into any of the categories above. Such incidents included enforcing life jacket laws, handling patron complaints, public assistance, lost items, possible water contamination, and clearing harmful objects from the beach that may have washed up on shore. Wells lifeguards dealt as effectively as possible with all incidents and when further assistance was needed the appropriate department was notified.

### **Healthy Beach Report**

Maine Healthy Beaches is a statewide organization under the University of Maine Cooperative Extension/Sea Grant under the Departmental Environmental Protection and the Department of Health and Human Services that established a procedure to monitor the water quality of Maine's coastal swim beaches. Since 2003, Wells has participated in the Maine Healthy Beaches Program (MHP) to ensure the quality of our beaches.

Water samples are taken at eight different locations along the beaches in Wells. These samples are tested for *Enterococci*, and other disease causing bacteria. This is an indicator of the level of fecal contamination in the salt water. During the summer months the MHB Program routinely monitors coastal beaches for *Enterococci*, a US EPA-approved indicator of fecal contamination for marine recreational waters. Enterococcus indicates the possible presence of human disease-causing organisms. Studies conducted over the past two decades have shown *Enterococci* survive longer (0-45 days) in salt water compared to other fecal indicator bacteria, and *Enterococci* densities in recreational marine waters are most strongly correlated with GI illness. In other words, as the level of *Enterococci* bacteria increases, so does the risk of contracting GI illness. The risk of getting sick increases with prolonged exposure or with an increase in the number of times water is swallowed. Most of the studies used to determine this safety level define "swimming" as submersion of the head in water. This has the potential to make people sick.

When the program began in Wells, the on-duty firefighters and lifeguards took the samples for monitoring. Since then there has been a group of local citizens that have become trained and done a wonderful job in taking the water samples for the town. Samples are collected and brought to the fire station where they are collected by the currier to be delivered to the lab for testing. All the data collected by the volunteers is entered by the fire department onto the MHB website. The lab then enters the results on the web for each site. Having this data healthy beach/advisories/closing etc. on the internet allows any citizen the opportunity to check the water quality on Maine beaches that are involved in the program. The web site: [www.mainehealthybeaches.org](http://www.mainehealthybeaches.org).

I am happy to say that the water quality on Wells beaches is generally very good. Periodically, there are advisories or closings posted in certain areas due to higher than acceptable bacterial counts. This is just a safety precaution while we do a retest sample of that area. Usually this

happens when there has been a large amount of rain in a short amount of time causing runoff. Our retests have most always come back fine. It is important to help keep our beaches clean.

I would like to thank all the firefighters, lifeguards and volunteers for their help in making this program such a success.

Thanks to the Wells Volunteers:

Anne Supenia (Volunteer Coordinator)

Gail Mazzei

Judy King

Jan Robinson

Janis Shihab

Cory French

Respectfully submitted,

Daniel M. Moore

Fire Chief/EMA/Lifeguard Director/Healthy Beach Coordinator

## ***HARBOR MASTER***

Last year I spoke about the Town having to build a new building for the Harbor Master. Well, we moved into the building in August. I will honestly say it is probably one of the best buildings in Town. I've been in it during wind storms and snow storms, and it makes no difference. Not once have I had to turn the thermostat up to 70° no matter how cold it got outside, and it gets very cold and windy down at the Harbor.

It's very unfortunate that the Harbor is filling in. The winter storms hurt us down at the Harbor the most. The Town is still working on getting the Harbor dredged – it will happen.

Respectfully submitted,

Roland "Chick" Falconer  
Wells Harbor Master

## ***WELLS PARKS & RECREATION***

There were many highlights in the fiscal year of 2009 for the Wells Recreation Department.

First of all, with all the snow we received there was a substantial amount of damage done to our trail system. We worked closely with Mainely Ticks and United Way Day of Caring Volunteers to clear most the debris. It is still a work in progress to make sure the trails are safe.

We purchased a Kabota Tractor that was voted on at town meeting which greatly helped with the cleanup and has been put to good use in many different ways! A big thank you to townspeople for supporting the Recreation Dept.

We have been working hard on many different events to help finish the new Pavilion such as summer counselor auctions, raffles, concessions, dances, etc., but the biggest boost for our fund raising came from Johnsonville Brats and Wells Hannaford with the Big Taste Grill. We were able to have volunteers work the Johnsonville Concession and in one weekend they were able to raise over \$1,500.00 for us. A big thank you goes out to Wells Hannaford Supermarket for thinking of us and helping us raise over \$9,000.00 toward this project since it started.

With the money raised by the various events we would like to complete the Pavilion by finishing a concession stand as well as a small multi purpose area, storage, and a public bathroom.

This year the Wells Parks & Recreation Department offered 135 programs involving over 2,000 participants. In addition to these programs we offered 3 special events including our Annual Haunted Halloween Hayride, Christmas Walk in the Park of Holiday Lights, and the Annual Easter Egg Hunt. All of which drew in numerous families that enjoyed the festivities.

Respectfully submitted,

Tina LeBlanc  
Recreation Director



**WELLS PUBLIC LIBRARY**  
Annual Report for Fiscal Year 2008 – 2009

**WELLS PUBLIC LIBRARY CELEBRATES 30 YEARS OF EXCELLENCE!**

The 2008-2009 Fiscal Year was an exciting and eventful one. Over 79,940 patrons visited the Library during its 30<sup>th</sup> year as a source of education, information, and recreation for the community.

**30<sup>TH</sup> ANNIVERSARY CELEBRATION – DECEMBER 4, 2008**

- On **December 4, 1978** the Wells Public Library, dedicated to **Ethel M. Weymouth**, **opened its doors**. Exactly 30 years later this birthday was celebrated through a **joint effort of Library staff, Trustees, Friends of the Library, and the Town**. The event included music, crafts, special presentations and displays, and of course a birthday cake.
- The central feature of this event was a 30 year timeline created by the staff with special efforts by Cindy Schilling and Laura Rankin. The timeline highlights the activities and efforts of the staff, Town, Trustees and Friends of the Library, as well as world events for each of the 30 years. **We invite you to see this unique and informative timeline which has been preserved in a large portfolio in the Library.**
- Proclamations were presented by Senator Richard Nass, Representative Kathy Chase and Town Board of Selectmen Chairwoman Joan Mooney. Proclamations were also received from Governor John Baldacci, Senator Susan Collins and others. We expressed our appreciation to James Anderson, (President of the Friends at that time) for his time and efforts in procuring these proclamations preserved in the portfolio.

**YOUR LIBRARY TODAY**

- In 1978 the Library had 2500 materials including books and records. In 1993 the Library expanded and the Library today includes approximately 41,110 items including books, magazines, audiocassettes, books and music on CD, VHS and DVD formats, and children's family activity kits. This year the staff continued to work on intensive weeding of materials that are outdated, and/or no longer used, and these are replaced with current and relevant titles. We continue to increase our DVD and music collections.
- The Library currently has **12 public computers**. Increased technology has made it possible to get information quickly through the internet including **wireless service** available throughout the building, MARVEL and other databases, and from interlibrary loan requests.
- A valuable resource that is accessible from a link on our Library website is **MARVEL: Maine's Virtual Library**. This is a collection of **free searchable research databases** including magazines, newspapers, journals, dictionaries, encyclopedias, and images. Over 65 databases are available at the click of a button containing information for all ages, interests, and occupations.
- **With our MINERVA online system, the Wells Public Library is open "virtually" every minute of every day!** It is possible to do all of the following online: search our catalog, view a patron record showing items checked out and requested, renew books, place a request or a hold on one or more items, and cancel requests previously placed.

- It is possible for patrons to see online when their requests are in transit or ready for pick up here at Wells Public Library. Just by visiting the Library's web site and clicking on the MINERVA button patrons can view and **request items from any of the over 75 MINERVA Libraries** and other Libraries in the Maine Info Net system - over 6 million Maine Library items. Most requested items will be delivered to the Wells Public Library within a few days and patrons receive notification that their item has arrived by phone or e-mail. Patrons also enjoy courtesy reminders via e-mail when items are about to become due or are overdue. Of course we are always happy to place the holds for patrons either over the phone or in person.
- Today the Library offers more **free programs** offering a wide range of cultural and enriching experiences, than it did even a few years ago. (See more below.) We also continued to sponsor the **AARP Tax Aid program** for low income and senior taxpayers from February 1 through April 15.

### **WHEN THE ECONOMY DECLINES, YOUR LOCAL LIBRARY USE IS UP!**

Usage in the important areas below has been **higher for nearly all months in FY '09 than in the previous 3 Fiscal Years!**

- There was **an 11% increase in both the number of patrons** who visited the Library, (over 79,740) and the number of **materials circulated** (73,643.)
- The number of **interlibrary loans processed (14,637) increased by 46% from last year and 210% over the past 3 years!** An average of 1157 were processed each month and over 1300 were processed during the months of July '08 and June '09.
- A total of **180 programs** were presented throughout the year (3 less than last year) yet **program attendance increased by 29%.**
- When the circulation and other usage figures from FY '08-'09 were entered into the Library Use Value Calculator found on the Maine State Library's webpage ([www.maine.gov/msl/services/calculator.htm](http://www.maine.gov/msl/services/calculator.htm)), Wells Public Library delivered \$3,611,732 worth of services on a budget of \$315,901. **That's an \$11.43 return on every \$1.00 of your investment in your local Library!**

### **SPECIAL PROJECTS AND SERVICES THIS YEAR**

- **Technology** – This year the library replaced 9 computers with updated models. New software, generously funded by the Friends of the Library included a new Internet Regulating System called CASSIE, and software for a new website design.
- **Building Improvements** – Improvements to the building included the following: improved lighting in the children's area, additional electric receptacles throughout the building, a new furnace, new room darkening blinds over the public computers, new reupholstered cushions for the children's area window seat and reupholstering of some chairs, painting the interior of the building, and painting and other improvements in the staff bathroom and storage area.
- **Policies** – This year the Asst. Dir./Youth Services Librarian, the Library Director, and 2 members of the Library Board of Trustees began work on the research, writing and updating of important Library policies. Library policies are posted and also enclosed in a Policy Notebook available upon request.
- **Building Program Statement** - Throughout the year the staff worked collaboratively with a Building Consultant in providing information and input for a Program Statement

for the Library. This 79-page report estimates the space, staffing, and collection needs of the Library for the next 20 years. Please read more about this in the Library Board of Trustees Annual Report.

- **Portland Public Library Cards** - Residents of Wells can now get **free Portland Public Library cards** at the Wells Public Library. These cards allow patrons to borrow books directly from any branch of Portland's library, download audiobooks via their website, and access many online subscriptions to databases including foreign language learning programs, online learning centers with practice tests and skill-building exercises, auto repair and small engine reference databases, genealogy databases and many others.

### **CHILDREN'S AND FAMILY PROGRAMS**

- Programs generously sponsored by the Friends included several performers during the summer including Storyteller Michael Parent, Natural History Educator Tony Sohn's "Bug Zoo," and Martha Dana's Puppet Friends. The Friends also sponsored "B.J. Hickman Magic Show" program during February vacation.
- Weather was a factor in the 14<sup>th</sup> Annual Wells Public Library Pet Show, as both the original date and rain date were washed out and the event had to move indoors. It all worked out, however, and once again, every participant was a winner.
- Over 232 children ages 3 – 18 registered for our summer reading program which was entitled "Get Buggy @ Your Library." As in past years, we also offered a chance for a sweepstakes prize to all of our youthful readers who could enter each time they visited the Library to check out non-video materials. We had over 600 entries by the end of the summer and we are thankful to the many local businesses that donated prizes. Thanks also to the Friends of the Library for the prizes for the Summer Reading Program.
- The Library sponsors three regularly scheduled weekly programs throughout the school year: Mother Goose (Monday at 10:30 for ages 0-2 years,) Toddler Time (Wednesday at 10:30 for ages 2-3 years,) and Stories and More (Wednesday at 1:00 for ages 3-5 years.)
- A regular event for Junior High Students began this year. "Chillax" is offered once a month after school and features games, crafts and food and is sponsored by the Friends of the Library.
- Wells-Ogunquit Adult Community Education collaborated with the Library to present 2 special programs for children and their families. These included the "Fall Family Festival" in October and a "Chinese New Year Celebration" in March.
- Cooperative and outreach efforts with the Wells-Ogunquit Community School District continued and the Library welcomes visits as well as displays from school and community groups of all ages. Many classes visited the Library this year for tours and booktalks. The Youth Services Librarian also had the opportunity to make a presentation to an AP English class at Wells High School.

### **ADULT PROGRAMS**

- **The Ethel M. Weymouth Art Gallery** located in the newspaper and magazine area continues to feature works by local artists on a monthly basis. On the first Saturday of the month the Friends of the Library sponsor an opening and reception for each new art exhibit. The public is welcome at these events which include a discussion between the artist(s) and the audience followed by refreshments. **We are grateful for the time and efforts given by local artist Virginia Souza who is the Art Gallery Director.**

- The Library held monthly book discussions on the first Tuesday evening of every month. A special thank you to Asst. Dir./Youth Services Librarian Cindy Schilling and Director of Wells-Ogunquit Adult Community Education Cheryl Mills for coordinating and facilitating these very popular and enjoyable discussions.
- Other discussion groups co-sponsored by Wells-Ogunquit Adult Community Education include a "Let's Talk About It Series" about the Middle East funded by a grant from the Maine Humanities Council. A monthly morning "Great Decisions" group was ably facilitated by Richard Eaton.
- Other adult programs (36 in all) included performing arts and musical programs, Comedy Reader's Theatre, author and historical presentations, a performance of "Shakespeare's Greatest Hits" and 2 programs entitled "Google Goes Viral." Many adults also participated in our Adult Summer Reading Program Weekly Sweepstakes. The majority of these well attended programs were co-sponsored by the Friends of the Library and by the Wells-Ogunquit Adult Community Education. Some were also co-sponsored by the Historical Society.

### **THE FRIENDS OF THE WELLS PUBLIC LIBRARY**

- The Friends of the Wells Public Library dedicate many hours of time and talent to benefit the Library and its patrons. Their fundraisers include a successful **August Annual Book Sale and Annual Craft Show** held on Columbus Day weekend. They also sponsor an **ongoing book sale near the front entrance** which contains a wide variety of books.
- The Friends use funds from their fundraisers and membership to supplement the budget in many ways that improve services. These include sponsoring most of our children's and adult programming, the **Portland Museum of Art and Children's Museum passes**, and additional resources for to the Reference and Parenting Collections.
- In addition to the Ethel M. Weymouth Art Gallery, the Friends continued to sponsor the **Bill Ryan Memorial Children's Book Art Collection** which houses original artwork from Maine illustrators. This collection in memory of dedicated Trustee and Friend of the Library Bill Ryan is found on the walls of the Library children's area. This year's addition is an illustration from *Mama Love*, written and illustrated by Kathy Mallat.
- In addition, the Friends gave a special donation for software for a new website and Internet Regulating System (CASSIE.) Members of the Friends served on a website committee with staff.
- As you can see, the Library, patrons and community benefit immeasurably from the support the Friends provide, financially and in many other ways. Please consider joining the Friends (for as little as \$10 a month) to be part of this vital organization that does so much to make these successful programs and services available to our community.

### **VOLUNTEERS**

- **Volunteers continue to be one of the Wells Public Library's greatest assets.** The staff honored our 27 volunteers at a special "Green" themed brunch during April's "National Volunteer Week." As is done each year, the staff of the Library made the food for the feast, and each volunteer received a special gift. We welcome volunteers whose services *are always appreciated!*

### **TRUSTEES**

- The Library and Town sincerely appreciate the hard work and guidance provided by the Board of Trustees, Chaired by Dr. Patricia Prendergast, to ensure that the Library continues its standard of excellent service. (Please see the Library Board of Trustees Annual Report to learn about the exciting projects this dedicated group of individuals has been working on for the benefit of the library and the community.)

### **OUR STAFF**

- The staff at Wells Public Library continues to show exceptional dedication and teamwork as we strive for more successful and efficient ways to carry out our mission. The staff has worked diligently and compassionately to meet the challenges this year resulting from the increased usage, growing number of interlibrary loans, changes in technology and other challenges in this rapidly changing field. We continue to grow as a center for lifelong learning meeting the educational, cultural, personal and recreational needs of the community.

We hope that you visit us often, both in person and at our website. We invite you to share your ideas and avail yourself of our diverse collection of materials in many formats, our adult, children's, teens, and family programming, and our technological and other services. All of us at the Wells Public Library appreciate your continued support and look forward to serving you each day!

Respectfully submitted,

Lorraine LaForgia Canterbury  
Library Director

## ***PLANNING DEPARTMENT***

Ah, the Annual Report request has once more come from the Office of the Town Manager, and we seek to provide. As usual with these things, the report period itself covers a fiscal year (in this case, the one that began July 1, 2008) which ended three months ago, and the Town Report will probably not be printed until close to December, so keep in mind that whenever you read this, it is dated even as it is being written.

### **The Staff**

For better or worse, the staff remains intact for another year. There is a change, however, that astute readers of past reports will note. Michael Huston remains the Director of the Office of Planning and Development; Shannon M. Belanger is the Planning Assistant. Continual work has gone into making all forms available on line; including checklists to help make these as user friendly as possible.

### **The Work**

The 2008-2009 year once again was devoid of large new projects. We had four small subdivisions make their way through the system; some minor amendments to two other subdivisions; and a lot of work for the Staff Review Committee in approving small scale site plans or site plan amendments.

R. R. Donnelly printing announced a closure, and this office was contacted by the State as well as by some individuals about putting something into the large building and lot where Donnelly had been. Although there are some hopeful signs, at present, nothing has moved in, nor has the Planning Office received any applications for approval of plans.

The State of Maine has decreed that Shoreland Zoning must change, and although the deadline has passed (after being postponed twice) the Town has not yet been advised that our Ordinance is void. A contract with Southern Maine Regional Planning Commission to redo the Town's ordinance has been approved, and during the early part of the new fiscal year, this work will begin.

This office of course, provides staff for the Planning Board; for the Staff Review Committee; and for the Board of Selectmen when requested. The Board of Selectmen also approved a new Ordinance Review Committee, consisting of nine individuals who meet every other week to look at possible changes to the ordinances here in Town. This office and the Code Enforcement Office provide the staff for that committee. Thus far the ORC (as it is affectionately known by all those who come into contact with it) has looked at, re-written or written new ordinance language in the areas of:

- Changeable signs
- An ordinance to regulate windmills and wind energy systems in Town
- A large scale water extraction regulatory ordinance

In the coming year the ORC is already committed to looking into Congregate Housing and a street opening ordinance.

The Planning Board had a request to rezone a portion of the Beach in and around the old fire station. This attracted quite a bit of attention, and during the summer (technically after the time period covered by this report) after a well attended Public Hearing, the Planning Board recommended that the change not be enacted. The Board of Selectmen followed that recommendation and no change was put forward on which to be voted.

This does raise an interesting issue, in that just the mailings and Public Hearing notices for that request cost approximately \$900.00. Wells is fairly unique in that it does not have a fee that someone who proposes an amendment to the zoning ordinance, or a change in the zoning map, would have to pay in order to get that on the agenda. This may be something that gets looked at in the coming year.

The Planner is also the representative for the town on several regional committees or projects, including the Route One Corridor Commission; the Executive Committee of Southern Maine Regional Planning; and *ad hoc* groups that turn up. Shannon ably represents the Department on the Town's Technology Committee, and the town by virtue of her work with several projects sponsored at least in part by the Wells Reserve.

### **The Committees**

The Planning Board is an appointed group of Wells residents who take their jobs seriously. This seven person group (5 regular and 2 alternate appointees) has never been shy about speaking out to developers and to the staff about how they see a project moving along. The turnover on the Board has, for the most part, ceased. The caliber of the individuals serving on this important committee is very high.

The Staff Review Committee consists of the Planner, head of the Code Enforcement Office, and someone representing the Police Chief, Fire Chief and Road Commissioner. By ordinance, the SRC can review certain smaller projects and/or amendments.

The Planning Board meets the second and fourth Monday of every month in the Littlefield Meeting Room; all meetings start at 7:00PM, and we try to televise them. The public is always invited. The Staff Review Committee meets the first and third Tuesday of every month; those meetings begin at 9:00AM, are also held in the Town Office, and the public is most welcome to attend. These meetings are not televised.

Respectfully submitted,

Michael Huston  
Town Planner

## ***ORDINANCE REVIEW COMMITTEE***

The Ordinance Review Committee is a volunteer committee of town residents comprised of 7 members and 2 associate members appointed by the Board of Selectmen.

The Ordinance Review Committee prepares draft changes to existing town ordinances, or drafts of new town ordinances, as directed by the Board of Selectmen.

During the period of July 1, 2008 to June 30, 2009 the Ordinance Review Committee:

- Prepared a draft change to the Land Use Ordinance Chapter 145 concerning signs with movable displays
- Prepared a draft of a major water extraction ordinance
- Began preparing a draft ordinance to regulate wind energy conversion systems.

On behalf of the entire Ordinance Review Committee, I would like to thank the Planning Office, Code Enforcement Office, and Town Attorney Leah Rachin for their excellent support.

Respectfully submitted,

Wilber L. Gosbee, Chairman  
Ordinance Review Committee





## ***POLICE DEPARTMENT***

The men and women of the Wells Police Department have had a busy year handling over 25,500 calls for service, arresting 106 impaired drivers and completing 536 arrest reports.

When I was chosen to fill the police chief's position, it created the need for a lieutenant to take my place and after a competitive process; Sgt. Ruth Farnsworth was promoted to the rank of Lieutenant in January. Lt. Farnsworth has been with the department since 1983 in several different capacities; patrolman, juvenile officer, investigator, corporal and sergeant. I am confident that she will be an asset to the command staff.

Lt. Farnsworth's promotion left a vacant sergeants position and in January, Ptl. Kevin Chabot was promoted to the rank of sergeant. Sgt. Chabot has been with the department since 2004 and he is partnered with "Ellie" as one of the department's K-9 teams.

We are pleased to welcome one new officer to the department during 2009, although new to us, he comes with years of police experience. Officer Allen Wilson joined the patrol division in February; Allen previously worked 6½ years as a patrolman for the Town of Scarborough and worked the summer of 2000 for the Town of Ogunquit.

On February 2, 2009 Officer Adam Shaw and K-9 "Proxy" tested and were awarded their certification in K-9 Narcotics Detection by the United States Police Canine Association.

During the Annual New Hampshire Working Dog Foundation banquet held in Portsmouth, New Hampshire on April 27<sup>th</sup>, Officer Shaw was recognized as the "Handler of the Year". The trainers at the Working Dog Foundation felt that Officer Shaw went above and beyond the normal training regimen to help "Proxy" overcome her socialization issues and become certified in such a short period of time. Adam was also given a Commendatory Letter during the department's annual meeting for his work.

On June 23, 2009 we held our annual department meeting/training at the Old Marsh Country Club on Littlefield Road. This year Detective Sergeant Wayne Cronin was named the police department's Employee of the Year. In addition to his duties as supervisor for the detective division, he has created and taught a week long CSI (Crime Scene Investigation) camp during the summer months for school kids 11 to 14 years of age at York County Community College. Wayne has also become the department's go to guy when it comes to computer problems; he's great at this because he understands that not all of us are as computer literate as he is. Wayne serves as the police department's representative on the Town of Wells Technology Committee.

Several other employees were also recognized at the meeting:

ACO Roberta Mescavage-Commendatory Letter for her tireless work at the storm shelter during the Ice Storm in December 2008.

Ptl. Justin Titcomb-Commendation for Meritorious Service for a drug related arrest within 1000 feet of a school where marijuana, methamphetamines and miscellaneous drug paraphernalia were seized.

Sgt. Kent Berdeen, Dispatcher Aaron Stewart, Ptl. Adam Shaw, Sgt. Wayne Cronin and Ptl. Gregory Roy were all given an Operational Citation for their work on the Kimberly Spampinato murder investigation in January 2009.

Ptl. John Riegel-Commendation for Meritorious Service and Sgt. Daniel Bean, Sgt. Kevin Chabot and Ptl. Adam Shaw received an Operational Citation for locating runaway juveniles using new technology.

Sgt. Kevin Chabot-Commendatory Letter for his work on the S.T.E.P. (Strategic Traffic Enforcement Program), K-9 Division and securing several grants for the department.

Ptl. Joshua Stewart-Letter of Recognition for his work as the School Resource Officer fostering a great relationship with the individual schools, his work with the community policing board and the Special Olympics.

The final recognition at the annual meeting was to four officers that are or at one time served in our armed forces. Sgt. Daniel Bean, Sgt. Kevin Chabot, Ptl. Eric Roubo and Ptl. Justin Titcomb, all received a red, white and blue merit bar with the word "VETERAN" on it to wear proudly on their uniforms.

The department was fortunate again this year to receive several grants from the Bureau of Highway Safety for directed patrols to enforce speeding, seatbelt and impaired driving laws.

New electronic equipment and upgrades to existing electronic equipment will be purchased with two federal BYRNE JAG grants that the department received in 2009. The first grant was for \$17,951 and the second was for \$4,342.

Two 27 foot military surplus bridge erection boats were acquired by the police department from the DRMO (Defense Reutilization & Marketing Service) in Texarkana, Texas. One boat will be outfitted to be used in many different capacities for example; aid swimmers and boaters in distress, investigate shark sightings, conduct watercraft safety inspections and ocean patrols. Several members of the department have already received training from the U.S. Navy and U.S. Coast Guard.

Unfortunately, the Town of Wells had the dubious honor of having the first murder in 2009, when Kimberly Spampinato doused her husband with gasoline and lit him on fire on January 8, 2009. Spampinato eventually pled guilty and received a life sentence.

This year the department saw a 58% increase in the number of arrests for impaired driving and a 20% increase in physical arrests. However, we did see a 25% decrease in accidents involving alcohol and an overall 4% decrease in all accidents.

Statistics for various crimes are available at the police station, therefore I would like to take this opportunity to introduce to you two new programs that the department launched during 2009. The paragraphs below will give you a brief synopsis of them.

### **“AT RISK” Registration**

Are you an individual that would need assistance during an emergency, whether remaining at home or relocating to a shelter? The At Risk program is offered to residents of Wells, Maine with any of the following situations:

Elderly and/or housebound; Dependent upon others for routine care (eating, walking, shopping, etc.); Dependent upon equipment, special devices, such as wheelchair, walker, cane, etc.; Requires assistance with medical care, medications; Receiving chemotherapy, dialysis, hospital bed care; Blind, visually impaired, Deaf or hearing impaired.

In the event of an emergency, the Wells Police Department would like to know who you are and where you are. The Wells Police Department would like you to fill out a confidential registration form. It would only be used in the event of an emergency situation to check on your well-being.

### **“GOOD MORNING” Program**

The “Good Morning” program is designed to assist senior citizens (60 years of age or older) or adults with disabilities living alone in the Town of Wells. The goal is to assist these people that are “shut in” so that they may continue living an independent lifestyle. Residents may apply with a program representative. When complete, the participant will call the Wells Police Department daily between the hours of 7:00 a.m. and 10:00 a.m. to say “Good Morning.” If a program representative does not receive a call from the participant, a police officer will be dispatched to the residence to check on the welfare of the participant. The “Good Morning” program will aid in eliminating many concerns families may have about loved ones that live alone and is able to provide the security of knowing that the member will have a source of daily contact.

If you or someone you know would like to be involved in either one of these programs please contact Lt. Ruth Farnsworth at 646-9354 ext. 112.

I would like to take this opportunity to remind residents to display their town assigned house numbers in a manner that will enable police, fire or EMS personnel to find them quickly in the case of an emergency. If you are not sure of what your town assigned house number is please call the Assessors Office at 646-6081 to obtain it. If you are physically unable to put the numbers up yourself, please call me and I will arrange to get them put up for you.

If you haven't had the chance to visit our website [www.wellstown.org](http://www.wellstown.org) for fraud and scam alerts, crime bulletins and other law enforcement information, please do so, I believe you will find it very informative and helpful.

Please don't hesitate to call myself or any other member of the department with any questions or concerns that we may be able to help you with.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Jo-Ann Putnam', with a stylized, flowing script.

Jo-Ann Putnam  
Chief of Police

**“Working Together to make Wells a Safe Community”**

## ***GENERAL OFFICE/TREASURER***

The General Office/Treasurer's Department is made up of seven full time and eleven seasonal (beach lot attendants) who perform a wide array of duties that include but are not limited to: motor vehicle registrations with all the associated State tax filings and remittances, processing property and personal property tax payments, processing payments related to Code Office permits and Planning Department Escrows, overall activities associated with the filing of liens for non-payment of taxes, accounts payable (paying the town Bills!), tax payer beach stickers, collecting daily beach pass monies at the beach lots and General Assistance.

The following is a list of key metrics related to the duties of the General Office/Treasurer's Department:

Property tax bills issued/total taxes	14,000+/\$23m +
Property Tax payments history	99% collected
% Usage of Lock Box for property tax payments	65%
Liens processed	300
Excise Tax Collections	\$1.9million
Payments to State for Vehicle Registrations (sales tax etc)	\$700,000+
Number of vehicle Registrations Processed	9,200
Accounts Payable Vouchers (Bills Paid)	6,700
Beach Passes	
Taxpayer Beach Stickers issued	4,400
Daily passes sold at beach lots	12,000
General Assistance provided	
# Families serviced	100+
Expenditures	\$ 56,000

A major activity and accomplishment in FY'09 for the department was to support the application for a bond to repair the Webhannet Seawall which was valued at \$1.3 million. Due in large part to the Department's efforts, a Bond Rating of AA was achieved. This represented a two step improvement over the Town's prior rating of A+.

Department staff members continuously attend required training. During FY'09, two staff members were re-certified as Municipal Tax Collectors by the Maine Municipal Tax Collectors and Treasurers' Association. In addition, the Town Treasurer completed all the necessary requirements to become a Certified Treasurer and Tax Collector as required by the same Association. Certificates are awarded at the Association's annual meeting with the next meeting being held in May 2010. Other staff members are in various stages of obtaining the necessary training to be either re-certified or newly certified as either a Deputy Tax Collector or an Assistant Tax Collector.

The Department's mission is to provide the best overall customer service possible as it relates to our primary duties.

We encourage you to review the Town's financial information for the fiscal year ended June 30, 2009 included in another section of the Town report. Copies of the audited financials are always available upon request. Please call us at 646-5113 x204 with any questions.

Respectfully submitted,

Leo A. Ouellette, Treasurer

Dori Randall, Deputy Treasurer

Jodie Prime, Accountant

Deb Coady, Deputy Tax Collector/Lien Coordinator

Karen Broughan, Assistant Tax Collector/Payroll

Charlene Surprenant, Assistant Tax Collector/ Accounts Payable

Casey Welch, Assistant Tax Collector/Lien and Accounts Payable Support

## ***HUMAN RESOURCES DEPARTMENT***

The Human Resources Department provides support and consultative services in the recruitment, selection, hiring, and retention of Town employees. Specific Human Resource functions administered include: benefits, labor relations, employee relations, succession planning, training, compensation, organizational development, and risk management programs. The Department additionally provides ongoing information, assistance and compliance guidelines on issues involving Local, State, and Federal employment laws and/or regulations.

Paul Hepp became the new Wells Human Resources Director in January of 2009, succeeding Pamela Fogg who left in September 2008 to pursue other opportunities. Paul worked previously as a Human Resource Manager with the Home Depot organization in South Portland, Maine, where he served as an HR generalist for a five year period. Prior to that, Paul had been a Labor and Employee Relations Specialist with the Department of the Air Forces' Air Force Materiel Command headquartered in Dayton Ohio. During his tenure with the Department of Air Force, he assisted with the negotiation and administration of numerous civilian labor contracts, including two national level labor agreements.

The Human Resource Department is responsible for assisting department heads in meeting their short and long term employment needs. While the economy has mandated certain constraints on staffing limits within the Town, this past year has still seen replacement hiring activity in the Public Library, the Assessor's Office, and the Police and Fire Departments. Additionally, the Human Resource Department assisted the Recreation, General Office, Fire and Police Departments in processing normal levels of seasonal employees.

Some of the additional activities in which the Human Resources Department was involved during this fiscal year include:

- Assisting the General Assistance program administrator in appropriately utilizing program recipients in the Workfare element of the Program. This provides a labor resource benefit to the town while benefiting those individuals in our community who find themselves in a desperate financial crisis.
- Continued to productively interact with the Maine Municipal Association Loss Control Specialists in analyzing work related injuries, accidents, and lost time records. Worked with other staff at the MMA, as well as with internal town staff, to promptly file and monitor Workers' Compensation cases to insure that they were accurately administered.
- Met with all new employees in order to provide a comprehensive orientation and to review town policies and fully explain and implement applicable elements of the employee benefits package.
- Provided ongoing assistance to the Town's Labor Relations Consultant in completing two complex Collective Bargaining Agreements. Both sets of negotiations required the assistance of a Maine Labor Relations Board assigned mediator, and resulted in a successful and mutually beneficial conclusion to negotiations.

- Facilitated the re-start of the Wells Safety and Wellness Committee after approximately a one year hiatus. The Committee is now fully constituted and functional, and is tackling an ambitious agenda of issues as we face a potentially serious infectious disease season.
- Continued to meet regularly with a group of Southern and Central Maine municipal and county Human Resource professionals to discuss issues of mutual concern, and to share and exchange experiences and best business practices.
- Provided continuing educational opportunity to employees regarding their ICMA 457 Plans, as well as supplemental health and life insurance options. Additionally, the HR Department facilitated general financial and retirement planning workshops to help employees understand how they might better prepare for the time when they are no longer working.
- Conducted ongoing criminal, financial, educational and experience background checks, as appropriate, for individuals to be hired in full-and part-time positions.
- Worked with Affiliated Healthcare Systems, the town's Employee Assistance Program provider, to explore training/educational opportunities, facilitate and assist with ongoing primary counseling efforts and advertise program availability.

The Human Resources Department is committed to creating and sustaining a positive and productive work experience for all employees associated with the Town. To that end, the Department provides guidance and information to employees and supervisors regarding employee relations matters including performance management, progressive discipline, grievance and dispute resolution procedures, and other labor and/or employee relations issues. The HR Department continues to provide specialized training and to work one-on-one with employees and supervisors to ensure that employees and departments understand their respective rights and responsibilities under local policies, procedures and applicable labor agreements as well as under governing state and federal law.

As we move into a new and ever more challenging year, the Human Resources Department will continue to partner with the Board of Selectmen, the Personnel Advisory Committee, the Town Manager, Department Heads, Supervisors, and employee representatives to strive to create and sustain an effective, efficient, and enjoyable workplace that encourages all parties to work collaboratively to provide the Town with the exceptional delivery of public services that it deserves.

Respectfully submitted,

Paul Hepp  
Human Resources Director



## ***CONSERVATION COMMISSION***

During the past year the Conservation Commission has again made its primary work enhancing the Town Conservation Lands at the Fenderson Commons and the Great Haith. The Town's Conservation Lands are dedicated to preservation of habitat for animals, and preservation of public land for townspeople to carry on traditional outdoor recreation such as hiking, snowshoeing, fishing, hunting, photography, and picnicking.

The Commission has continued long-term negotiations with landowners in the vicinity of the Great Haith and the Fenderson Wildlife Commons to acquire key parcels of land that extend the Town's holdings and that protect the water resources of the Merriland River. Because the Town acquires land only from willing sellers, and because of the complexities of family land ownership, these negotiations often prove to be lengthy. We are currently working to acquire land and easements that will permit direct access to the Great Haith area, with its massive peat bog and rich wildlife habitat.

In recent months two large and unique parcels that we have been negotiating for many years have come on the market. We on the Commission are looking for additional sources of funding to acquire these parcels, both rich in water resources and habitat for animals.

In our regular annual activities, the Commission has again awarded scholarships to two youths to attend a week long session at the Maine Conservation School, where they study soil and water and wildlife conservation, and learn orientation and tracking skills. We have represented the Town on the Stewardship Committee of the Wells Estuarine Research Reserve. The Commission has sponsored the Conservation Poster Contest for students in schools within the Wells-Ogunquit School District. Our members are working hard on efforts to preserve the water quality of the Ogunquit River and of course the water quality of the ocean beaches downstream.

The Wells Conservation Website is up and presents information about the Town's Conservation Lands, the animals & plants found there, and advice about visiting. Please visit it at <http://www.wellsc.org/> If you are interested in taking photographs on the Town's Conservation Lands for posting on the website, please contact us.

On behalf of the Town the Conservation Commission welcomes discussion with landowners who may wish to sell or donate land to the Town, with possible tax advantages. We would also be glad to discuss conservation easements, by which the landowner keeps possession along with specific rights such as timber harvesting, while preserving the wildlife habitat, in exchange for remuneration. Finally, as good neighbors we are always interested in speaking with landowners near the Wildlife Commons to communicate our goals and seek their support.

Recently Joan Goodrich resigned from the Commission after serving faithfully and energetically for more than 9 years. The Commission and the Town owe her a hearty thanks.

The Commission also wishes to thank the Board of Selectmen, the Budget Board, the Town Manager, and the Town Assessor for their support on the project of preserving greenery in Wells.

Finally, the Commission cordially invites Townspeople to help with any of the activities listed above, and especially the overall effort to keep the Town green by preserving its lovely woods and fields and rivers. If you would like to help out, or suggest ideas, or just get some tips on visiting Town Conservation Lands, please ring the Town Office at 646.5113 ext 200 and give us a message.

Respectfully submitted,

Owen Grumbling, Chairman

Keith Fletcher

David Hardy

Barbara Hero

Carol Simpson

Michele Stivaletta

Bill Spiller

## ***THE HISTORICAL SOCIETY OF WELLS & OGUNQUIT, INC.***

The Historical Society of Wells & Ogunquit maintains and operates The Historic Meetinghouse as their mission to foster an understanding and appreciation of history for the enlightenment and education of residents and visitors.

The 300<sup>th</sup> Celebration of the Town of Wells in 1953 brought realization to the towns-people of the importance of their town in history. The common interest and enthusiasm of the time brought to focus the need for an historical society. On March 15, 1954, a group was duly organized and a charter received for the Historical Society of Wells & Ogunquit, Inc.

In the spring of 1966, the Congregational Church, which had merged its two congregations, approached the Society with the offer of the First Church for the Society to utilize to implement its goals. In 1967, the Society agreed to the stipulations imposed by the Church and in 1969 the deed was passed. The building would be called the Historic First Church.

The Historical Society of Wells & Ogunquit is a dedicated and visible community organization that is recognized as a principle repository of the historic past, a vital participant in the understanding of the present and a prism through which to shape the future.

The Building that houses the Historical Society underwent several capital improvements over the last few years. New shutters were made and painted, the building itself was painted and the area in front of the building was re-landscaped. Future improvements include an upgrade to the steeple.

The Historic Meetinghouse Library and Museum is opened from Memorial Day to Columbus Day Tuesday through Thursday 10:00 a.m. to 4 p.m.; Winter Hours are Wednesday and Thursday 10:00 a.m. to 4:00 p.m. 207-646-4775 or [wohistory@maine.rr.com](mailto:wohistory@maine.rr.com)

## ***WELLS PUBLIC LIBRARY BOARD OF TRUSTEES***

### **History and the Future**

This year, 2008 - 2009, presented the Board of trustees with its most exciting, yet time-consuming task. It is that of planning for the third phase of the Strategic Long Range Plan, 2005 – 2010; the expansion of the library building, just 30 years after the Town completed construction of its first, long sought-after library. It was in 1978 that the Town of Wells completed the construction of its 5066 square foot library thanks to the efforts of Ethel Weymouth, a group called the Friends, the Lyons club, The Chamber of Commerce, and many other citizens of Wells. From the beginning the library became a Town Treasure” and a significant asset of the Town. Citizens loved “browsing” the shelves for their favorite authors and reading the available periodicals many of which were given to the library by residents of Wells.

The Town population was growing and by the late eighties the Board of Directors and citizens began to realize that the library was too small. Approximately fifteen years (1993) after the Wells Public Library (WPL) was built, a 6,363 square foot addition, which complemented the original building, was completed. A much larger children’s area was added. The building was now 11,430 square feet. At this time dramatic changes in library services were taking place. New technology was having a tremendous impact upon the library and services rendered by Librarians and staff. There was need for more space for computers as well as a great need for librarians and staff to teach patrons to use computers, computer based catalogs, laser printers, the internet and web sites. The use of MINERVA, a computer- based program which allowed patrons to order books from home was introduced in the early two thousands. Cultural programs were becoming another important library service for patrons. At the same time the population of Wells was rapidly increasing. Wells was attractive and continues to be attractive to retirees, summer visitors, resort workers from other nations, and visitors from around the world. The population increased from approximately 6600 in 1978 to 9000 in 1993 to 11,000 in 2009. Technological advances, the increased desire for cultural programs and children’s programs has continued to grow. Hence, the need for additional space was and is now observable as is the need for different kinds of space because of new technology and the changing interests of patrons. (see The Librarian’s Annual Report – 2008-2009)

While many believed that technological advances, especially computers, wireless lap- tops and the internet would bring about the demise of libraries, they have had the opposite effect. We live in an “Information Age” and if libraries are to be relevant at all they must continue to re-invent themselves to meet the changed wishes and desires of their communities. Librarians and staff roles have dramatically changed. They not only need to understand new technologies, but they also need to teach the use of the newest technological resources. They must be knowledgeable about a variety of web-site applications such as twitter, facebook, and blogs. Additionally, they must continue to assist those patrons who just want to “browse”. Actually, Librarians and staff have become “ information specialists”. A major role of Trustees, Librarians, and staff, therefore, is to assure the continued relevance of the Wells Public Library to the community which it has indicated it wants.

To that end, the Board of Trustees employed a Building Program Consultant in the fall of 2008 to work with the Librarians, staff, and the Board to produce a written Building Program Statement that would determine in detail how much space the library must have to meet the needs of the Wells Community now and for the next 15 to 20 years. Librarians and staff did the lions share of the work assisting the consultant to obtain all the relevant documentation, statistics, and history of the library since its beginnings. In meetings with the consultant and their department meetings they discussed the strengths and weaknesses of the library as well as other questions the consultant asked them to address including

what they liked and disliked about the library. Librarian and staff responses were extremely helpful to the consultant. That his report has been so well received by Trustees, Selectmen, and architects is in large part because of the very hard work of Librarians and staff. A questionnaire was also administered by the consultant to Trustees, and other interested library users as to their likes and dislikes of the present library to give the consultant a sense of what those who used the library thought about it. Comments and written responses were consistent with the consultant's observations. The consultant prepared a 79 page very detailed and very direct report regarding the strengths and weaknesses of the library building in terms of the library's mission as a "life long learning center" and the services it offers. The conclusion reconfirmed what we had been told in 2005 in an earlier space report and in what Librarians, staff, and Trustees already knew --- that we were out of space. We are simply out of options to fulfill our mission. The report calls for an expansion which would more than double the size of the library to 26,335 square feet. (The consultant's complete report is available at the library ) The consultant offered two options: 1. To expand outward; 2. To expand upward.

Following the receipt of that report Trustees have been considering the options. Option 1, moving outward, is supported by Librarians, staff, and Trustees. It is likely to be more suitable to an older population which we have, it should be less costly to build, and less disruptive to library use during the construction process. It lends itself better to building phases. At this time the Board is in the process of determining if there is adequate space to expand at the back of the library. The land behind the library does not belong to the library so whether that land would be available to the library would need to be determined, as would whether that parcel would even be suitable for construction; The Board and Librarians, following that determination, plan to interview at least 3 architects and select one who would develop an initial schematic design using that parcel (option 1) for use in presentations to the community; or if necessary develop a schematic design (option 2), building upward; The Board will also begin the process of developing a plan for fund raising and research options for acquiring government grants and foundation funds. The Board and Librarians invite members of the community to join us on this very important community project.

### **Library Policy**

Virginia Young suggests in The Library Trustee: A Practical Guidebook that there are few other responsibilities more important for the library than written policy, clearly stated, and set out in terms of the library's operation. While it is a major responsibility of the Board, it is for the most part accomplished by Librarians and staff who are usually the source of recommendations as a result of their day-to-day interactions with patrons. At this time the Committee, Trustees Librarians, and staff have completed the review and revision of the following policies: Library Card & Borrowers Policy; Procedures for Responding to Patron's Records; Emergency & Disaster Policy; Programming Policy; Exhibit & Display Policy. This committee was tireless in its efforts and have made important progress on very important matters.

### **The Friends**

The WPL Board of Trustees wish to acknowledge the very generous funding provided by The Friends of the Library. Without their support many wonderful children's programs and excellent adult programs would not have been possible. That the library is considered a valuable cultural community resource is to a large extent because of their very generous contributions and their tireless efforts. Their activities include support of a variety of cultural programs for all ages, book sales, craft shows, purchases of art pieces, refreshments for various art presentations, brunches for volunteers, service as volunteers for repairing equipment, and financial support for the new web-site design software to mention a few examples of the activities and programs that they offer the library. They are simply a wonderful group of community members to whom the library Trustees, Librarians and staff are so very grateful.

### **Volunteers**

Twenty seven volunteers are also essential members of the library team. They have provided 1316 hours of service to the library. Volunteers assist Librarians and staff in so many day-to-day functions. They repair books, insert labels in books, shelve books that are returned, retrieve and package books that go out to other libraries in the state through inter-library loans (MINERVA). They also assist staff in craft or story preparations. They are a very much appreciated group of dedicated workers. The Board of Trustees wishes to acknowledge this. We are grateful for their services.

### **The Public, Town Officials, and Community Organizations and Businesses**

One hundred per cent of the library's budget is from public dollars. The Board of Trustees greatly appreciates the public support given by the Town of Wells. We also appreciate the positive support, advice, and assistance offered by the Selectmen and the Town Manager. It has been very helpful to the Board of Trustees.

Public support is also supplemented through monetary gifts given in bequests, or by individuals and organizations. The library also receives generous donations of materials, books, museum passes, food for receptions, discounts on materials, children's summer programs, pet show judging and many other activities. The support of all is genuinely appreciated. The following organizations / businesses are contributors:

Kennebunk Savings Bank  
Betty-Jean's Floral Design  
Copyz -n Graphix  
Wells Beach Mini Golf  
Sundaes at the Beach  
Wells House of Pizza

Rotary Club  
Reny's  
Wells Super Food Market  
Scoop Deck  
Wonder Mountain  
Mike's Clam Shack

Hannaford's  
Dairy Queen  
Subway  
Big Daddies  
Maine Diner

**It Takes A Village --- or --- A Team**

That the Wells Public Library is considered by the community (99%) a significant resource which should be supported is no surprise (Wells Public Library Survey, 2006-2007). It remains a “Town Treasure” since the day it opened in 1978. It is a wonderful example of an institution in which community members have expressed their support by working together like a team in 1978, in 1993, and presently to supplement the Town’s funding of the library. The library has a dedicated, conscientious Library staff, as well as a dedicated cast of volunteers, which include - The Friends, volunteer workers in the library, individual contributors, local businesses and organizations, and the Library Board of Trustees all of whom give freely of their time, talents, and money with one goal in mind: the support of the library. Without the support of these individuals and organizations year after year the services and programs people have come to expect would not have been possible. The Board of Trustees, Librarians, and staff are very grateful for this support and we look forward to and invite members of the community to join us in an even bigger team effort which assists in responding to the need for a larger, up-dated, relevant library which the community has made very clear that it wants..

Respectfully submitted,

Patricia J. Prendergast, President  
Wells Public Library Board of Trustees

## ***ZONING BOARD OF APPEALS***

The Zoning Board of Appeals is a volunteer board of town residents comprised of 5 members and 3 associate members appointed to 3 year terms by the Board of Selectmen. As of June 30, 2009 there is 1 unfilled associate member position.

The Zoning Board of Appeals provides a forum for residents, property owners, and other interested parties to present appeals when they believe that the Land Use Ordinance is not being fairly or properly enforced, or to request relief from some of the requirements of the Land Use Ordinance.

During the period of July 1, 2008 to June 30, 2009 the Zoning Board of Appeals heard 6 appeals, down from 16 appeals in 2008:

- 2 Requests for variations in non-conformance
- 3 Variance Appeals
- 1 Mislocated Building Appeal

On behalf of the entire Zoning Board of Appeals, I would like to thank the Code Enforcement Office and Town Attorney Leah Rachin for their excellent support.

Respectfully submitted,

Wilber L. Gosbee, Chairman  
Zoning Board of Appeals





The Wells Information Center is located at the Wells Chamber of Commerce Building at 136 Post Road (Route 1) in Moody. The Center serves as a full-time, year-round service facility. During the winter months of January, February and March, the Center is open five days a week, Monday through Friday 9:00am to 5:00pm. From mid-May through mid-October, the center is open 7 days a week from 9:00am to 5:00pm.

The staff is comprised of five part-time employees all realizing the importance of tourism as it relates to the financial well-being of the Town of Wells. Their responsibilities include greeting visitors at the Center, answering telephone inquiries regarding lodging availability, fielding questions regarding town activities such as the Summer Concert Series at Harbor Park, Chamber of Commerce events, Laudholm Farm events, activities sponsored by the Wells Recreation Department, Wells Public Library, youth and school groups. In addition, the Information Center staff shares schedule information about the Downeaster Passenger Train and the Shoreline Explorer Summer Trolley service.

Funding for the Information Center is shared by the Town of Wells and the Wells Chamber of Commerce. The Town pays 40% of the total cost of running the Center and the Chamber pays 60%. In addition, the Chamber pays 100% of the costs incurred for advertising and promoting the Town of Wells and 100% of the cost of publications used to fulfill the information inquiries.

The Information Center displays hundreds of brochures which are divided by business category for easy access. Bulletin boards are available for displaying flyers for current social events. The Center also has courtesy telephones that can be used for inquiries by our visitors, a television and tape with coverage of the Wells area is continuously playing and a computer is available for our visitors to search the Wells Chamber web site – [www.wellschamber.org](http://www.wellschamber.org).

We thank you for your ongoing commitment and desire to invite our visitors in to share our wonderful community. We look forward to continuing our working relationship.

Respectfully submitted,

Eleanor J. Vadenais  
Executive Director  
Wells Chamber of Commerce



## **WELLS EMERGENCY MEDICAL SERVICES**

*"Team of Excellence"*



Wells Emergency Medical Services (WEMS) is a non-profit corporation. Our service provides continuous 24 hour emergency ambulance service and transportation.

We employ only one full time employee, the EMS Director who oversees the day to day operations. The services are provided by a staff of 40 dedicated per diem licensed Emergency Medical Technicians (EMTs). Per Diem means they are all part time with no medical or retirement benefits which mean a minimum of 45 -55% savings versus full-time status that would add additional monies to the budget. Our Emergency Medical Technicians are professionals with varying degrees of licensure, expertise and education. The majority of staff work full time with other EMS and Fire services, so they bring with them, not only their education, but many years of experience. Only highly qualified individuals are hired to serve our community. They are a strong dynamic team of healthcare providers who strive to serve you with nothing less than excellent out-of-hospital care. Some have been with us for over 18 years; there is very little turn over. Services they participated in include: answering emergency calls, training, courses they instructed, programs they studied for, daily activities, tours for school children and scouting organizations.

Many of our employees, along with their EMS education, have EMS degrees and Fire Science degrees as well. They are also Fire Fighter I & II trained with additional specialty training which assists the fire department. With their specialty training, some of our employees are also qualified to assist the Police Department. We truly are a group of dynamic professionals who work well together and with other departments in order to best serve the town of Wells - **"Team of Excellence"**. The following is a breakdown of the Wells Emergency Medical Technicians (EMT) licensure levels licensed by the State of Maine:

State of Maine Licensure levels:	
EMT-Paramedics	54%
EMT-Intermediates	23%
EMT-Basics	23%

The volunteer WEMS Board of Directors governs the service assuring you receive the best possible economical service without jeopardizing excellent pre-hospital care. The Board represents professionals with expertise and active involvement in business management, insurance, nursing, EMS / Police / Fire, and also a current emergency room physician and a Town Selectman. Our books are audited annually by a qualified CPA firm, out side of our service. We are financially supported in-part by ambulance transportation revenues, a subscription program and the generous support from the Town of Wells which we are dependent upon. Donations are always welcomed because of our 501(C) status which is tax deductible. The equipment we purchase, including the ambulances, is owned by the Town of Wells which we lease for an annual charge of \$1.00. We continue to operate out of the beautiful York Hospital Wells Urgent Care building, 114 Sanford Road, where we lease 4,000 square feet for an annual charge of \$1.00. We pay for our utility usage: heating, lights, water, sewer, and telephone which averages \$920.00 per month. Our computer system is separate from York Hospital along with our communications system which is linked directly to the Wells Communication Center at the Police Department.

The majority of our patients, with patient's condition permitting are usually transported to the patients' hospital of choice in our local area, (York Hospital, Southern Maine Medical Center, and Goodall Hospital). In some areas of Wells, Wentworth Douglas Hospital may be closer. Occasionally, the patient may have to be transported to a hospital outside of our local area. The following is the percentages of the hospitals we transported to, the genders, and age groups:

Hospital Transported To:	
York Hospital	74%
Southern Maine Medical Center	18%
Goodall Hospital	5%
Other	3%

Age Groups of our Patients:	
0 - 19	11%
20 - 44	16%
45 - 64	25%
65 - 84	38%
85 plus	10%

Gender of our Patients:	
Female	51.5%
Male	48.5%

Our calls do not only include medical and trauma emergencies, but we also do well-being checks, free blood pressure checks, we are a resource to any questions you might have. Please call if you have any questions: 641-8099.

This year the staff, again, had the privilege to adopt a family for Christmas. The family was provided with Christmas gifts under the tree, and Christmas dinner. Everything provided was personally donated by the employees and Board of Directors of Wells Emergency Medical Services. It was a very special day for everyone. In the spirit of giving, everyone can provide a service within our community even if it is just checking on a neighbor when we experience a power outage, a phone call to a friend, or a warm visit to someone who is shut in for the winter.

Respectfully submitted,

Sue Hludik  
Wells EMS Director

#### **Board of Directors**

Monique Cote, President  
Robert Robinson, Secretary  
Marjorie Ann Page, Treasurer  
Patricia Predergast, PhD,  
Christopher Chase, Selectman  
John Alexander, M.D. - Service Medical Director  
Dan Moore, Fire Chief  
Jo-Ann Putnam, Police Chief  
Sheila Hills, Accountant  
Sue Hludik, Director

**UNPAID PERSONAL PROPERTY AND REAL ESTATE TAXES AS OF 6/30/2009**

A + L REALTY LLC	2677.75	*	BELL, ANGELA A	2916.22	**
A WEEK AT THE BEACH LLC	3868.47	*	BELL, PATIENCE E	914.43	*
ADLER, TRUDY	486.62	*	BENNER, RON	416.14	*
AGORITSAS, JAMES W	1246.52	*	BENOIT, ROBERT L	650.61	*
ALFANO, ARTHUR D JR	1776.34	*	BENSON, GREGORY	66.39	*
ALFREDOS ITALIAN PIZZERIA	147.92		BERGERON, ROLAND F	10.69	*
ALLEN, MELISSA C	10.69	*	BERNHEISEL, LINDA	550.73	**
ALLEN, THOMAS J ETAL	159.02		BERTHIAUME, RICHARD	3.49	*
ALVANOS, CHARLES E	1014.41	*	BESTCO	79.42	*
AMVEST CAPITAL PARTNERS	653.39		BEYEA, MICHAEL G	1696.94	*
ANDERSON, SCOTT A	10.69		BICKFORD, GERALD H	468.95	
ANDREWS, DENNIS	502.99	*	BIELBY, CATHLEEN L + WIL	10.52	*
ANDREWS, ROBERT L	10.69	*	BINDING, KENNETH W JR	1331.76	*
ANDRIES, VINCENT	48.35		BIRCH HILL SUMMER ESTATE	911.66	**
ANGUS, BOB	197.77	*	BJORKMAN, SANDRA PERSON	563.07	*
ANNESE, JOHN	372.20	*	BLACK, WILLARD R	314.55	*
ARCHAMBAULT, ANDREW P	111.20	*	BLACKSMITH BROOK		
ARCHAMBAULT, MURIEL M	788.70	*	GROOMING	57.54	
ARDUINI, VINCENT J + JOH	63.39		BLAIR, ROBERT	2990.56	*
ARSENAULT, MICHAEL	1316.55	*	BLAIR, ROBERT	6184.87	
BABBITT, DORIS	94.09		BLAKE, BRADLEY H	10.69	*
BACHYRYCZ, BRYCE M	888.17	*	BLAKE, ROBERT	682.52	
BACON, STEPHANIE	892.76	*	BLAKE, ROBERT S	648.17	
BADOSA, JOHN	200.65	*	BLANCHET, ANNE A	10.69	*
BAILEY, SANDRA L	808.16	*	BLUE DOLPHIN LLC, THE	4680.47	*
BAINES, ROBERT A ETAL	357.21	*	BLUE MULE LLC	229.75	*
BAKER, ROBERT W	10.69	*	BOIS, RICHARD J JR	1381.46	*
BALD HILL CROSSING INC	2147.48	*	BOISVERT, DIANNE	1932.95	
BALLENGER, CAROLYN	255.07	*	BONANNO, SALVATORE	3968.57	*
BALUTA, WALTER	92.97	*	BOREALIS BREADS	273.20	
BANFIELD, ANNE E	727.34	*	BORRIELLO, STEVE	74.72	*
BARBOUR, KRISTEN A	413.51	*	BOSTON + MAINE RR	122.48	*
BARKER, CHRISTINE TRUST	1164.39		BOSTON + MAINE RR	277.34	*
BARLAS, PHILIP	940.94	*	BOSTON + MAINE RR	27.54	*
BARNARD, KEVIN M	2047.15	*	BOSTON + MAINE RR	7.89	*
BARRETT, BRUCE	187.41	*	BOSTON + MAINE RR	3.37	*
BARTER, PATRICIA A ETAL	21.37		BOSTON + MAINE RR	5.67	*
BARTLETT, LOIS ANN	12.39	*	BOSTON + MAINE RR	189.96	*
BARTLETT, LOIS ANN	34.26	*	BOSTON + MAINE RR	32.22	*
BASHAW, DAVID E	530.02	*	BOSTON + MAINE RR	55.49	*
BASTON, SCOTT	193.34		BOSTON + MAINE RR	119.19	*
BATCHELDER, JUSTIN R	16.16	*	BOSTON, THOMAS W	1333.00	*
BATEMAN, EILEEN J	1073.28	*	BOUCHARD, GLENN R	10.69	
BATES, LARRY W ETAL	10.69	*	BOUCHARD, LUCIE TRUSTEE	36.15	*
BATISTA, RENE J ETAL	894.42	*	BOURASSA, BRANDY	658.94	
BAUSEWEIN, G + N TRUSTE	680.00	*	BOURASSA, BRANDY	889.04	
BEAUREGARD, RICHARD H J	1919.12	*	BOURASSA, ROBERT L	1678.03	*
BELL, ANGELA A	3197.74	*	BOURNE, CHARLES JR	3719.47	*

BOURNE, CHARLES JR	2102.59	*	BUTKE, JOSEPH	73.90	*
BOURQUE, SCOTT E	3193.06	*	BUTMAN, JOHN E	11.99	*
BRACY, SCOTT H SR	349.22	*	BUTMAN, RITA A	1317.60	*
BRADBURY, BRIAN H	814.27	*	BUTTERFIELD, RUTH	1356.38	*
BRADY, KEVIN	89.84	*	BUTTERS, DAVID	203.92	*
BRAESE, KEITH A	1565.09	*	C D + P LLC	7299.96	*
BRAGDON ROAD LLC	747.55	*	CADES, SANDY S	513.83	*
BRAGDON ROAD LLC	927.50	*	CAHILL, MICHAEL D	61.45	*
BRANN, DANIEL M	819.90	*	CALLAN, CATHERINE	337.51	*
BRENNAN, JOHN J JR	298.79	*	CAMIRE, DANNIE R	735.20	*
BRETON, CLAUDE G	2708.08	*	CAMIRE, DANNIE R	1688.80	*
BRETON, RICHARD N	10.69		CAMPBELL, CHERYL	465.58	*
BRIDGES, RALPH N	924.99	*	CAMPBELL, JOHN	396.53	*
BRIDGES, SCOTT A	3.53	*	CAMPBELL, PAUL	190.10	*
BRISSETTE, JAMES W	685.30	*	CANTIN, KEVIN F	3236.21	*
BRITCO, LLC	6029.04	*	CANTIN, KEVIN F	2539.17	*
BROOKS, GREG S	2193.70	*	CANUEL, RICHARD G	21.37	*
BROOKS, GREG S	907.42	*	CAPRARO, JOSEPH A JR	1657.64	*
BROOKS, GREGORY S	451.59	*	CAPRARO, JOSEPH A JR	23.03	*
BROWN, CALVIN	2220.61		CARBONNEAU, JON	192.39	*
BROWN, CALVIN	1123.12	**	CARBONNEAU, JON S	930.50	*
BROWN, LAUREL L	10160.73	*	CAROTA, JOHN A	1281.83	*
BROWN, ROBERT J	489.20	*	CARROLL, JAMES	0.32	*
BROWN, SHIRLEY O	499.94	*	CAVARETTA, JOHN	603.72	*
BROWNE, PAUL	51.31	*	CAVARETTA, JOHN	1426.54	*
BRUELL, PETER	1731.09	*	CAVARETTA, JOHN M	690.85	*
BUCHBINDER, STEPHEN J	1260.80	*	CECERE, NICHOLAS J W/LI	269.74	*
BULL + CLAW	189.31		CECERE, NICHOLAS J W/LI	2306.12	*
BUMFORD, CAROLE CM	515.21	*	CELORIER, PATRICIA A	1375.57	*
BUNKER PROPERTIES LLC	286.16		CEMPELLIN, JOHN	682.22	*
BUNKER, CHARLES W	1474.57		CEMPELLIN, JOHN	684.48	*
BUNTING, KURT S	1259.55	*	CHALET BY THE SEA	36.35	*
BURGESS, D A + LESCAULT,	6630.75		CHALOUX, DANIEL A	1088.70	*
BURGESS, JOHN M	81.62	*	CHAMBLEE, LEON A III	596.35	
BURGESS, JOHN M	73.76	*	CHANDLER, STUART	510.71	*
BURGESS, JOHN M	108.95	*	CHARETTE, DIANE S	10.69	*
BURGESS, JOHN M	72.16	*	CHARRON, MARLENE A	151.81	
BURGESS, JOHN M	79.70	*	CHARRON, MARLENE A	3611.58	
BURGESS, JOHN M	78.05	*	CHASE S CONSTRUCTION	41.10	
BURGESS, MICHEL W	2960.68	*	CHASE, BARBARA J	2440.02	*
BURKE, JOHN P + LAURA L	5034.42	*	CHASE-LITTLEFIELD ASSOCIA	2880.74	*
BURNHAM, BRETT D	10.69		CHASES CONVENIENCE STORE	123.28	
BURNS, RICHARD	46.36	*	CHAVES, ANDREW M	52.66	*
BURNT MILL DEVELOPMENT LL	4.77	*	CHAVES, DAVID P JR	2703.15	*
BURNT MILL LAND COMPANY	326.20		CHICK, CARL E	1304.84	*
BUSCH, LINDA	134.64		CHICK, SCOTT	851.21	*
BUSHAW, KENT A	45.80	*	CHISHOLM, RICHARD A	21.37	
BUSHMAN, R + BEZANSON,	708.57		CHOUINARD, RICHARD J	10.69	
BUSSOLARI, ROBERT A	233.82	*	CHOUINARD, RICHARD J	10.69	
BUTCHER, EDWIN	99.38	*	CHRETIEN, ROVAL R	382.01	

CILLEY, WILLIAM	1656.47		CUMMINGS, KEVIN	1275.49	*
CLARK, F W TEST TRUST	168.84	*	CURRAN, MARC	679.77	*
CLARK, JEFFREY J TRUSTE	7687.78	*	CURTIS, KERRY D	15.02	*
CLARK, RICHARD	1182.81	*	CURVES	33.48	*
CLARK, RICHARD C	949.86	*	DAIRY QUEEN OF WELLS	62.47	
CLARK, TIMOTHY	99.05	*	DAMATO, THOMAS M	10.69	
CLARK, TRACY	24.66	*	DAMATO, THOMAS M	10.69	
CLARRAGE, MERRILL ROBERT	1412.01		DAWSON, PAT	424.89	*
CLOPP, DOUGLAS R	10.69		DAY, DEBRA A	2106.13	*
CLUFF, LINDA LEE	2475.36		DEBOLD, RICHARD W	904.63	*
COAST OF MAINE GOLF ACADE	68.07	*	DECKER, COLLEEN	423.70	*
COBB, CHARLES F	1364.44	*	DECOSTA, JOHN	39.45	*
COBB, CHARLES F	1353.83	*	DEFILIPP, RICHARD M	10.69	
COFFERAN, ARTHUR SR	492.80		DELAHAYE, DIANA A	280.92	*
COFFEY, DAVID	254.15		DEMPSEY, JOHN A	21.37	
COHEN, PAUL	51.13	*	DEMPSEY, JOHN A	21.37	
COLDWELL BANKER YGULL +	20.55		DENSE, BARRY L	6.81	*
COLE, PATRICIA D	10.69		DENUZZIO, DEBORAH M	979.90	*
COLE, TINA L	1083.48	*	DERDERIAN, RUTH M W/LIF	830.17	
COLE, TINA L	941.77	*	DEROCHER, NANCY L	975.79	*
COLEMAN, ANTHONY J	1115.30		DES CONSTRUCTION INC	1971.90	*
COLEMAN, FRANCIS DANIEL	1172.50	*	DES CONSTRUCTION, INC	432.78	*
COLINET, CHRISTOPHE C C	10.69	*	DESCHENES, MARTINE	3.67	*
COLLINS, APRIL	21.37	*	DESJARDINS, ALAN C	686.55	*
COLLINS, STEPHEN V	21.37	*	DESJARDINS, CHRISTOPHER	1706.14	*
COLWELL, SUSAN	3094.51	**	DEVELLIS, STEPHEN F	2125.45	*
COMEAU, CONSTANCE J	931.20	*	DEVLIN, GARY	174.24	*
CONDON, MARILYN K	3020.29	*	DEWHURST, TROY W	1480.06	*
CONNOLLY, MICHAEL	243.07	*	DIFRANCESCO-GUIDI, DAWNE	10.69	*
CONTE, HENRY	25.19	*	DINARDO, WILLIAM L	444.29	*
CONVET INC	1523.99	*	DINARDO, WILLIAM L	102.71	*
COOMBS, JAMES	1852.60		DINEEN, DENNIS	187.58	*
COON, SCOTT D	1488.94		DINSMORE, DENNIS G	88.37	*
COOPER, BERTHA ETAL	640.62	*	DIONNE, ROBIN	19.61	
CORLISS, DEAN B	871.48	*	DIPADUA, PETER D	3001.38	*
CORMIER, DONALD	17.76		DONAHUE, TIMOTHY J	4354.22	*
COTE, JOSEPH	24.66	*	DONOVAN, KEVIN R	21.37	*
COTE, YVETTE L W/LIFE E	2935.50		DOUCETTE, MOLLIE B	79.37	*
COTTER, MURIEL P	4368.62		DOWN-EAST CONSTRUCT &		
COUGHLIN, THOMAS E	9.14	*	DEV	207.65	*
COURTNEY, MARY J	1399.16	*	DOWNS FAMILY PARTNERSHIP,	419.83	*
COUSINS, WARREN G JR	2896.86		DOWNS, ALLEN E SR	796.23	*
COYLE, KEVIN L	10.69		DOWNS, LINDA J	337.55	*
COYLE, KEVIN L	21.37		DOYLE ENTERPRISES LLC	1110.11	*
COYLE, KEVIN L	10.69		DOYLE ENTERPRISES LLC	1113.07	*
COYLE, KEVIN L	21.37		DOYLE ENTERPRISES LLC	1244.43	*
COYLE, KEVIN L	10.69		DOYLE ENTERPRISES LLC	3768.71	*
COYLE, KEVIN L	10.69		DOYLE ENTERPRISES LLC	1116.93	*
CRAWLEY, MICHAEL	37.33		DOYLE ENTERPRISES LLC	1108.47	*
CROWELL, NORMAN L	10.69	*	DOYLE ENTERPRISES LLC	1152.20	*
			DOYLE ENTERPRISES LLC	1106.82	*

DOYLE ENTERPRISES INC	1284.38	*	FINGLETON, RICHARD	438.67	
DOYLE ENTERPRISES INC	1298.92	*	FIRST COAST REALTY + DEVE	3901.88	
DRAEGER, JANE E	371.87	*	FIRST COAST REALTY + DEVE	3891.06	
DRISCOLL, DAVID S + MELI	467.75	*	FIRST COAST REALTY + DEVE	2543.12	
DRISCOLL, KEVIN	3756.38	*	FIRST COAST REALTY + DEVE	2643.79	
DRYSDALE, BRANDON S	2348.12	*	FIRST COAST REALTY + DEVE	1282.04	
DSB REALTY CORP	4329.35	*	FIRST COAST REALTY + DEVE	1532.31	
DUFORT, ROLAND A III	1241.34	*	FIRST COAST REALTY + DEVE	1532.31	
DUFRESNE, GERALD L	4.66	*	FIRST COAST REALTY + DEVE	1532.31	
DUMEY, LINDA B	91.90		FISHER FAMILY LTD PARTNER	114.59	*
DUMONT, PAUL S	10.69		FISHER, ROBERT	126.42	*
DUNCAN, ROBERT P	21.37	*	FLAGG, SCOTT	158.77	
DUNKIN DONUTS	232.01	**	FOLSOM, STEVEN A	10.69	
DUNLEVY, ALAN W	667.91	*	FORTIN, JOHN J	2523.59	*
DUNN, THOMAS P	99.25	*	FOSS, LEONARD G	1118.00	*
DUNNIGAN, BRIAN R	68.69		FOSSA, ARTHUR J	1063.32	
DUNSON, MARGIE	10.69	*	FOX, LEROY B III	56.63	*
DURFEE, JAMES E	1567.22	*	FRASER, MARISA	140.90	*
DUSTIN, CRAIG M	651.22	*	FREELEY, BARBARA A ETAL	21.37	
DUTCH, TIMOTHY C TRUSTE	155.02	*	FREEMAN, IRVING M + DORO	2841.33	*
DUVAL, DOUGLAS R	1591.32	*	FRONCKO, GRACE C	1682.06	*
EATON, JEFF	264.60	*	FURNESS, RICHARD J	1749.99	*
EDMONDS, HOLLIS M	238.58		FURNESS, RICHARD J	1605.98	*
EDMONDS, JOHN R	198.11	**	GAGLIASTRE, MICHAEL A	1634.55	*
EDWARDS, JOHN L	2914.61	*	GAGNON, MARCEL	1403.82	
EHWA, FRED	29.02	*	GAGNON, MICHAEL	1841.28	*
ELWELL, RUSSELL A SR	10.69		GALE, HARVEY L	10.69	
EMERSON, MARY N	1936.97	**	GALLAGHER, H WILLIAM	7060.44	*
EMERY, FRANK M III	1668.05	*	GALLANT, JOHN R	10.69	
ENGEL, DONALD E	21.37	*	GALLI, RICHARD	487.43	
EPPOLITO, JOE	199.03	*	GALLO, MICHAEL A JR SO	689.86	*
ERB, DOROTHY J TRUSTEE	1113.60	*	GALLUCIO, DOMINIC E	496.23	*
ERESSY, MICHAEL E	9.28	*	GALLUCIO, DOMINIC E	248.93	*
ERICKSON, JEFFREY	75.53		GAMACHE, GERALD B	371.12	
ERMLICH, TIMOTHY N ETAL	10.69	*	GARLAND, BARRY L	855.26	
EUGLEY, KEVIN W	10.69	*	GARLAND, BARRY L	842.85	
EVELETH, MAXWELL	6422.20	**	GARNSEY BROS RENTALS INC	7.55	*
FAIRBROTHER, MICHAEL	21.37	*	GATES, DANIEL O	1005.33	*
FALZONE, RAYMOND J	549.64	*	GELETKA, RICHARD	1586.23	
FAMILY OF CYNTHIA PANELLA	73.58		GELFAND, MARY	26.86	*
FARLEY, WILLIAM	1839.72	*	GENDRON, JEFFREY P	1272.30	*
FARLEY, WILLIAM JEFFREY	3758.27		GEORGIU, ANGELOS	48.21	
FARLEY, WM + JOAN	136.57	*	GERALD, RUTH	443.46	*
FARRER, REX	3867.26	*	GERRY, KENDALL A JR	10.69	*
FARRER, REX L	3239.01	*	GILLIS, LAWRENCE D III	1147.84	
FECTEAU, ELLEN M	749.50	*	GIORDANO, ALICE	475.47	
FENDERSON, KEITH A	766.72	*	GIRGINIS, JOHN	31.60	*
FENDERSON, LAWRENCE L	858.41		GIROUX, ROBERT	396.37	*
FERRIS, JOSEPH A	3574.63	*	GLAD REALTY	68.32	*
FICHMAN, MICHAEL R SR	10.69	*	GLADSTONE, DARYN	248.53	*

GOLDBERG, NANCY S	10.69		HARRIMAN, BARRY L	1823.74	
GOLOJUCH, WALTER M	10.69		HARRIMAN, BARRY L	655.76	
GOODRO, WALLACE	327.57	*	HARRIMAN, RICHARD C	21.37	
GOODWIN, NEIL	1881.15	*	HARRINGTON, SHAUN G	376.89	*
GORDON, SHIRLEY L TRUST	2052.18		HARRIS, ALAN F	10.69	
GORHAM, LORNE P	10.69		HARRIS, EDWARD JOHN JR	12.92	*
GORMAN, THOMAS AUSTIN	1019.44	*	HARRIS, GREGORY D	0.09	
GORRIE, JUDITH	114.73		HARRIS, REX	139.74	*
GORTEN, JANINE M	10.69		HARTLEY, JACQUELINE	877.93	*
GOULD, PATRICIA E W/LIF	2490.05		HASKELL, EDWARD W III	1164.21	
GRAF, ANN H TRUSTEE	58.46		HASTINGS, LISA A	963.71	*
GRANT, BYRON P SR ETAL	10.69	*	HAUGH, WILLIAM J	1247.11	*
GRASSHOPPER LAND + LAWN S	26.71		HAVEY, TOM	235.94	
GRAY, DEAN	538.55		HAYDIS, HARALD ETAL	435.37	*
GRAZIANO, JANET L TRUST	135.18		HAYES, MICHAEL P	936.01	*
GREENE, CAROLYN C TRUST	1111.41		HAYES, PATRICK	111.06	
GREENE, DONALD M	933.39		HAYES, WALTER + MYRTLE	14.92	*
GREENE, GEORGE W	10.69		HAYES, WALTER + MYRTLE	573.67	*
GREGOIRE, GLENN F	2200.47		HAYWARD, JEFFERY	3872.44	*
GREGOIRE, ROLAND J	36.00	*	HEARON, TODD C + MARK A	1504.77	*
GRENIER, DONALD L	389.13	*	HEATH, ALAN	722.43	*
GRENIER, DONALD N	9.04	*	HEBERT, WAYNE E	1210.80	*
GRIERSON, HEATHER J	10.69		HEENAN, JAMES H	3803.60	*
GRIERSON, HEATHER J	10.69		HEHIR, WILLIAM	4.10	*
GRILLO, PHILIP	66.42	*	HEINES, DENNIS T	1499.73	
GRILLS, HEATHER H	6.87	*	HENDERSON, GAIL	725.81	
GRUBE, DONALD	85.99		HETUE, PHILLIP J	10.69	
GRUBE, DONALD	118.63		HICKEY, JOHN	85.34	
GRUBE, DONALD	96.90		HIGHPINE PROPERTIES LLC	159.42	*
GRUBE, DONALD	96.90		HILDRETH, PATRICIA R W	2515.31	
GRUBY INC	10.69		HILL, DAVID	446.84	*
GUERRETTE, LUKE A	603.08	*	HINDS, JOHN J	890.04	*
GUILMETTE, JASON D	1345.15	*	HINDS, ROBERT	57.06	*
GUTOWSKI, ROBERT M	10.69		HINKES, DOROTHY J	47.84	*
HADDAD, HELEN	203.28	*	HOBSON, RICHARD	38.31	
HALBECK, ROBERT P	10.69		HOLLAND, CYNTHIA G	1456.18	
HALBECK, ROBERT P	10.69		HOLLAND, DONNA M	33.77	*
HALE, FRANK L ETAL	10.69		HOLLAND, TABITHA	249.05	
HALLEE, SALLY L	133.80	*	HOLLINS, SARAH M	1163.85	*
HAM, RICHARD R	464.64		HOLTON, JOANN H	10.69	
HAMLYN, CHARLES D	1233.61	*	HOLZINGER, JOHN W	8.00	*
HAMLYN, KIM D	2761.70		HOMESALES, INC	1424.64	*
HAMLYN, PETER A	937.04	*	HOPKINS, CHRISTOPHER M	978.39	*
HANLEY, ROBERT W	1364.44	*	HORNE, CHARLES A JR	3544.38	*
HANLEY, ROBERT W + LINDA	1505.20		HOUDE, DAVID	8.23	*
HANNON, PATRICK	12466.17		HOUDE, DAVID P	14.31	*
HANSEN, JON	41.76	*	HOUSTON, MICHAEL	79.08	*
HAPPY HOUSE AMUSEMENT	355.13		HOWARD, JAMES G	2966.19	*
HARMON, PATRICIA A	10.69		HOWARD, JAMES G	768.93	
HAROUTUNIAN, THOMAS P	366.94	*	HOWARD, JOACHIM	1243.24	*



HOWARTH, JOHN W	2266.19	*	KASPER, CARL	72.88	
HOWE, LINDA	21.37		KATIS, CHARLES W JR ETA	40.85	*
HOYT, LINWOOD	92.23	*	KAY, DAVID D	21.37	
HUBBARD, ALBERT W	772.02	*	KAY, RONALD	17.55	*
HUBBARD, BESSIE M TRUST	1434.10		KEANE, WILLIAM	1348.65	*
HUBBARD, SHAWN D	3510.30	*	KEAVENEY, BRIAN G	5.09	*
HUBBARD, SHAWN D	949.68	*	KEENAN, THOMAS D	52.17	
HUCKNALL, JULIA	1696.58	*	KEIRSTEAD, GAIL T	1125.14	*
HUFF, HOWARD	300.98	*	KEIRSTEAD, TARA	40.42	
HUGHES, DANIEL G + PATRI	3.81	*	KELLIS, MICHAEL A	2214.10	*
HULL, JAMES W JR	947.20		KELLY, JANN K + RYAN, L	2370.17	
HUTCHINS, C CO INC	255.72	*	KELLY, KATHRYN	358.15	*
HUTCHINS, C CO INC	489.99	*	KELLY, MICHAEL	939.87	*
HUTCHINS, C CO INC	491.72	*	KENNESON, ROBERT	197.96	*
HUTCHINS, C CO INC	488.60	*	KEOHAN, MINNIE E	3923.01	
HUTCHINS, C CO INC	488.02	*	KESARIS, ARTHUR N JR	10.69	*
HUTCHINS, C CO INC	492.21	*	KEYES, FRANK M	1432.99	*
HUTCHINS, C CO INC	491.97	*	KILDUFF, JOHN	35.58	*
HUTCHINS, CRAIG S	1052.16	*	KIMBALL, CALEB	2022.44	
HUTCHINS, CRAIG S	586.25	*	KIMBERLY REALTY TRUST	41.05	*
HUTCHINS, CRAIG S	1635.98	*	KING, SHARON	146.18	
HUTCHINS, NORMAN E	907.43		KING, SHARON A	1331.49	
HUTCHINS, NORMAN E	1208.64		KING, SHARON A	81.94	
INGHAM, VALERIE A ETAL	10.69		KING, WAYNE	1099.63	
JACKMAN, LEE	121.41	*	KKRS PROPERTIES LLC	5730.16	*
JACKSON, MONICA M ETAL	10.69	*	KLIMKO, THOMAS J	2.27	*
JAMES, KEVIN	733.88	*	KNIGHT, JOHN W	10.69	
JASMIN, ERIC	169.82	*	KNIGHT, KURT	1230.39	*
JEAN, RONALD	376.72	*	KNIGHT, KURT R	3.49	*
JEFFERS, RICHARD F	3617.54	*	KORB, DEBRA DIANE	21.37	*
JENKINS, D C III + M TR	153.00	*	KWEDERIS, STEVEN C JR	3.66	*
JENKINS, D C III + M TR	153.00	*	KWEDERIS, STEVEN C JR	3.77	*
JENKINS, D C III + M TR	153.00	*	L + W SAGUARO HOLDINGS LL	2.81	*
JENKINS, D C III + M TR	153.00	*	LABUSKI, FRANCIS J SR	1541.33	*
JENKINS, D C III + M TR	153.00	*	LAFFERANDRE, WILLIAM G	95.93	
JENKINS, D C III + M TR	153.00	*	LAMBERT, GEORGE A	1916.99	*
JENKINS, D C III + M TR	1037.39	**	LAMORE, JEFFREY	10.69	
JEWETT, MARTIN H	62.31	*	LANDRY, JOSEPH	861.04	*
JEWETT, MARTIN H	168.22	*	LAROCHE, RANDALL A	21.37	*
JEWETT, MARTIN H	51.70	*	LAU, MICHAEL	1115.29	*
JEWETT, MARTIN H	7.77	*	LAUB, DAVID A	61.33	*
JO ANNS GARDENS INC	164.40		LAUDE ENTERPRISES LLC	1861.62	*
JOAKIM, JOHN N	410.13	*	LAULETTA PLUMBING	41.10	
JOHNSON, BRIAN	470.00		LAUZE, ALBERT	1052.32	*
JOHNSON, SCOTT D	724.30	*	LAVALLE, DAVID E	2971.84	
KAHER, ESTELLE	9.27	*	LAWRENCE, STEVEN A	2084.43	*
KAPALA, RUTHANN	223.52		LEAVITT, DENNIS S	10.69	*
KARAGIANIS, DORIS	340.47	*	LEBLANC, OLA	188.15	*
KARR, BENJAMIN	71.11		LEE, ROBERT E	525.21	
KASHMIRY, AMAL	1141.42	*	LEGGAT, RUTH C TRUSTEE	28.65	*

LEONARD, KEVIN R	1506.23	*	MCCORKINDALE, ROSAMOND	858.34	
LESSARD, MICHAEL D ETAL	10.69		MCCREA, JUDITH A	3.08	*
LETOURNEAU, REJEANNE M	3353.93	*	MCCULLEN, GEOFFREY	45.00	*
LETOURNEAU, STEPHEN	141.78		MCDERMOTT, MICHAEL E	1930.96	*
LEWIS, DOUGLAS K	519.54	*	MCDONOUGH, HELENA	384.83	
LEWIS, ONICE L ESTATE O	2605.33	*	MCEVOY, DENNIS J	4634.28	
LIBBEY, BRYAN R	1276.19	*	MCFARQUHAR, CELINE	10.69	
LIBBY, JULIE-ANN	691.84		MCGONIGLE, JOHN JAMES	10.54	*
LIBBY, RICHARD	1970.25	*	MCGUIRK, WILLIAM THOMAS	53.35	*
LIBBY, RICHARD J	60.55		MCINTIRE, GARY R	10.69	*
LICARDO, JASON	1248.32	**	MCLEAN, EARL ETAL	6268.02	
LINDGREN, JANET	95.84	*	MCLEOD, SCOTT D	1634.55	*
LINDGREN, JOAN	3013.25	*	MCNICKLE, STEVEN W	21.37	*
LITCHFIELD ENTERPRISES IN	159.11	*	MCPHERSON, DONALD	456.75	*
LITTLE, DEANNA	226.01	*	MEAD, KATHRYN L ETAL	926.63	*
LITTLE, JEFFREY S	1594.43	*	MEADOWLEDGE LIMITED LIABI	198.08	*
LITTLEFIELD CONCRETE FLOO	57.92		MEALEY, MADELINE ETAL	1278.44	
LOOMIS, CARL D JR	10.69	*	MELANSON, JOHN P	47.87	
LOSEE, MATTHEW	286.55	*	MELTZER FAMILY TRUST	2054.84	*
LOUGEE, CHERRON L	21.37	*	MENARD, KEVIN J SR	498.13	*
LOWE, RUSSELL	48.18	*	MERRIFIELD, CALVIN + JEA	5840.97	*
LOWREY, ROBERT	192.28		MERRIFIELD, CALVIN + JEA	13.73	*
LUDY, THOMAS F	398.18	*	MERRILL CLIN OF CHIROPAC	108.36	
LUND, JAMES N	21.37		MERRILL, STEPHEN H	243.20	*
LYONS, LAURA J	31.65	*	MICHAUD, THOMAS	234.51	*
MACGILLIVRAY, DONALD E	4447.20	*	MILLER SR, FRANCIS	102.17	*
MACK, FRANCES	4995.32	*	MILLER, MARK	1222.99	
MACK, FRANCES R	6622.03	*	MITCHELL, WILLIAM L	1122.06	*
MACKAY, DANIEL W	915.34		MONGEON, THERESA M	2576.92	*
MACKINNON LAND + PROP MGT	1524.17	*	MONMANEY, ROXANNE M	52.16	
MACLEOD, MARGARET E	648.25	*	MOODY COMMON LLC	5220.56	*
MACNEIL, STEVEN D	2107.36		MOODY GROUP LLC	413.14	*
MAINIAX RESTAURANT	171.76	*	MOODY, ELINOR ETAL	2737.77	
MALING, GREGORY R	1062.47	*	MOODY, JOY-LYN	4573.11	*
MARCHIANO, CATHERINE	207.83	*	MOODY, PATRICK J	3113.53	*
MARKUSSEN, STEPHEN J	676.91	*	MOODYS COTTAGES	61.65	
MARTEL, VICTOR	376.39	*	MOREST, RONALD W	732.41	
MARTIN, BRIAN	532.66	*	MORIN, MICHAEL R	71.66	*
MARTINEZ, GREGG J	3247.23	*	MORISSETTE, R MICHAEL	10.69	
MARTINEZ, RICK	8.15	*	MORNEAU + COUGHLIN	3462.71	*
MASTERSON, MICHAEL	162.55		MORNEAU AND COUGHLIN	4.94	*
MASTROIANNI, DEBBIE TRU	968.36	*	MORNEAU AND COUGHLIN	4.52	*
MATT + BRITT LLC	51.70	*	MORONEY, RONALD	509.06	*
MAXON, TODD	2527.90	*	MORRIS, THOMAS F JR	913.73	*
MAXWELL, JAMES	1821.18	*	MORRISON, AMY J	1772.28	*
MAXWELL, JAMES A	407.71	*	MORRISON, JAMES W	228.84	*
MAYO, BRUCE	2260.74	*	MORRISON, JAMES W	218.53	*
MCCARTHY, JOSEPH A	2410.60	*	MOSIEK-MORTON, ANNIE HEL	10.69	*
MCCARTHY, MICHELLE	2219.73	*	MOULTON, GAIL D	461.47	*
MCCOLLETT, JOHN V	10.69		MOULTON, GAIL D	348.94	*

MOULTON, SCOTT L	3426.17	
MOULTON, SCOTT L	295.86	
MOZDEN, STANLEY W	10.69	
MPG COMPUTERS & CONSULTIN	42.98	*
MULCAHEY, CHERYL B	10216.98	*
MULLEN, MARIE	2930.76	*
MULLINS, WILLIAM P ETAL	501.96	*
MURACH, MATTHEW A ETAL	4.44	*
MURPHY, EMMETT	393.79	*
MYERS, FLORA	955.22	
NADEAU, ROBERT	4245.22	*
NASON, DIANE E	10.69	
NASSAR, JEAN E	446.23	*
NER BEACH MOTEL INC	76.23	*
NESKY, EDWARD P + HELEN	5154.95	
NEUMANN, DANIEL B	839.75	
NEWCOMB, DAVID M	38.12	*
NEWELL, GEORGE	47.05	
NEXTEL COMM OF MID ATLANT	235.42	*
NEXTEL COMM OF THE MID AT	235.26	*
NICHOLS, KELLY L	1160.25	*
NICKELL, DENNIS R	21.37	
NICKERSON, C L+WILKINS,	3257.75	*
NOBLE, ANDREW P	8.69	*
NOBLE, ANDREW P	10.69	
NOBLE, DWIGHT	1624.60	*
NOLAN, PAUL S MICHAUD	3.09	*
NORTH AVENUE CORP	450.29	*
NORTHWAY, DARBY I	21.37	*
NORTHWAY, DARBY I	21.37	*
NORTON, KERRYLEE P	10.69	
OAKWOOD ESTATES LLC	529.15	*
OAKWOOD ESTATES LLC	1754.51	*
OBREY, JOHN	120.51	*
OBRIEN, SCOTT A	2091.29	
OCEAN OAKS REALTY INC	1.64	*
OCONNELL, BRIAN A	315.81	*
ODRISCOLL, DONNA	2216.15	*
OKANE, RICHARD	88.54	
OKEEFE, JEREMY J	2418.26	
OLD MARSH DEVELOPERS LLC	1862.90	*
OLD MARSH DEVELOPERS LLC	2368.80	
OLSON, KIMBERLY	70.94	
ONEIL, A T + J H TRUSTE	3395.78	
ONEILL, MICHAEL	127.57	*
OREILLY, JAMES P	52.74	
OSGOOD, THOMAS	101.90	
OUR TWO DADS LLC	467.20	
PAGE, MARJORIE A	3.81	*
PAGE, MARK	12.16	*

PAIGE, ROBERT	77.60	*
PANZIERI, ANGELO J	5.62	*
PAPE, JUDITH	125.11	*
PAQUETTE, HOWARD D ETAL	10.69	
PARENTEAU, MARY	48.06	
PATTERSON, JOSEPH B	15.98	*
PATTERSON, MICHELLE	608.14	*
PAUL, SYLVIA	682.79	
PECK, JEAN A	631.62	*
PEDERSEN, ROBERT	228.11	
PELLETIER, ALDEN R	1445.38	*
PELLETIER, PATRICK JOHN	3.18	*
PENA, ESTUPHANIA	84.58	
PENROD, ANITA M	647.57	*
PEPIN WELLS LLC	939.55	*
PERKINS, IRIS MARION	1843.42	*
PERKINS, LESLIE	1397.98	*
PERKINS, RICHMOND M	1362.46	*
PERKINS, ROBERT	4.96	*
PERKINS, SHARON L	997.73	
PERRIELLO, MARIE	3594.13	**
PERUSSE, ROGER	39.88	*
PETRILLO, HENRY	354.11	
PICKETT, ANNE B	2796.92	*
PIRRO, PHILIP	200.44	*
PIZZA BY PARAS	94.12	
PLANTE, JOAN L	222.37	*
PLUMMER, BRETT E ETAL	2117.64	*
POLIZZI, NANCY	1510.04	
POMPEO, STEPHEN C	6.09	*
POOR, SHAWN	45.73	
POPEK, JEFFREY J	21.37	
PRINCIPE, MICHAEL J	3702.74	*
PROCKER, PHILIP R	2167.47	
PROIA, DEBORAH TRUSTEE	967.83	
PUCCIO, MARISA A	32.04	*
PURPURA, TIMOTHY	21.37	
PYNN, WILLIS GRAFTON	2310.33	*
QUINLAN, DARRYL P ETAL	10.69	
R E T PROPERTIES INC	4223.44	*
RABIDEAU, STEPHEN A	366.94	*
RAMAH, JAMES C	226.87	*
RAMAH, JAMES C	233.04	*
RAMSDELL LANDSCAPING	205.50	
RAMSDELL, DARCEY P	28.80	*
RANKIN, PAULA B	912.01	*
RAUSA, ROBERT	51.13	*
REICHARD, CLAIRE M	4197.43	
REMACLE, NANCY	47.62	
RENAUD, ALLEN S	48.27	*

RENNIE, BUD	1.00		SEA WIND ENTERPRISES LLC	89.51	*
REPUBLIC MANAGEMENT CORP	42.15	*	SEA WIND ENTERPRISES LLC	223.37	*
REYNOLDS, JOSEPH	1539.48	*	SEA WIND ENTERPRISES LLC	223.33	*
RICHARDS, JAMES A ETAL	21.37		SEA WIND ENTERPRISES LLC	222.84	*
RICHARDSON, DOROTHY L	1025.07	*	SEA WIND ENTERPRISES LLC	373.60	*
RICHARDSON, FRANK R	7.30	*	SEA WIND ENTERPRISES LLC	373.60	*
RICHMOND, PHILIP L III	83.88	*	SEA WIND ENTERPRISES LLC	222.30	*
RIDGE, JOHN F JR	3534.60		SEA WIND ENTERPRISES LLC	443.14	*
ROACH, WALTER	55.09		SEACOAST MOTEL	48.19	
ROBERGE, TODD W	743.99	*	SEACOAST MOTEL INC	3592.47	*
ROBICHAUD, ROBERT D ETA	10.69		SEAL HARBOR LLC	1253.43	*
ROBINSON, CHARLES A	853.80	*	SEAL HARBOR LLC	1621.71	*
ROBINSON, WINNIFRED	286.46	*	SEAL HARBOR LLC	1389.04	*
ROGER, PAUL E	760.39	*	SERASSIO, DARLA B	21.37	
ROSE, WENDY C TRUSTEE	47.94	*	SETH, ANAND K	793.14	
ROUBO, ERIC A	7.19	*	SEWELL, GRAHAM H	10.69	*
ROWE, ANN MARIE	10.69		SEYMOUR, NICHOLAS	1496.45	*
RUNCIE, WILLIAM C	888.23	*	SHACKFORD, DENNIS	4497.01	
RUSCIO, FRANK	702.34	*	SHACKFORD, DENNIS	597.16	
RUSCIO, FRANK J	458.27	*	SHACKFORD, DENNIS	1542.07	
RUSO, ANN	48.32	*	SHACKFORD, MARGARET	539.52	
RYAN, EDWARD	1056.11	*	SHACKFORD, MARGARET	1396.79	
RYAN, WALTER T	1776.34	*	SHAIKH LLC	4086.69	*
SALAFIA, MARK S	21.37	*	SHARKEY, WILLIAM	831.74	*
SALVATO, MARCIA E	13784.97		SHAW, CLAUDIA E	21.37	
SANCHEZ, GERTRUDE	552.55	*	SHAW, NANCY	1279.41	*
SANDS, LAWRENCE	961.90	*	SHEA, J GREGORY ETAL	10.69	*
SANFORD-EPPS, BARBARA B	1493.84	*	SHEA, WILLIAM E	1140.01	
SANTELLA, ANDREW	41.26	*	SHEARING, LARRY	386.18	*
SANTINI, ANNIELU DEWITT	1794.36		SHEEHAN, DANIEL J	58.12	*
SARGENT, SHIRLEY D	70.58	*	SHEEHAN, GEOFFERY E	4909.26	
SAUNDARYA HAIR SALON & DA	123.30		SHEEHAN, RICHARD J JR	4205.95	*
SCHADLICK, HELEN	3930.48	*	SHEPARD, MARY J	685.87	*
SCHETTINO, KATHY	1897.67	*	SHERBURNE LANDSCAPING	158.97	
SCHIAVONI, PRISCILLA	5975.86	*	SHEVENELL, PIERRE	10.69	*
SCHICKLE, ROBERT D	310.12		SHIBLES, RUSSELL	36.88	*
SCHUSTER, CHRISTIE L	822.26	*	SHIRLEY, VIVIAN L	366.94	*
SCOTT BUILDERS	50.03		SHRIBER, ALLAN	2095.69	*
SEA MIST RESORT CONDO TS	10.69	*	SHUGRUE, JOHN J SR TRU	5960.24	*
SEA WIND ENTERPRISES LLC	46.73	*	SHUPE, THOMAS E	1577.18	*
SEA WIND ENTERPRISES LLC	187.13	*	SIMENSEN, ARTHUR J TRUS	3.49	*
SEA WIND ENTERPRISES LLC	187.13	*	SLIMAN, LAURA M	1618.45	*
SEA WIND ENTERPRISES LLC	74.93	*	SLOTNICK, MERVIN L	10.40	*
SEA WIND ENTERPRISES LLC	74.93	*	SMALL, GEORGE H	21.37	
SEA WIND ENTERPRISES LLC	74.93	*	SMITH, ALLAN J JR	5983.59	*
SEA WIND ENTERPRISES LLC	89.72	*	SMITH, ALVIN N ETAL	801.75	
SEA WIND ENTERPRISES LLC	89.22	*	SMITH, ANNIE ETAL	283.45	
SEA WIND ENTERPRISES LLC	92.31	*	SMITH, GEORGE R III	71.82	
SEA WIND ENTERPRISES LLC	89.84	*	SMITH, KEITH A	10.69	
SEA WIND ENTERPRISES LLC	90.12	*	SMITH, MARCIA B	10.69	*

SMITH, PATRICIA M	2619.39	*	TIBERI, ROBERT	2.59	*
SMITH, RICK	55.47		TIBERI, ROBERT	2.59	*
SMITH, ROBERT G ETAL	10.69		TOMAH, HAROLD	787.23	*
SMITH, ROY	1449.05		TOMPSON, WILLIAM E	10.69	
SMITH, STEPHEN H	9.37	*	TORTORA, MICHAEL	5.05	*
SMITH, WAYNE	4479.63	*	TOTH, BARRY P	2632.45	*
SMITH, WILLIAM C	2064.54	*	TOWER, STEVEN W	10.69	
SNOOK, WALTER A III	1076.39		TOWNSEND, MICHAEL	536.36	*
SOUSA, MARGARET M	4.14	*	TRAFTON, KELVIN K	673.71	**
SOUTH HOLLOW TRUST	1640.83	*	TRAFTON, LARRY T	1432.17	*
SOUZA, MANUEL	2832.02	*	TREE WORK + EXCAVATION	86.60	
SPERANZA, SANTO F	64.69	*	TRIDER, MATHEW J	2304.12	
SPOTTISWOODE, JOHN P	200.07	*	TRIDER, MATHEW J	2058.96	
SPOTTISWOODE, JOHN P	210.59	*	TROTT, ROBERT	47.43	*
SPRINT UNITED MANAGEMENT	13.73		TUDISCO, DARYL	7410.00	*
STAJKOWSKI, DONNA N	11.93	*	TUDISCO, DARYL	674.12	*
STANDLEY, DOUGLAS R JR	21.37		TUDISCO, DARYL A	4416.28	*
STANO, MATTHEW ETAL	1839.23		TUFTS, CHAS WM JR W/LI	2792.25	*
STAPLES, JANET M	21.37		TUFTS, MARCUS T	510.57	
STEFANINI, JOE	360.61	*	TUFTS, MARCUS T SR	738.19	*
STEIGRAD, CAROLYN	1014.10	*	TUFTS, PAUL	1362.60	*
STEVENS, BRUCE A JR	3746.42	*	TUFTS, PAUL + PATRICIA	902.02	
STEVENS, CINDY L	1749.79	*	TURNBULL, CHARLES W ETA	147.15	*
STEVENS, DEXTER III + HO	1949.29	*	TURNBULL, CHARLES W ETA	270.36	*
STEVENS, ERICA J	708.23	*	TURNBULL, CHARLES W ETA	119.03	*
STEVENS, HAZEL L TRUSTE	4952.57		TURNER, JANE P	1137.52	*
STIVALE, JOHN	3.84	*	TWEEDIE, JAMES F JR	3915.19	*
STJACQUES, MARIE D	481.85	*	TWO 948-9051 QUE'BEC INC	1031.19	*
STJACQUES, MARJORIE	102.62		TWOMBLY, STEVEN M	10.69	
STONE, GUY D	2040.94	*	TYRRELL, JAMES C	21.37	
STONE, STEPHEN E	898.12	*	UNDERKOFER, JOHN	10.69	
SULLIVAN, HELEN E	2468.22	*	UNICEL FKA SACO RIVER CE	4.35	*
SULLIVAN, RICHARD P TRU	982.57	*	UNICEL FKA SACO RIVER CE	7.64	*
SUNSHINE, CYNTHIA	2397.69	*	UNICEL FKA STAR CELLULAR	17.11	*
SWANSON, RACHEL A	10.69	*	UNKNOWN	278.02	
SWEENEY, JOHN G	4997.43	*	VALENTINAS, HENRY R	1911.87	*
SYLVESTRE, MICHAEL	22.15	*	VALENZUELA, ROBERT D ET	10.69	*
SZALAY, MICHAEL	55.45	*	VALERA, KATHY	92.88	*
SZULINSKI, ANDREW R	2516.92	*	VANDERMAST, RUDOLPH	473.73	*
TALBOT, SHAWN	73.58		VANNEST, CYNTHIA	98.31	
TALLWOOD MOTEL	126.22		VARTANIAN, JIM	165.43	*
TAPLEY, NORMAN A	10.69		VELLECO, VINCENT	2124.46	*
TARDIFF, RICHARD C	1.72	*	VERGES, ALCIDES	1924.38	*
TETU, RAYLENE	25.89	*	VIEIRA, MARCIA	884.02	*
THAKONG LLC	2467.32	*	VIENNEAU, DENNIS D	373.19	*
THEUNISSEN, JOHN G	10.69	*	VILLA, LORETTA J	703.63	*
THIBEAU, LEONETTE M	3053.03	*	VISION REALTY ENTERPRISES	593.02	
THOMPSON, KAREN A	886.46	*	VIVIAN, ROBERT P	21.60	*
THORNTON, KATHLEEN M	1118.70	*	VOSS, LAWRENCE G	1047.00	
THORNTON, KATHLEEN M	663.43	*	VRETTOS, VALERIE I	1697.64	

WAGNER, JEFFREY JR	66.47	*	WHITE, EDWIN C	2026.15	*
WAKEFIELD, TERRANCE LEE	3.50	*	WHITE, MICHAEL J	10.69	
WALLACE, JAMES M + JOANN	151.99	*	WHITEMAN, WILLIAM JR	181.08	*
WALSH, BRIAN	140.37		WHITNEY, PAT	183.59	*
WALSH, JOSEPH P	10.69		WILLEY, CHRISTOPHER	446.61	
WALSH, STEVEN	151.43		WILLIAMS, ANDREA D	2525.17	
WALZ, TRACEY M	3511.17	*	WILLIAMS, MARK	389.71	*
WANING, SHARON	183.05		WILSON, FRANCIS	996.54	**
WARD, GARY	476.87		WILSON, GREGORY C	948.83	*
WARD, PETER L	58.24		WILSON, ROBERT	82.47	*
WATROUS, JOHN M	1794.36	*	WILSON, ROBERT	92.32	
WEARE, KATHERYN M	378.73	*	WINE + CHEESE SHOP LTD	34.45	
WEBBER, JONATHAN	269.62	*	WISEMAN, WILLIAM R	365.46	*
WEBBER, JONATHAN L	1876.95	*	WOODMAN, HAROLD E	5770.23	
WEBBER, TINA L	2555.35	*	WOODMAN, LLOYD C	1617.61	*
WEBHANNET RIVER VIEW LLC	569.81	*	WOODMAN, LLOYD C	6255.62	*
WEINSTEIN, NEAL L	1301.23	*	WOOSTER, ALBERT F	1015.91	*
WELCH, CAROL A	954.93	*	WORCESTER, RICHARD	789.37	*
WELCH, GEORGE	846.32		WRIGHT, KENNETH	730.76	*
WELCH, JOHN	869.14	*	YESKET, ANTHONY J	14.75	*
WELLS GOLF HOLDINGS LLC	32164.96		YORE, KATHLEEN	49.49	
WELLS GOLF HOLDINGS LLC	569.71		YORK BUILDING+DESIGN CENT	2285.48	
WENTWORTH, CARTER	25.84	*	YOUNG, BRIAN L	679.51	*
WENTZELL DEVELOPMENT CO	2258.98	*	YOUNG, DAVID B	10.69	
WENTZELL, MICHAEL J	2044.56	*	YOUNG, GEORGE	33.27	*
WESLEY, K M + R T TRUST	2366.99	*			

\*PAID IN FULL BEFORE 12/31/09

\*\*PARTIAL PAYMENT MADE BEFORE 12/31/09

## **2009 REPORT OF THE KENNEBUNK, KENNEBUNKPORT AND WELLS WATER DISTRICT**

The Kennebunk, Kennebunkport and Wells Water District is a quasi-municipal public water utility that was established in 1921 by an act of the Maine State Legislature. The District serves an area that encompasses the Towns of Kennebunk, Kennebunkport, Wells, Ogunquit, Arundel and small portions of Biddeford and York. The area includes a population which varies seasonally from about 30,000 to over 100,000. It is directed by a four-member Board of Trustees, one each elected from the Towns of Kennebunk, Kennebunkport, Wells and Ogunquit.

For the Water District, 2009 was a unique and challenging year, marked primarily by a significant drop in water demand caused by the ongoing national economic downturn combined with a very rainy summer season. The District also saw the resolution of some longstanding litigation and the gradual winding down of the controversial debate that began in 2008 relating to the sale of excess spring water for resale as bottled water. In spite of the economic downturn, the District experienced some growth (74 new accounts), resulting in a customer growth rate of about 0.6%, as compared with the typical 1½ % to 2% growth rate of the past dozen years.

The District is continually evaluating itself, looking for opportunities to improve service and to reduce costs. Through attrition, job-sharing and cross-training between departments an additional full time position was eliminated, saving over \$60,000 in wages and benefits. As a short term method of reducing operating costs, several large water main projects (with high material costs) were postponed and replaced by a series of smaller diameter, lower cost seasonal main replacement projects.

Due primarily to the poor economy and a relatively wet summer, the total annual water production of 881 million gallons was 11% less than that of 2008. The District's recently (2007) developed groundwater sources were once again instrumental in helping the District meet water demands without the need for purchasing water from neighboring utilities, while reducing chemical costs by nearly \$85,000. For the first time ever, the District produced more drinking water from groundwater sources than from its historical surface water source, Branch Brook. Due to the many financial, operational and water quality benefits relating to the use of groundwater, we are currently in the process of developing an additional local, high-quality groundwater supply in the Alewife area of West Kennebunk.

As part of the conclusion of a regulatory proceeding relating to ongoing litigation with a local developer, the District implemented its first revenue-neutral rate schedule redesign on April 1<sup>st</sup>, 2009. This resulted in a water rate reduction for most “small” annual customers and an increase for many seasonal customers. The rate schedule is available on our website at [www.kkw.org](http://www.kkw.org).

The District is proud to be one of only two water utilities in Maine to ever receive the SHAPE award from the Maine Department of Labor and Bureau of Labor Standards. This award, whose acronym stands for “Safety and Health Award for Public Sector Employers”, is to recognize employers that strive to provide a “safe and healthful” workplace for its employees. The award is only given to exemplary employers after a thorough review and inspection of the employer’s Safety and Health policies and Procedures by a Safety Works consultant.

The following is a partial list of distribution projects funded and installed by the District during 2009. These projects typically relate to our goal of optimizing water quality and improving system reliability by replacing outdated and substandard facilities with an eye toward accommodating anticipated growth.

Brown Street, Kennebunk: Replaced 2,666 feet of old 8-inch Transite (concrete) water main with an 8-inch PVC main. (Elimination of leakage prone main and done in conjunction with a Town road rebuilding project.)

Elm Street, Kennebunk: Replaced 250 feet of old 2-inch wrought iron and galvanized water main with a 3-inch HDPE main. (Water quality and potential for leaks.)

Old Alewife Road, Kennebunk: Replaced 876 feet of old 2-inch galvanized water main with an 8-inch PVC main. (Water quality and fire suppression improvement.)

Haverhill Avenue, Kennebunkport: Replaced 640 feet of old 2-inch galvanized summer main with a 3-inch HDPE main. (Elimination of leakage prone main and water quality improvement.).

Route One, Wells: Replaced 1,450 feet of old 10-inch cast iron main with a 20-inch ductile iron main – second phase of a two phase 3,100 foot project. (Fire suppression, transmission and water quality improvement..

Bourne Avenue, Wells: Replaced 395 feet of seasonal 10-inch main with a 12-inch HDPE main. (In conjunction with MDOT bridge replacement project.)

Dixon Run Road, Ogunquit: Replaced 800 feet of old 2-inch galvanized summer main with a 3-inch HDPE main. (Elimination of leakage prone main and water quality improvement.)

Cedar Lane, Ogunquit: Replaced 1,100 feet of old 2-inch galvanized summer main with a 3-inch HDPE main. (Elimination of leakage prone main, pressure and water quality improvement.)

Chestnut Road and Birch Drive, Ogunquit: Replaced 1,563 feet of old 2-inch galvanized summer main with a 3-inch HDPE main. (Elimination of leakage prone main, pressure and water quality improvement.)

In addition to the above projects, individuals and developers funded numerous water main extensions totaling over 2,000 feet in length.

Drinking water quality remains a top priority. We are pleased to report that in addition to making aesthetic water quality improvements with our unique blending of groundwater and surface water, all State and Federal water quality standards were met during 2009. By maintaining a well-trained staff and continually upgrading our process equipment and control systems, we continually strive to assure the highest degree of reliability in the quality of drinking water for our customers.

The Trustees of the District appreciate the continuing effort and dedication of their employees, as well as the support and cooperation of their customers, area contractors and State and local municipal officials.

Respectfully submitted,

James E. Burrows, President  
Thomas P. Oliver, Vice President  
Richard H. Littlefield, Trustee  
Robert A. Emmons, Trustee  
Normand R. Labbe, Superintendent  
Scott J. Minor, Assistant Superintendent  
Wayne A. Brockway, Treasurer





*Proven Expertise and Integrity*

November 16, 2009

Board of Selectmen  
Town of Wells, Maine  
Wells, Maine

We were engaged by the Town of Wells and have audited the financial statements of the Town of Wells as of and for the year ended June 30, 2009. The following statements and schedules have been excerpted from the 2009 financial statements, a complete copy of which, including our opinion thereon, is available for inspection at the Town Office.

Included herein are:

Combining Balance Sheet – Governmental Funds	Statement C
Statement of Revenues, Expenditures and Changes in Fund Balances – Governmental Funds	Statement E
Budgetary Comparison Schedule – Budget to Actual - General Fund	Schedule 1
Schedule of Departmental Operations	Schedule A
Combining Balance Sheet – Non Major Governmental Funds	Schedule B
Combining Schedule of Revenue, Expenditures, and Changes in Fund Balances – Non Major Governmental Funds	Schedule C

*RHR Smith & Company*

Certified Public Accountants

3 Old Orchard Road, Buxton, Maine 04093  
Tel: (800) 300-7708 (207) 929-4606 Fax: (207) 929-4609  
[www.rhrsmith.com](http://www.rhrsmith.com)

## STATEMENT C

## TOWN OF WELLS, MAINE

BALANCE SHEET – GOVERNMENTAL FUNDS  
JUNE 30, 2009

	General Fund	Seawall Bond	Nonmajor Funds	Total Governmental Funds
ASSETS				
Cash	\$ 12,804,528	\$ -	\$ 265,331	\$ 13,069,859
Investments	186,541	-	-	186,541
Receivables (net of allowance)				
Taxes	1,259,407	-	-	1,259,407
Liens	12,877	-	-	12,877
Other	74,547	161,351	-	235,898
Tax acquired property	107,650	-	-	107,650
Due from other funds	-	-	5,284,438	5,284,438
TOTAL ASSETS	<u>\$ 14,445,550</u>	<u>\$ 161,351</u>	<u>\$ 5,549,769</u>	<u>\$ 20,156,670</u>
LIABILITIES AND FUND EQUITY				
Liabilities				
Accounts payable	\$ 280,467	\$ 123,740	\$ 68,838	\$ 473,045
Due to other governments	39,147	-	-	39,147
Accrued expenses	35,336	-	-	35,336
Prepaid taxes	4,257	-	-	4,257
Due to other funds	5,225,888	37,611	20,939	5,284,438
Deferred revenues	579,670	-	-	579,670
Other liabilities	203,301	-	-	203,301
TOTAL LIABILITIES	<u>6,368,066</u>	<u>161,351</u>	<u>89,777</u>	<u>6,619,194</u>
Fund Equity				
Unreserved, reported in:				
General Fund:				
Designated	328,555	-	-	328,555
Undesignated	7,748,929	-	-	7,748,929
Special Revenue Fund:				
Designated	-	-	3,564,928	3,564,928
Undesignated	-	-	(27,954)	(27,954)
Capital project funds	-	-	1,786,277	1,786,277
Permanent funds	-	-	136,741	136,741
TOTAL FUND EQUITY	<u>8,077,484</u>	<u>-</u>	<u>5,459,992</u>	<u>13,537,476</u>
TOTAL LIABILITIES AND FUND EQUITY	<u>\$ 14,445,550</u>	<u>\$ 161,351</u>	<u>\$ 5,549,769</u>	<u>\$ 20,156,670</u>

-

See accompanying independent auditors' report and notes to financial statements.

## STATEMENT E

## TOWN OF WELLS, MAINE

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
 – GOVERNMENTAL FUNDS  
 FOR THE YEAR ENDED JUNE 30, 2009

	General Fund	Seawall Bond	Nonmajor Funds	Total Governmental Funds
REVENUES				
Taxes	\$ 25,653,322	\$ -	\$ -	\$ 25,653,322
Intergovernmental revenue	1,045,026	-	-	1,045,026
Charges for services	1,496,337	-	70,993	1,567,330
Investment income	240,783	-	5,909	246,692
Other revenues	312,366	164,336	234,164	710,866
TOTAL REVENUES	28,747,834	164,336	311,066	29,223,236
EXPENDITURES				
Current:				
General government	3,624,749	-	31,190	3,655,939
Public safety	3,577,569	-	210,285	3,787,854
Health and sanitation	680,175	-	62	680,237
Recreation and culture	494,184	-	85,927	580,111
Education	15,125,211	-	-	15,125,211
Public works	1,462,191	-	127,577	1,589,768
Beach and harbors	278,886	-	1,250	280,136
Library	330,911	-	1,117	332,028
County tax	1,337,672	-	-	1,337,672
Unclassified	291,633	-	205,445	497,078
Capital outlay	-	1,519,336	-	1,519,336
Debt service:				
Principal	523,986	-	-	523,986
Interest	147,909	-	-	147,909
9B Landfill closure	-	-	7,451	7,451
TOTAL EXPENDITURES	27,875,076	1,519,336	670,304	30,064,716
EXCESS REVENUES OVER (UNDER)				
EXPENDITURES	872,758	(1,355,000)	(359,238)	(841,480)
OTHER FINANCING SOURCES (USES)				
Bond proceeds	-	1,300,000	-	1,300,000
Operating Transfers in	-	55,000	1,344,246	1,399,246
Operating Transfers out	(1,399,246)	-	-	(1,399,246)
TOTAL OTHER FINANCING SOURCES (USES)	(1,399,246)	1,355,000	1,344,246	1,300,000
EXCESS OF REVENUES AND OTHER SOURCES OVER (UNDER) EXPENDITURES AND OTHER USES	(526,488)	-	985,008	458,520
FUND BALANCES - JULY 1	8,603,972	-	4,474,984	13,078,956
FUND BALANCES - JUNE 30	\$ 8,077,484	\$ -	\$ 5,459,992	\$ 13,537,476

See accompanying independent auditors' report and notes to financial statements.

## TOWN OF WELLS, MAINE

BUDGETARY COMPARISON SCHEDULE – BUDGETARY BASIS  
 BUDGET AND ACTUAL – GENERAL FUND  
 FOR THE YEAR ENDED JUNE 30, 2009

	Budgeted Amounts		Actual	Variance
	Original	Final	Amounts	Favorable (Unfavorable)
Budgetary Fund Balance, July 1	\$ 8,603,972	\$ 8,603,972	\$ 8,603,972	\$ -
Resources (Inflows):				
Taxes	25,754,597	25,754,597	25,653,322	(101,275)
Intergovernmental revenue	959,881	959,881	1,045,026	85,145
Charges for service	1,505,150	1,505,150	1,496,337	(8,813)
Investment income	350,000	350,000	240,783	(109,217)
Other income	140,130	140,130	312,366	172,236
Transfers from other funds	-	-	-	-
Amounts Available for Appropriation	<u>37,313,730</u>	<u>37,313,730</u>	<u>37,351,806</u>	<u>38,076</u>
Charges to Appropriation (Outflows):				
Current:				
General government	3,806,601	3,806,601	3,624,749	181,852
Public safety	3,640,116	3,640,116	3,577,569	62,547
Health and sanitation	999,257	999,257	680,175	319,082
Recreation & culture	457,858	457,858	494,184	(36,326)
Education	15,125,211	15,125,211	15,125,211	-
Public works	1,462,366	1,462,366	1,462,191	175
Beach and harbors	319,486	319,486	278,886	40,600
Library	325,494	325,494	330,911	(5,417)
County tax	1,337,672	1,337,672	1,337,672	-
Unclassified	695,884	695,884	291,633	404,251
Debt service:				
Principal	523,986	523,986	523,986	-
Interest	117,557	117,557	147,909	(30,352)
Overlay	572,090	572,090	-	572,090
Transfers to other funds	<u>1,594,700</u>	<u>1,594,700</u>	<u>1,399,246</u>	<u>195,454</u>
Total Charges to Appropriations	<u>30,978,278</u>	<u>30,978,278</u>	<u>29,274,322</u>	<u>1,703,956</u>
Budgetary Fund Balance, June 30	<u>\$ 6,335,452</u>	<u>\$ 6,335,452</u>	<u>\$ 8,077,484</u>	<u>\$ 1,742,032</u>
Add: Encumbrances at June 30			<u>-</u>	
GAAP Basis Fund Balance, June 30			<u>\$ 8,077,484</u>	
Use of undesignated fund balance	<u>\$ 2,268,520</u>	<u>\$ 2,268,520</u>	<u>\$ -</u>	<u>\$ 2,268,520</u>

See accompanying independent auditors' report and notes to financial statements.

## TOWN OF WELLS, MAINE

SCHEDULE OF DEPARTMENT OF OPERATIONS – GENERAL FUND  
FOR THE YEAR ENDED JUNE 30, 2009

	Balance 07/01/08	Appropriations	Applied Revenues	Total Available	Actual
General government:					
Administration / personnel salaries	\$ -	\$ 306,708	\$ -	\$ 306,708	\$ 255,853
Code enforcement salaries	-	267,767	-	267,767	244,243
Assessing salaries	-	138,232	-	138,232	139,674
Town clerk salaries	-	142,297	-	142,297	143,333
Town manager salaries	-	124,177	-	124,177	127,967
Office of Planning salaries	-	96,344	-	96,344	92,921
Information systems salaries	-	51,536	-	51,536	49,009
Building department salaries	-	43,290	-	43,290	42,268
Train station salaries	-	11,102	-	11,102	-
Benefits / insurances / taxes	-	1,407,558	-	1,407,558	1,421,979
Property / liability insurance	-	283,390	-	283,390	282,394
Administration	-	163,110	-	163,110	108,799
Hydrant rental	-	123,700	-	123,700	121,532
Street lights	-	105,000	-	105,000	103,405
Information center	-	43,410	-	43,410	43,410
Town hall expenses	-	57,850	-	57,850	55,908
Town manager expenses	-	149,600	-	149,600	120,153
Office of planning expenses	-	6,700	-	6,700	2,517
Manager of information systems	-	38,225	-	38,225	50,865
Town clerk expenses	-	94,220	-	94,220	95,127
Assessing expenses	-	23,000	-	23,000	19,474
Code enforcement expenses	-	22,800	-	22,800	12,681
Survey and appraisal	-	9,000	-	9,000	3,597
Old post office	-	5,860	-	5,860	7,967
Historic preservation	-	5,500	-	5,500	1,780
Personnel department	-	85,225	-	85,225	77,753
Charter commission	-	1,000	-	1,000	140
	-	3,806,601	-	3,806,601	3,624,749

SCHEDULE A (CONTINUED)

TOWN OF WELLS, MAINE

SCHEDULE OF DEPARTMENT OF OPERATIONS – GENERAL FUND  
FOR THE YEAR ENDED JUNE 30, 2009

	Balance 07/01/08	Appropriations	Applied Revenues	Total Available	Actual
Public safety:					
Police department salaries	-	1,557,128	-	1,557,128	1,530,452
Fire department salaries	-	771,878	-	771,878	772,869
Dispatch center salaries	-	240,557	-	240,557	244,500
Animal control salaries	-	37,701	-	37,701	37,136
Civil defense salaries	-	1,242	-	1,242	1,242
Police department operations	-	403,850	-	403,850	358,727
Ambulance service	-	261,200	-	261,200	271,874
Fire department operations	-	264,584	-	264,584	270,052
Dispatch operations	-	82,096	-	82,096	71,613
Animal control operations	-	14,455	-	14,455	13,703
Civil defense operations	-	5,425	-	5,425	5,401
	-	3,640,116	-	3,640,116	3,577,569
Health and sanitation:					
Transfer station salaries	-	155,257	-	155,257	159,131
Transfer station operations	-	844,000	-	844,000	521,044
	-	999,257	-	999,257	680,175
Recreation and culture:					
Recreation salaries	-	277,467	-	277,467	283,221
Recreation operations	-	157,315	-	157,315	194,117
R Jorgensen activity center	-	23,076	-	23,076	16,846
	-	457,858	-	457,858	494,184
Education	-	15,125,211	-	15,125,211	15,125,211

SCHEDULE A (CONTINUED)

TOWN OF WELLS, MAINE

SCHEDULE OF DEPARTMENT OF OPERATIONS – GENERAL FUND  
FOR THE YEAR ENDED JUNE 30, 2009

	Balance 07/01/08	Appropriations	Applied Revenues	Total Available	Actual	Balance
Public works:						
Highway salaries	-	450,441	-	450,441	414,352	36,089
Highway operations	-	974,575	-	974,575	987,842	(13,267)
Bridges / culverts	-	9,000	-	9,000	14,362	(5,362)
FEMA	-	-	-	-	13,372	(13,372)
Building	-	18,350	-	18,350	23,469	(5,119)
Tree pruning	-	10,000	-	10,000	8,794	1,206
	-	1,462,366	-	1,462,366	1,462,191	175
Beach and harbors:						
Lifeguard salaries	-	130,410	-	130,410	112,192	18,218
Harbor master salaries	-	46,078	-	46,078	49,223	(3,145)
Beach cleaning salaries	-	15,150	-	15,150	245	14,905
Parking lots salaries	-	31,824	-	31,824	28,072	3,752
Restroom lots salaries	-	15,565	-	15,565	11,837	3,728
Restroom cleaning operating	-	26,100	-	26,100	18,756	7,344
Harbor master operating	-	21,850	-	21,850	22,501	(651)
Beach cleaning operating	-	10,450	-	10,450	13,767	(3,317)
Lifeguard operating	-	16,459	-	16,459	16,339	120
Parking lot operating	-	4,800	-	4,800	5,394	(594)
Gazebo	-	800	-	800	560	240
	-	319,486	-	319,486	278,886	40,600
Library	-	325,494	-	325,494	330,911	(5,417)
County tax	-	1,337,672	-	1,337,672	1,337,672	-
Debt service:						
Principal	-	523,986	-	523,986	523,986	-
Interest	-	117,557	-	117,557	147,909	(30,352)
	-	641,543	-	641,543	671,895	(30,352)

SCHEDULE A (CONTINUED)

TOWN OF WELLS, MAINE

SCHEDULE OF DEPARTMENT OF OPERATIONS – GENERAL FUND  
FOR THE YEAR ENDED JUNE 30, 2009

	Balance 07/01/08	Appropriations	Applied Revenues	Total Available	Actual
Unclassified:					
Grants	-	63,070	-	63,070	62,862
Clam conservation	-	7,232	-	7,232	3,566
Boards / committees	-	13,000	-	13,000	5,675
Conservation committee	-	3,140	-	3,140	2,304
Warrant articles - net	-	563,500	-	563,500	217,226
Union/NonUnion Salary Adj	-	45,942	-	45,942	-
	-	695,884	-	695,884	291,633
Overlay	-	572,090	-	572,090	-
Transfers to other funds					
Special revenue	-	1,124,700	-	1,124,700	899,783
Capital projects	-	470,000	-	470,000	499,463
	-	1,594,700	-	1,594,700	1,399,246
Total Expenditures	\$ -	\$ 30,978,278	\$ -	\$ 30,978,278	\$ 29,274,322



	Special Revenue Funds	Capital Project Funds	Permanent Funds	Total Nonmajor Governmental Funds
<b>ASSETS</b>				
Cash	\$ 17,971	\$ 110,581	\$ 136,779	\$ 265,331
Investments	-	-	-	-
Due from other funds	3,608,742	1,675,696	-	5,284,438
Total assets	<u>\$ 3,626,713</u>	<u>\$ 1,786,277</u>	<u>\$ 136,779</u>	<u>\$ 5,549,769</u>
<b>LIABILITIES</b>				
Accounts payable	\$ 68,838	\$ -	\$ -	\$ 68,838
Due to other funds	20,901	-	38	20,939
Total liabilities	<u>89,739</u>	<u>-</u>	<u>38</u>	<u>89,777</u>
<b>FUND EQUITY</b>				
Fund balance:				
Unreserved:				
Designated for subsequent years' expenditures	3,564,928	1,786,277	136,741	5,487,946
Undesignated	(27,954)	-	-	(27,954)
Total fund equity	<u>3,536,974</u>	<u>1,786,277</u>	<u>136,741</u>	<u>5,459,992</u>
Total liabilities and fund equity	<u>\$ 3,626,713</u>	<u>\$ 1,786,277</u>	<u>\$ 136,779</u>	<u>\$ 5,549,769</u>

	Special Revenue Funds	Capital Project Funds	Permanent Funds	Total Nonmajor Governmental Funds
REVENUES				
Intergovernmental revenue	\$ -	\$ -	\$ -	\$ -
Charges for services	70,993	-	-	70,993
Investment income	-	2,493	3,416	5,909
Other income	234,164	-	-	234,164
TOTAL REVENUES	<u>305,157</u>	<u>2,493</u>	<u>3,416</u>	<u>311,066</u>
EXPENDITURES				
General government	31,190	-	-	31,190
Public safety	40,111	170,174	-	210,285
Health and welfare	-	-	62	62
Recreation & culture	85,907	-	20	85,927
Public works	127,577	-	-	127,577
Beach and harbors	1,250	-	-	1,250
Library	1,117	-	-	1,117
Unclassified	205,445	-	-	205,445
Capital outlay	-	-	-	-
9B Landfill land acquisition	-	7,451	-	7,451
TOTAL EXPENDITURES	<u>492,597</u>	<u>177,625</u>	<u>82</u>	<u>670,304</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(187,440)</u>	<u>(175,132)</u>	<u>3,334</u>	<u>(359,238)</u>
OTHER FINANCING SOURCES (USES)				
Transfers In	899,783	444,463	-	1,344,246
Transfers Out	-	-	-	-
TOTAL OTHER FINANCING SOURCES (USES)	<u>899,783</u>	<u>444,463</u>	<u>-</u>	<u>1,344,246</u>
EXCESS OF REVENUES AND OTHER SOURCES OVER (UNDER) EXPENDITURES AND OTHER USES	712,343	269,331	3,334	985,008
FUND BALANCE, JULY 1	<u>2,824,631</u>	<u>1,516,946</u>	<u>133,407</u>	<u>4,474,984</u>
FUND BALANCE, JUNE 30	<u>\$ 3,536,974</u>	<u>\$ 1,786,277</u>	<u>\$ 136,741</u>	<u>\$ 5,459,992</u>

**WELLS SANITARY DISTRICT**  
**FINANCIAL STATEMENTS**  
**AND ADDITIONAL INFORMATION**

**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**WELLS SANITARY DISTRICT**  
**FINANCIAL STATEMENTS**  
**AND**  
**ADDITIONAL INFORMATION**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

<b><u>FINANCIAL STATEMENTS</u></b>	<b><u>PAGE</u></b>
Management's Discussion and Analysis	1 - 4
Independent Auditors' Report	5
Balance Sheets	6 - 7
Statements of Revenues, Expenses and Changes in Fund Net Assets	8
Statements of Cash Flows	9 - 10
Notes to Financial Statements	11 - 16
 <b><u>SUPPLEMENTAL INFORMATION</u></b>	
Report on Internal Control Over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i>	17 - 18

# Wells Sanitary District

P.O. Box 428  
Wells, Maine 04090

## Management's Discussion and Analysis

This discussion and analysis of the Wells Sanitary District's financial condition provides an overview of the District's financial operations for the year ended December 31, 2009.

### Financial Highlights

- The District's total cash and investments, both restricted and unrestricted, was approximately \$2,622,000 at December 31, 2009. This is approximately \$230,000 higher than last year.
- The District's total operating revenue in 2009 was approximately \$1,998,000. This is approximately \$108,000 more than last year.
- The District's fixed assets increased by approximately \$134,000 in 2009. This amount includes \$17,000 for a new vehicle and \$48,000 of new equipment and minor upgrades to the plant and pump stations. The District also spent \$82,000 on the construction of a new maintenance garage. The District disposed of a vehicle in 2009 with a carrying cost of \$13,000.
- The District paid off approximately \$421,000 of old debt during 2009.
- The District's total assets decreased by approximately \$361,000 in 2009 to \$19,893,000.

### Audited Financial Statements

These audited financial statements are comprised of the following:

- Independent Auditors' Report – This report is issued by the District's independent auditors. In it, the auditors explain that they audited the District's financial statements in accordance with auditing standards generally accepted in the United States and *Government Auditing Standards* issued by the Comptroller General of the United States. It also expresses that, in the opinion of the auditors, the District's financial statements present fairly, the District's financial position and the results of its operations and cash flows for the years ended December 31, 2009 and 2008, in conformity with accounting principles generally accepted in the United States of America.
- Balance Sheet – The balance sheet presents the assets, liabilities and fund net assets of the District as of December 31, 2009 and 2008.
- Statement of Revenues, Expenses and Change in Fund Net Assets – This statement reports the operating revenues and expenses and non-operating revenues and expenses of the District for the years ended December 31, 2009 and 2008. It also shows how the District's revenues and expenses for the years affected the fund net assets of the District.
- Statement of Cash Flows – The statement of cash flows reports the sources and uses of the District's cash from operating activities, investing activities and capital and related financing activities. Sources and uses of cash are netted on the statement to show the District's net increase or decrease in cash for the years ended December 31, 2009 and 2008.

Audited Financial Statements - (continued)

- Notes to Financial Statements – The notes to the financial statements provide information about the District, its accounting policies, and additional information on amounts reported in other parts of the financial statements.

Other Reports

As explained in the independent auditors' report on the basic financial statements, the District's auditors have also issued a "Report on Internal Control Over Financial Reporting and On Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards*". This report is not a part of the basic financial statements but is considered an integral part of the audit of the District's financial statements in accordance with *Government Auditing Standards* and should be read in conjunction with the auditors' report on the basic financial statements.

Summary of Financial Information

The District's financial condition as of December 31, 2009 and 2008 and the results of its operations for the years then ended is summarized below. Amounts reported are rounded to the nearest thousand dollars.

**FINANCIAL CONDITION  
DECEMBER 31,**

	<u>2009</u>	<u>2008</u>
Current assets	\$ 2,269	\$ 2,104
Restricted assets	995	877
Capital assets	16,624	17,268
Other assets	<u>5</u>	<u>5</u>
Total assets	<u>\$ 19,893</u>	<u>\$ 20,254</u>
Current liabilities	\$ 617	\$ 578
Long-term liabilities	<u>6,733</u>	<u>7,204</u>
Total liabilities	<u>7,350</u>	<u>7,782</u>
Fund net assets		
Invested in capital assets net of related debt	9,421	9,643
Restricted	995	878
Unrestricted	<u>2,127</u>	<u>1,951</u>
Total fund net assets	<u>12,543</u>	<u>12,472</u>
Total liabilities and fund net assets	<u>\$ 19,893</u>	<u>\$ 20,254</u>

**RESULTS OF OPERATIONS  
YEARS ENDED DECEMBER 31,**

	<u>2009</u>	<u>2008</u>
Operating revenues	\$ 1,998	\$ 1,890
Operating expenses	<u>1,932</u>	<u>1,933</u>
Income (loss) from operations	66	(43)
Non-operating revenues	57	98
Non-operating expenses	180	204
Capital contributions	<u>127</u>	<u>273</u>
Change in fund net assets	<u>\$ 70</u>	<u>\$ 124</u>

Summary of Financial Information - (continued)

- At December 31, 2009 and 2008, the District had total assets of \$19,893,000 and \$20,254,000, respectively, of which \$16,624,000 and \$17,268,000 respectively, consisted of capital assets. Capital assets are comprised of the District's fixed assets such as property, plant, equipment, and furnishings. It also includes sewer lines and pump stations.
- At December 31, 2009 and 2008, the District's liabilities totaled \$7,350,000 and \$7,782,000, respectively. Of this amount, \$617,000 and \$578,000, respectively, represented amounts due in the short-term (twelve months or less) and \$6,733,000 and \$7,204,000, respectively, represented amounts due in the long-term.
- At December 31, 2009 and 2008, the District's fund net assets totaled \$12,543,000 and \$12,472,000, respectively. Of this amount \$9,421,000 and \$9,643,000, respectively, represented amounts invested in capital assets net of related debt; \$995,000 and \$878,000, respectively, was restricted to pay debt; and \$2,127,000 and \$1,951,000, respectively, was unrestricted.
- The District's operating revenues consists principally of sewer service charges. For the years ended December 31, 2009 and 2008, total revenue generated from sewer and other service charges was \$1,998,000 and \$1,890,000, respectively.
- In addition to sewer service charges, the District's receives capital contributions, impact fees and reserve capacity fees. Entrance fees are fees charged to customers to connect to the sewer system. Impact fees and reserve capacity fees are used to improve, enlarge or expand the District's sewer treatment system or to pay interest and debt incurred for such purposes. Income from impact fees, reserve capacity fees are reported as capital contributions in the Statements of Revenues, Expenses and Changes in Fund Net Assets and totaled \$127,000 and \$273,000, respectively, for the years ended December 31, 2009 and 2008.
- Other non-operating revenue earned by the District is comprised primarily of interest, investment income and miscellaneous income and totaled \$57,000 and \$98,000, respectively, for the years ended December 31, 2009 and 2008. No non-operating revenue was earned from disposals of capital assets in 2009 and 2008.
- The District's operating expenses for the years ended December 31, 2009 and 2008 totaled \$1,932,000 and \$1,933,000, respectively, and consisted of the following:

	<u>2009</u>	<u>2008</u>
Operating expenses	\$1,142,000	\$ 1,149,000
Depreciation	\$ 790,000	\$ 784,000

- The District's non-operating expenses for the years ended December 31, 2009 and 2008 totaled \$180,000 and \$204,000, respectively, and consisted of the following:

	<u>2009</u>	<u>2008</u>
Amortization and investment fees	\$ 5,000	\$ 5,000
Interest on bonds and notes payable	\$175,000	\$ 199,000

- For the years ended December 31, 2009 and 2008, the District's revenues exceeded its expenses resulting in an increase in its fund net assets of \$70,000 and \$124,000, respectfully.
- For the year ended December 31, 2009 and 2008, the District issued no new debt, and made principal payments on debt totaling \$421,000 and \$407,000, respectfully.

Summary of Financial Information – (continued)

- During the years ended December 31, 2009 and 2008, the District made net capital asset acquisitions totaling \$147,000 and \$205,000, respectively. These capital asset purchases are as follows:

	<u>2009</u>	<u>2008</u>
Vehicles, equipment and furniture	\$ 17,000	\$ -
Structures	82,000	16,000
Sewer lines	-	74,000
Plant upgrade	<u>48,000</u>	<u>115,000</u>
Total Capital Asset Acquisitions	\$ <u>147,000</u>	\$ <u>205,000</u>

- During 2009, the District accepted a bid from Littlefield Bros. Construction Co. to construct a new maintenance garage at a total cost of approximately \$124,000. As of December 31, 2009, the amounts remaining on this contract total approximately \$32,000.



INDEPENDENT AUDITORS' REPORT



February 5, 2010

Board of Trustees  
WELLS SANITARY DISTRICT  
Wells, Maine

We have audited the accompanying financial statements of the enterprise fund of Wells Sanitary District as of and for the years ended December 31, 2009 and 2008, which collectively comprise the District's basic financial statements as listed in the table of contents. These financial statements are the responsibility of the District's management. Our responsibility is to express an opinion on these basic financial statements based on our audits.

We conducted our audits in accordance with auditing standards generally accepted in the United States and *Government Auditing Standards* issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the basic financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall basic financial statement presentation. We believe that our audits provide a reasonable basis for our opinion.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the enterprise fund of Wells Sanitary District as of December 31, 2009 and 2008, and the changes in financial position and cash flow thereof for the years then ended in conformity with accounting principles generally accepted in the United States of America.

In accordance with *Government Auditing Standards*, we have also issued our report dated February 5, 2010, on our consideration of Wells Sanitary District's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts and grants. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* and should be read in conjunction with this report in considering the results of our audit.

The management's discussion and analysis on pages 1 through 4 is not a required part of the basic financial statements but is supplementary information required by accounting principles generally accepted in the United States of America. We have applied certain limited procedures, which consisted principally of inquiries of management regarding the methods of measurement and presentation of the required supplementary information. However, we did not audit the information and express no opinion on it.

*Cummings, Lamont & McNamee P.A.*

**Certified Public Accountants**  
**Kennebunk, Maine**

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WELLS SANITARY DISTRICT

BALANCE SHEETS

DECEMBER 31,

	ASSETS	2009	2008
CURRENT ASSETS			
Cash and cash equivalents		\$ 640,121	\$ 1,025,136
Investments		1,082,237	563,845
Accounts receivable, users		520,157	496,757
Prepaid expenses		18,329	17,921
Accounts receivable, other		7,764	-
Total Current Assets		2,268,608	2,103,659
RESTRICTED ASSETS			
Restricted cash		900,012	802,843
Accounts receivable, other		95,330	74,627
Total Restricted Assets		995,342	877,470
PROPERTY AND EQUIPMENT			
Land and easements		157,991	157,991
Sewer lines		13,999,432	13,999,432
Structures and clarifiers		6,397,549	6,397,549
Equipment		4,783,581	4,783,581
Office furnishings		25,275	25,275
Vehicles		85,969	82,360
Plant upgrade and pump stations		8,905,375	8,857,283
Construction in process		98,624	15,925
		34,453,796	34,319,396
Accumulated depreciation		(17,829,509)	(17,051,667)
Property and Equipment, Net		16,624,287	17,267,729
DEFERRED BOND ISSUE EXPENSE, net of amortization		4,532	4,886
Total Assets		\$ 19,892,769	\$ 20,253,744

See Notes to Financial Statements

WELLS SANITARY DISTRICT

BALANCE SHEETS

DECEMBER 31,

	2009	2008
LIABILITIES AND FUND NET ASSETS		
CURRENT LIABILITIES		
Accounts payable	\$ 45,997	\$ 49,957
Accrued salaries	60,598	62,143
Accrued interest payable	39,894	44,951
Current portion of bonds payable	470,277	421,263
Total Current Liabilities	616,766	578,314
LONG-TERM DEBT		
Bonds payable, net of current portion	6,733,334	7,203,612
Unamortized discount	(58)	(168)
Total Long-Term Debt	6,733,276	7,203,444
Total Liabilities	7,350,042	7,781,758
FUND NET ASSETS		
Invested in capital assets, net of related debt	9,420,734	9,643,021
Restricted	995,342	877,860
Unrestricted	2,126,651	1,951,105
Total Fund Net Assets	12,542,727	12,471,986
Total Liabilities and Fund Net Assets	\$ 19,892,769	\$ 20,253,744

See Notes to Financial Statements

**WELLS SANITARY DISTRICT**  
**STATEMENTS OF REVENUES, EXPENSES AND CHANGES IN FUND NET ASSETS**  
**YEARS ENDED DECEMBER 31,**

	<u>2009</u>	<u>2008</u>
OPERATING REVENUE		
Sewer service charges	\$ 1,983,218	\$ 1,877,254
Other services and charges	<u>14,762</u>	<u>12,597</u>
Total Operating Revenue	1,997,980	1,889,851
OPERATING EXPENSES	<u>1,931,847</u>	<u>1,932,677</u>
INCOME (LOSS) FROM OPERATIONS	<u>66,133</u>	<u>(42,826)</u>
NON-OPERATING REVENUE		
Interest and dividend income	67,908	73,633
Net increase (decrease) in fair value of investments	(11,653)	20,444
Miscellaneous income	<u>1,188</u>	<u>3,380</u>
Total Non-operating Revenue	<u>57,443</u>	<u>97,457</u>
NON-OPERATING EXPENSES		
Amortization of deferred start-up costs, bond issue expenses and bond discounts	464	1,069
Investment fees	4,924	4,025
Interest on long-term liabilities	<u>174,746</u>	<u>198,662</u>
Total Non-operating Expenses	<u>180,134</u>	<u>203,756</u>
CAPITAL CONTRIBUTIONS	<u>127,299</u>	<u>272,647</u>
CHANGE IN FUND NET ASSETS	70,741	123,522
FUND NET ASSETS, BEGINNING OF YEAR	<u>12,471,986</u>	<u>12,348,464</u>
FUND NET ASSETS, END OF YEAR	<u><u>\$ 12,542,727</u></u>	<u><u>\$ 12,471,986</u></u>

*See Notes to Financial Statements*

**WELLS SANITARY DISTRICT**  
**STATEMENTS OF CASH FLOWS**  
**YEARS ENDED DECEMBER 31,**

	<u>2009</u>	<u>2008</u>
<b>CASH FLOWS FROM OPERATING ACTIVITIES:</b>		
Cash received from customers	\$ 1,967,343	\$ 1,868,163
Cash paid to employees	(349,742)	(339,199)
Cash paid to suppliers for goods and services	(790,373)	(795,866)
Net cash provided by (used in) operating activities	<u>827,228</u>	<u>733,098</u>
<b>CASH FLOWS FROM INVESTING ACTIVITIES:</b>		
Interest and dividend income	67,908	73,633
Other income	1,188	3,380
Purchases of investments	(534,969)	(20,889)
Net cash provided by (used in) investing activities	<u>(465,873)</u>	<u>56,124</u>
<b>CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES:</b>		
Principal payments under capital lease obligations	-	(7,725)
Principal paid on capital debt	(421,265)	(407,343)
Interest paid	(179,803)	(191,563)
Purchases of capital assets	(146,966)	(248,289)
Impact and reserve capacity fees received	98,833	159,189
Net cash provided by (used in) financing activities	<u>(649,201)</u>	<u>(695,731)</u>
<b>NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS</b>	<u>(287,846)</u>	<u>93,491</u>
<b>CASH AND CASH EQUIVALENTS, BEGINNING OF YEAR</b>	<u>1,827,979</u>	<u>1,734,488</u>
<b>CASH AND CASH EQUIVALENTS, END OF YEAR</b>	<u><u>\$ 1,540,133</u></u>	<u><u>\$ 1,827,979</u></u>
<b>RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED BY OPERATING ACTIVITIES:</b>		
Operating income (loss)	\$ 66,133	\$ (42,826)
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities:		
Depreciation	790,408	783,414
Capital assets purchased through accounts payable	-	117,111
Changes in operating assets and liabilities:		
Accounts receivable, users	(23,400)	(21,688)
Prepaid expenses	(408)	509
Accounts payable	(3,960)	(107,480)
Accrued liabilities	(1,545)	4,058
Total Adjustments	<u>761,095</u>	<u>775,924</u>
Net cash provided by (used in) operating activities	<u><u>\$ 827,228</u></u>	<u><u>\$ 733,098</u></u>

*See Notes to Financial Statements*

**WELLS SANITARY DISTRICT**  
**STATEMENTS OF CASH FLOWS**  
**YEARS ENDED DECEMBER 31,**

	<u>2009</u>	<u>2008</u>
<b>CASH AND CASH EQUIVALENTS</b>		
Cash and cash equivalents	\$ 640,121	\$ 1,025,136
Restricted cash	<u>900,012</u>	<u>802,843</u>
Total Cash and Cash Equivalents	<u>\$ 1,540,133</u>	<u>\$ 1,827,979</u>
 <b>SUPPLEMENTAL DISCLOSURE OF NONCASH PURCHASES OF CAPITAL ASSETS</b>		
Total capital asset acquisitions	\$ 146,966	\$ 205,178
Less assets acquired through noncash capital contributions	-	(74,000)
Add assets purchased through accounts payable	<u>-</u>	<u>117,111</u>
Total Cash Paid for Capital Assets	<u>\$ 146,966</u>	<u>\$ 248,289</u>

*See Notes to Financial Statements*

**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 1 – Nature of Organization**

The WELLS SANITARY DISTRICT is a quasi-municipal corporation organized under the Statutes of the State of Maine for the purpose of constructing and operating a system of waste disposal and sewage treatment for the Town of Wells. A certificate of organization was issued to the District in December 1970 by the Maine Environmental Improvement Commission. It is managed by a full-time superintendent and five trustees elected for staggered three-year terms by voters of the District.

Reporting Entity - In evaluating how to define the District for financial reporting purposes, management has considered all potential component units. The decision to include a potential component unit in the reporting entity was made by applying the criteria set forth under accounting principles generally accepted in the United States (GAAP). The basic, but not only, criterion for including a potential component unit within the reporting entity is the governing body's ability to exercise oversight responsibility. The most significant manifestation of this ability is financial interdependency. Other manifestations of the ability to exercise oversight responsibility include, but are not limited to, the selection of governing authority, the designation of management, and the ability to significantly influence operations and accountability for fiscal matters. The other criterion used to evaluate potential component units for inclusion or exclusion from the reporting entity is the existence of special financial relationships, regardless of whether the District is able to exercise oversight responsibilities.

The financial statements presented do not include agencies which have been formed under applicable state laws or separate and distinct units of government apart from the District.

The financial statements of the District have been prepared in conformity with accounting principles generally accepted in the United States (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District applies all GASB pronouncements as well as the Financial Accounting Standards Board pronouncements issued on or before November 30, 1989, unless those pronouncements conflict with or contradict GASB pronouncements.

In June 1999, the GASB unanimously approved Statement No. 34, *Basic Financial Statements – and Management's Discussion and Analysis – for State and Local Governments* (the Statement). Certain of the significant changes in the Statement include a Management Discussion and Analysis (MD&A) section providing an analysis of the District's overall financial position and results of operations, modifications to the equity section of the balance sheet, and additional disclosures of certain information in the notes to the financial statements. These and other changes are reflected in the accompanying financial statements and notes.

In conjunction with the implementation of GASB Statement No. 34, the District is also required to implement GASB Statement No. 33, *Accounting for Financial Reporting of Nonexchange Transactions*. The effect of Statement No. 33 on the District's financial statements is that assessments and impact fees are included in income in the District's Statement of Revenues, Expenses and Changes in Fund Net Assets. Prior to the issuance of Statement 33, assessments and impact fees were treated as contributed capital that directly increased the District's equity.

**Note 2 – Summary of the District's Significant Accounting Policies**

Significant accounting policies of the District are described below:

Basis of Accounting - The accounting records of the District are maintained and the accompanying financial statements have been prepared on, the accrual basis of accounting. Its revenues are recognized when earned and expenses recognized when incurred.

Accounts Receivable-Users and Accounts Receivable-Other - Accounts receivable-users is comprised of liens and accrued fees and interest on unpaid fees. Accounts receivable-other is comprised of reserve capacity fees and impact fees. An allowance for doubtful accounts is not considered necessary. It is the District's position

**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 2 – Summary of the District's Significant Accounting Policies (continued)**

that all arrearages for user fees and other charges, including accounts which are in U.S. Bankruptcy Court, are secured claims under state statute and that the likelihood of eventual collection is good.

Property and Equipment – Property and equipment is carried at cost. Major additions and improvements are capitalized while maintenance and repairs which do not materially improve or extend the life of the assets are expensed currently.

Depreciation – Depreciation is computed by the straight-line method on all classes of property and equipment over their estimated useful lives. The depreciable lives of assets range from 5 to 20 years for equipment, furnishings and vehicles and 20 to 50 years for sewer lines, structures, clarifiers and the plant upgrade.

Operating and Non-operating Revenues – Operating revenues consist of user fees and other charges for services. Non-operating revenues consist of investment income and the related change in fair market value of those investments, gains and losses on disposition of assets and other miscellaneous income.

Capital Contributions – Capital contributions consist of impact fees and reserve capacity fees which are restricted or designated to cover the costs of capital additions such as sewer line extensions or improvements to the treatment plant, or to pay debt incurred for capital additions. Capital contributions also consist of District approved public sewer line extensions installed by developers and incorporated into the District's public sewer system.

Deferred Bond Issue Expense – Deferred bond issue expense consists of legal fees relating to the issuance of bonds. These bond issue expenses are being amortized on a straight-line basis over the terms of the bonds.

Cash and Cash Equivalents – For purposes of the Statements of Cash Flows, the District considers all highly liquid investments (including restricted assets) with a maturity of three months or less when purchased to be cash equivalents.

Use of Estimates – The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions. This will affect the reported amounts of assets and liabilities, disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from these estimates.

Unrestricted Fund Net Assets – Unrestricted Fund Net Assets represents the cumulative net income of the District from inception which is not otherwise restricted for debt service and retirement.

Compensated Absences – Under certain circumstances and according to the personnel manual, employees are allowed to accumulate annual leave. This amount is included as an accrued liability at year end.

**Note 3 – Cash**

At December 31, cash consisted of the following:

	<u>2009</u>		<u>2008</u>	
	<u>Carrying Amount</u>	<u>Bank Balance</u>	<u>Carrying Amount</u>	<u>Bank Balance</u>
Petty cash	\$ 245	\$ -	\$ 245	\$ -
Checking and savings accounts	<u>1,539,888</u>	<u>1,539,888</u>	<u>1,827,734</u>	<u>1,830,185</u>
Total	<u>\$1,540,133</u>	<u>\$1,539,888</u>	<u>\$1,827,979</u>	<u>\$1,830,185</u>



**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 3 – Cash (continued)**

The difference between the carrying amount and the bank balance is due to petty cash. The District maintains accounts at three financial institutions. Of the bank balances at December 31, 2009 and 2008, \$750,000 was covered by federal depository insurance both in 2009 and 2008. In addition, one institution provides an additional \$1,750,000 of insurance coverage. On December 31, 2009, no cash balance was uninsured or uncollateralized. On December 31, 2008, no cash balance was uninsured and uncollateralized. The District does not have a deposit policy for custodial credit risk.

Maine statutes authorize the District to invest funds in savings banks, trust companies, national banks and credit unions located within the State of Maine.

**Note 4 – Short-Term Investments**

Maine statutes authorize the District to invest in obligations of U.S. Treasury and U.S. agencies, repurchase agreements and certain corporate stocks and bonds.

At December 31, 2009 and 2008, the District's investment balances were as follows:

Investment Type	2009		2008	
	Fair Value	Maturity	Fair Value	Maturity
Cash equivalent	\$ 51,156	N/A	\$ 73,419	N/A
Federal Home Loan Bank	N/A	N/A	40,744	05/15/09
Federal Home Loan Bank	N/A	N/A	20,294	05/15/09
Federal Home Loan Bank	51,352	09/17/10	52,820	09/17/10
Federal Home Loan Bank	30,942	11/15/10	31,683	11/15/10
Federal Home Loan Bank	52,219	02/18/11	53,530	02/18/11
Federal Home Loan Bank	31,481	05/13/11	32,241	05/13/11
Federal Home Loan Bank	10,453	06/10/11	10,716	06/10/11
Federal Farm Credit Bank	52,696	08/08/11	N/A	N/A
Federal Home Loan Bank	54,953	05/15/12	56,110	05/15/12
Federal Farm Credit Bank	32,152	08/24/12	32,494	08/24/12
Federal Home Loan Bank	69,784	11/15/12	54,016	11/15/12
Federal Farm Credit Bank	20,341	01/14/13	N/A	N/A
Federal Home Loan Bank	52,922	06/14/13	N/A	N/A
Federal Home Loan Bank	82,629	08/14/13	83,730	08/14/13
Federal Home Loan Bank	10,759	09/13/13	10,853	09/13/13
Federal Farm Credit Bank	31,130	04/08/14	N/A	N/A
Federal Home Loan Bank	139,004	06/18/14	N/A	N/A
Federal Home Loan Bank	10,850	12/12/14	11,195	12/12/14
Federal Farm Credit Bank	134,863	12/16/15	N/A	N/A
Ishares Barclays Tips Bond Fund	102,861	N/A	N/A	N/A
Vanguard GMNA Fund #36	59,690	N/A	N/A	N/A
Total	\$ 1,082,237		\$ 563,845	

The market value of the District's short-term investments approximates the carrying value of those investments.

**Note 5 – Accounts Receivable-Other**

The District charges a one-time sewer impact fee and reserve capacity fee to all new unanticipated residential or commercial users based on design flow impact on the District's reserve capacity. During 2009 and 2008, the rate per gallon per day was \$8.96. The District recognizes the impact and reserve capacity fee as income from contributed capital.

**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 5 – Accounts Receivable-Other (continued)**

Restricted Accounts Receivable-other, consists of the following:

	<u>2009</u>	<u>2008</u>
Sewer impact fees receivable	\$ 95,330	\$ 75,017
Other miscellaneous	<u>-</u>	<u>(915)</u>
	\$ <u>95,330</u>	\$ <u>74,102</u>

**Note 6 – Restricted and Designated Assets**

The District has various restrictions placed over certain revenue sources from state and local requirements. The District's Board of Trustees has also designated certain funds to be used for certain purposes. Restricted and designated assets at December 31, are comprised of the following:

	<u>2009</u>	<u>2008</u>
Restricted assets:		
Sewer impact fee and reserve capacity fee receipts collected for the purpose of making principal payments on debt issued to fund the sewage treatment plant expansion	\$ 900,012	\$ 802,843
Sewer impact fees and reserve capacity fees receivable restricted for the purpose of making principal payments on debt issued to fund the sewage treatment plant expansion	<u>95,330</u>	<u>75,017</u>
Total restricted assets	\$ <u>995,342</u>	\$ <u>877,860</u>
The District's Board of Trustees has designated portions of its cash and investments for the following purposes:		
Debt service and retirement	\$ <u>208,243</u>	\$ <u>213,309</u>
Total designated assets	\$ <u>208,243</u>	\$ <u>213,309</u>

**Note 7 – Property and Equipment**

The following is a reconciliation of property and equipment and accumulated depreciation.

	<u>Property and Equipment</u>	<u>Accumulated Depreciation</u>
Beginning balance, January 1, 2008	\$34,114,218	\$16,268,253
Acquisitions and construction of property and equipment	205,178	-
Depreciation expense	<u>-</u>	<u>783,414</u>
Subtotal	34,319,396	17,051,667
Less: retirement of property and equipment	<u>-</u>	<u>-</u>
Ending balance, December 31, 2008	34,319,396	17,051,667
Acquisitions and construction of property and equipment	147,400	-
Depreciation expense	<u>-</u>	<u>790,408</u>
Subtotal	34,466,796	17,842,075
Less: Trade-in of property and equipment	<u>13,000</u>	<u>12,566</u>
Ending balance, December 31, 2009	\$ <u>34,453,796</u>	\$ <u>17,829,509</u>

**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 8 – Long-Term Debt**

Long-term debt at December 31 consisted of the following:

	<u>2009</u>	<u>2008</u>
Bonds issued to State Street Bank & Trust. Interest is payable semi-annually in April and October at a rate fluctuating from a low of 7.0% to a high of 7.75% with an average rate of 7.29%. Principal payments are due annually on April 1 until the year 2009. Principal payments increase over this period from \$15,000 to \$70,000.	\$ -	\$ 70,000
Bond payable to the Maine Municipal Bond Bank for \$750,000. Interest on the bond is payable at an annual rate of 2.27%, and annual principal and interest payments are due in November. The maturity date of the bond is November 2023.	690,000	700,000
Bond payable to the Maine Municipal Bond Bank for \$6,100,000. Interest on the bond is payable at an annual rate of 2.6%, and principal and interest payments are due in April and October. The maturity date of the bond is October 2023.	4,423,566	4,659,330
Bond payable to the Maine Municipal Bond Bank for \$2,300,000. Interest on the bond is payable at an annual rate of 1.0%, and principal and interest payments are due in April and October. The maturity date of the bond is October 2027.	<u>2,090,045</u>	<u>2,195,545</u>
Total	\$ <u>7,203,611</u>	\$ <u>7,624,875</u>

Principal and interest requirements to retire the District's long-term debt are as follows:

	<u>Principal</u>	<u>Interest and fees</u>	<u>Total</u>
2010	\$ 470,277	\$ 159,575	\$ 629,852
2011	480,187	149,391	629,578
2012	490,352	138,951	629,303
2013	500,774	128,248	629,022
2014	511,466	117,276	628,742
2015-2019	2,727,575	411,794	3,139,369
2020-2024	1,648,136	122,646	1,770,782
2025-2029	<u>374,844</u>	<u>26,640</u>	<u>401,484</u>
Totals	<u>\$7,203,611</u>	<u>\$1,254,521</u>	<u>\$8,458,132</u>

Changes in general long-term debt during 2008 and 2009 are as follows:

	<u>Balance Beginning of Year</u>	<u>Additions</u>	<u>Repayments</u>	<u>Balance End of Year</u>
2008	\$ 8,032,218	-	\$ 407,343	\$ 7,624,875
2009	\$ 7,624,875	-	\$ 421,264	\$ 7,203,611

In February 2005, the Maine Municipal Bond Bank (MMBB) approved a reduction in the MMBB loan servicing fee charged to borrowers under the Clean Water State Revolving Loan Fund Program. The fee was reduced from 3% to 1.5% of annual debt service payable.

**WELLS SANITARY DISTRICT**  
**NOTES TO FINANCIAL STATEMENTS**  
**YEARS ENDED DECEMBER 31, 2009 AND 2008**

**Note 9 – Pension Plan**

The District has a non-contributory money-purchase pension plan covering all full-time and part-time employees who have attained the age of 20 and completed one year of service. Under this plan the District contributes on behalf of each participant an amount equal to 8% of the participant's annual salary. An eligible employee is 0% vested following the initial year of employment, 20% vested for each of the next five years of employment and is fully vested after obtaining six years of employment. The plan is funded by insurance contracts and mutual funds selected by the individual participants. Pension plan expense was \$28,410 in 2009 and \$27,245 in 2008.

**Note 10 – Commitments**

In 2009 the District entered into a contract to build a maintenance garage. As of December 31, 2009, the amount remaining on the construction contract totals approximately \$31,616.

**Note 11 – Evaluation of Subsequent Events**

Management has made an evaluation of subsequent events to and including the date of the auditors' report, which was the date the financial statements are available to be issued, and determined that any subsequent events that would require recognition or disclosure have been considered in the preparation of the financial statements. There were no subsequent events that were material to the financial statements at February 5, 2010.



**REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON  
COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF  
FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH  
GOVERNMENT AUDITING STANDARDS**

February 5, 2010

To the Board of Trustees  
WELLS SANITARY DISTRICT  
Wells, Maine 04090

We have audited the financial statements of the enterprise fund of Wells Sanitary District as of and for the year ended December 31, 2009, which collectively comprise the District's basic financial statements and have issued our report thereon dated February 5, 2010. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

**Internal Control Over Financial Reporting**

In planning and performing our audit, we considered the District's internal control over financial reporting as a basis for designing our auditing procedures for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control over financial reporting. Accordingly, we do not express an opinion on the effectiveness of the District's internal control over financial reporting.

A control deficiency exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect misstatements on a timely basis. A significant deficiency is a control deficiency, or combination of control deficiencies, that adversely affects the District's ability to initiate, authorize, record, process, or report financial data reliably in accordance with generally accepted accounting principles such that there is more than a remote likelihood that a misstatement of the District's financial statements that is more than inconsequential will not be prevented or detected by the District's internal control.

**CERTIFIED PUBLIC ACCOUNTANTS**

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A material weakness is a significant deficiency, or combination of significant deficiencies, that results in more than a remote likelihood that a material misstatement of the financial statements will not be prevented or detected by the District's internal control.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and would not necessarily identify all deficiencies in internal control that might be significant deficiencies or material weaknesses. We did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses, as defined above.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free of material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

This report is intended solely for the information and use of management, the Board of Trustees, and others within the District and is not intended to be and should not be used by anyone other than these specified parties.

*Cummings, Lamont + McNamee P.A.*

**Certified Public Accountants**  
**Kennebunk, Maine**

### ***2010 Holiday Schedule***

New Year's Day	Friday, January 1, 2010
Martin Luther King Day	Monday, January 18, 2010
Presidents' Day	Monday, February 15, 2010
Memorial Day	Monday, May 31, 2010
Independence Day	Monday, July 5, 2010
Labor Day	Monday, September 6, 2010
Columbus Day	Monday, October 11, 2010
Veterans' Day	Thursday, November 11, 2010
Thanksgiving Day	Thursday, November 25, 2010
Thanksgiving Friday	Friday, November 26, 2010
Christmas Day	Friday, December 24, 2010

### ***Regularly Scheduled Meetings***

All meetings are held in the Littlefield Meeting Room of  
Town Hall unless otherwise noted.

**SELECTMEN** 1<sup>st</sup> & 3<sup>rd</sup> Tuesday, 7PM

**PLANNING BOARD** 1<sup>st</sup> & 3<sup>rd</sup> Monday, 7PM

**ZONING BOARD OF APPEALS** 2<sup>nd</sup> & 4<sup>th</sup> Tuesday, 7PM

**STAFF REVIEW COMMITTEE** 1<sup>st</sup> & 3<sup>rd</sup> Tuesday, 9AM

**ORDINANCE REVIEW COMMITTEE** 2<sup>nd</sup> & 4<sup>th</sup> Wednesday, 6PM

**RECREATION COMMISSION** 2<sup>nd</sup> Wednesday, 6:30PM  
(Meetings at Walter Marsh Recreation Facility)

**LIBRARY** (Meetings in Library Conference Room)  
Board of Directors 2<sup>nd</sup> Wednesday, 7PM  
Friends of the Library 2<sup>nd</sup> Thursday, 10AM

**WELLS SANITARY DISTRICT TRUSTEES**  
197 Eldridge Road Last Thursday, 7:00PM

**WOCSD SCHOOL COMMITTEE** 1<sup>st</sup> Wednesday, 7:00PM  
(Meets at Superintendent's Office, Route 1 campus)

***ALL MEETINGS ARE OPEN TO THE PUBLIC –  
YOUR ATTENDANCE IS WELCOMED***

## ***DATES TO REMEMBER***

<b>December</b>	<b>1</b>	Dog Licenses Due
	<b>1</b>	Hunting/Fishing Licenses Available Clam Licenses Available Mid-December
<b>February</b>	<b>1</b>	Dogs Not Licensed / Assessed a \$15.00 Late Charge
<b>February/ March</b>		Abatement Appeal Deadline (185 days after commitment - Depending on actual day of Commitment)
<b>April</b>	<b>1</b>	Dogs Not Licensed / Assessed a \$25.00 Late Charge  All Property, both Real and Personal, Assessed to Owner of Record, based on completion and condition of Property as of April 1 <sup>st</sup> .
<b>May</b>	<b>1</b>	Beach Passes on Sale ATV & Snowmobile Registrations Available
<b>June</b>	<b>30</b>	Fiscal Year Ends, Municipal Books Close
<b>July</b>	<b>1</b>	Fiscal Year Begins
<b>September/ October</b>		Tax Bills Committed and Mailed
<b>October/ November</b>		Interest Begins 46 <sup>th</sup> day after Commitment

**Helpful Hint:** When you get your new calendar at the beginning of the year, try writing down the first of the month when you need to license your dog, register your vehicle, and dates to obtain hunting, fishing and clam licenses.