

**Appleton Select Board  
Minutes  
September 10, 2025**

1. **Convene: 6:30 PM (Reed, Garrigan, Costigan, Hardy, Esancy) Road Commissioner: Boyington. Ryan Esancy. CEO: Peter Conant**
2. **Edits to the agenda: Garrigan added "Winter Roads Contract Maintenance Amendment."**
3. **Table Minutes of 8/26**
4. **Garrigan: Motion to approve AP Warrant 16, \$248,368.80 (including 1/12<sup>th</sup> shares of both schools). Costigan: Second. Unanimous.**
5. **Public Comment: Deferred to CEO comments under Select Board**
6. **Winter Sand Bid: JBI \$18/cubic yard (Same for overage above bid spec). Garrigan: Motion to accept the sand bid from JBI. Costigan: Second. 4-0-1Reed abstains due to family ties to bidder**
7. **Select Board**
  - a. **Garrigan: Motion to open sand shed bids. Reed: Second. Unanimous.**

**Ford Enterprises: \$34,400. Boyington: Noted the cost of the bid exceeded the work. Garrigan: Noted the bid lacked references to the rafters. Costigan: Encouraged a review of funds in sand and salt reserve, as well as verbal confirmation from the bidder to ensure contractor included rafters. Noted the building is currently insured for less than half of the replacement value. Esancy: Agreed needs to meet specs of engineers and MMA insurance to ensure insurable at full replacement value. Garrigan: Motion to reject the bid. Esancy: Second. Unanimous.**
  - b. **CEO Peter Conant: Collinstown Road Complaint regarding wastewater treatment. Lopez septic plan is outdated. Summary: Septic plan is outdated. Violation of subsurface wastewater laws. Fine goes to the landowner. Ed Green has been contacted to install a primitive system. Nothing verified or verifiable due to renters threats of aggressive dogs when contacted by CEO to review site. FINES from state to town and landowner can occur, according to state health inspector. General reminder from Costigan that the CEO is governed not by the board but by the state subsurface rules and local building ordinances. Costigan: Review building ordinances for compliance with state law.**
  - c. **Winter Road Maintenance Amendment: Revised section 1 and 2 mileage and changes as required by**
  - d. **Costigan: Motion to authorize the chair to sign lease agreement as presented to this meeting in the amount of \$92,124 for finance of fire gear for one-year through Community Leasing Partners. Failed for lack of a second. Esancy: Seeking clarification**

to not have a special town meeting for lease agreement. Costigan: Repeat Motion. Esancy: Second. Unanimous.

- e. Tax Commitment for FY 2026: \$27.10/1000 Garrigan: Motion to set the 2026 Tax Commitment. Esancy: Second. Unanimous.
  - f. Supplemental Tax Abatement. Open Space Penalty. Map 6 Lot 5, totaling \$1,100 penalty. Costigan: Motion to approve the penalty assessment. Garrigan: Second. Unanimous.
  - g. Esancy Road Culvert Designs: Table
  - h. Town of Searsmont Request: The Town of Searsmont constructed a new turnaround for plow trucks in Searsmont and wants to share costs. Searsmont selectmen will ~~no longer~~ need to attend meeting.
  - i. County Tax Assessment: Costigan: Motion to approve the Knox County Tax Commitment for the Town of Appleton. Garrigan: Second. Unanimous.
  - j. Town Hill Road Project; End of September schedule from Northeast Paving holding Sewall to the two inspections.
  - k. AIO Event 9/25: Celebrating 35 years of helping food and heat insecurity. Fundraising benefit.
  - l. Other: Costigan: Review town of ADU and subsurface wastewater ordinances for compliance with state changes.
8. Garrigan: Motion to Adjourn. Esancy: Second. Unanimous.