

**BUCKSPORT INFRASTRUCTURE & PROPERTY COMMITTEE MEETING  
6:30 P.M., THURSDAY, SEPTEMBER 27, 2018  
BUCKSPORT TOWN OFFICE**

- 1. Call meeting to order**
- 2. Roll Call**
- 3. Bids to purchase Map 47 Lots 7 & 8**
- 4. Request to purchase Map 52 Lot 20**
- 5. Drainage Information – Woodland Heights, Forest Hills, Main Street**
- 6. Safety Committee Recommendations**
- 7. Sign Update - CEO**
- 8. Adjournment**

**Committee Members:**  
**Robert Carmichael Jr.**  
**Paul Rabs**  
**Peter Stewart**

3

Jackianne Schley  
Debralee Madsen  
9412 NW 70th Place  
Tamarac, FL 33321  
(954) 401-7301 (Don cell)  
(954) 609-6555 (Jacki cell)

August 23, 2018

V: (207) 469-7949

Town of Bucksport Maine  
Tax Assessor's Office  
PO Drawer X  
Bucksport, ME 04416

Attn: J.E. (Jef) Fitzgerald

Re: River Road Properties, Bucksport Tax Map 47, Lots 07 and 08

Dear Mr. Fitzgerald:

Thank you for your letter dated August 16, 2018 asking if we are interested in acquiring the above two parcels. As you know, my sister Ms. Madsen and I are co-owners in the cabin on 35 Jamieson Road and we are definitely interested in placing a bid.

As represented in your letter, I understand the only monies/liens owed on these two specific parcels are taxes that total the sum of \$3,329. If that is accurate, we would like to place a bid effective today in the amount of \$5,529. If and when we do successfully acquire the two parcels, it would be owned in the names of Jackianne Schley, Donald Schley, Debralee Madsen, and James Suter.

Additionally, please let us know the procedures for registering and paying for the purchase as well as how soon the property is titled to us.

If you need any additional information, please contact me at the above phone number at your convenience. Thank you for your attention in this matter. We look forward to hearing from you.

Sincerely,

Jackianne Schley  
Debralee Madsen

**From:** Fitzgerald, Jef <jfitzgerald@bucksportmaine.gov>

**Sent:** Monday, August 20, 2018 8:57 AM

**To:** Stephanie Jamieson

**Subject:** Re: Edna Irving properties

Mr. and Mrs. Jamieson,

Thank you for the clarification that you provide on the right of way. The deeds are difficult to interpret without your local knowledge. I will share this with anyone else who may need to know. Thank you also for your offer to purchase the properties. As I mentioned, the Town Manager and Council will give others some time and then make a decision. We will let you know as soon as we can.

Jef

J. E. (Jef) Fitzgerald, CMA

Assessor

Town of Bucksport

PO Drawer X

Bucksport, ME 04416

(207) 469-7949

jfitzgerald@bucksportmaine.gov

On Sat, Aug 18, 2018 at 10:43 AM, Stephanie Jamieson <empties2@hotmail.com> wrote:

Dear Mr. Fitzgerald,

Thank you for sending this information on to us. We do feel that the "apparent right of way" on the map you sent to us by mail is misrepresented and will misunderstood by others you sent it to as well.

This is our understanding. David F. Atwood owned land in Bucksport and Orrington. In 1932 he sold some of his land in Bucksport to Enoch Saunders with a right of way given. In 1945 he sold land in both towns to Maxwell and Sarah Coulter. (Miles' grandparents). When Sarah Coulter died as a widow she divided her land, giving her son Maxwell Coulter and his wife Lorraine land in Bucksport and her daughter Gloria Jamieson (Paul A Jamieson) later received the Orrington land from her estate. There has never been any mention of said right of way in any deeds conveying this Orrington parcel of land or parts of it but it has been cited numerous times in deeds conveyed with the Bucksport land. For example: See Map 1752 Page 178 where Maxwell Coulter conveyed land to Richard Godfrey where the right of way is mentioned in regards to Bucksport land ( the northerly corner of Bustard land). Miles and his family all remember a road to those camps originating along the Bucksport town line and crossing the tracks. And this land, below the tracks, abuts our (Miles P Jamieson) land. So we would have access to the properties as abutting land owners but not because of "apparent right of way" which we feel does not exist as placed.

That being said we are willing and happy to make a formal offer on the camps of \$5000. in cash. We feel this way because the properties are cool, because we would have access to them and because we do not want our quality of life disrupted by change. We are more than willing to give you an earnest money deposit if needed to secure our interest in purchasing this land. If it is necessary to have a lawyer more deeply look into this for our assurance we will bear that expense although I'm not entirely sure that that should be our burden solely.

Sincerely,

Miles and Stephanie Jamieson

P.S. Please contact me with any questions, concerns or comments.

**RE Account 1461 Detail  
as of 09/24/2018**

Name: IRVING, EDNA B TIP & Tenant in Possession

Location: 0 Jamieson Rd(via Orrington)

Acreage: 0.04 Map/Lot: 47-08

Book Page: B755P458

2019-1 Period Due:

1) 94.14

2) 93.89

Land: 3,250  
Building: 8,270  
Exempt: 0  
Total: 11,520

Ref1: 2009 deed was for taxes  
Mailing: 64 FLORISSANT AVE  
Address: FRAMINGHAM MA 01701

Year	Date	Reference	P	C	Principal	Interest	Costs	Total
2019-1	R				187.78	0.25	0.00	188.03
2018-1	L *				147.11	4.62	67.34	219.07
2017-1	L *				148.01	10.66	67.12	225.79
2016-1	L *				153.90	17.33	76.50	247.73
2015-1	L *				126.62	33.95	76.68	237.25
2014-1	L *				121.63	41.25	64.70	227.58
2013-1	L *				139.75	57.32	69.70	266.77
2012-1	L *				135.22	65.06	68.61	268.89
2011-1	R				0.00	0.00	0.00	0.00
2010-1	L *				0.00	0.00	0.00	0.00
2009-1	R				0.00	0.00	0.00	0.00
2008-1	L *				0.00	0.00	0.00	0.00
2007-1	L *				0.00	0.00	0.00	0.00
2006-1	L *				0.00	0.00	0.00	0.00
2004-1	R				0.00	0.00	0.00	0.00
Account Totals as of 09/24/2018					1,160.02	230.44	490.65	1,881.11

**Per Diem**

2019-1	0.0104
2018-1	0.0163
2017-1	0.0164
2016-1	0.0171
2015-1	0.0246
2014-1	0.0237
2013-1	0.0272
2012-1	0.0263
Total	0.1621

Note: Payments will be reflected as positive values and charges to the account will be represented as negative values.

**RE Account 1462 Detail  
as of 09/24/2018**

Name: IRVING, EDNA B TIP & Tenant in Possession

Location: 0 Jamieson Rd(via Orrington)

Acreage: 0.05 Map/Lot: 47-07

Book Page: B742P82

2019-1 Period Due:

1) 62.36

2) 62.18

Land: 3,630

Building: 4,000

Exempt 0

Total: 7,630

Ref1: Deed: 42' deep x 59' wide

Mailing 64 FLORISSANT AVE

Address: FRAMINGHAM MA 01701

Year	Date	Reference	P	C	Principal	Interest	Costs	Total
2019-1	R				124.37	0.17	0.00	124.54
2018-1	L *				108.40	3.41	67.34	179.15
2017-1	L *				109.07	7.85	67.12	184.04
2016-1	L *				119.70	13.48	76.50	209.68
2015-1	L *				93.25	25.00	76.68	194.93
2014-1	L *				89.63	30.40	64.70	184.73
2013-1	L *				85.40	35.02	69.70	190.12
2012-1	L *				82.63	39.75	68.61	190.99
2011-1	R				0.00	0.00	0.00	0.00
2010-1	L *				0.00	0.00	0.00	0.00
2009-1	R				0.00	0.00	0.00	0.00
2008-1	L *				0.00	0.00	0.00	0.00
2007-1	L *				0.00	0.00	0.00	0.00
2006-1	L *				0.00	0.00	0.00	0.00
2004-1	R				0.00	0.00	0.00	0.00
Account Totals as of 09/24/2018					812.45	155.08	490.65	1,458.18

**Per Diem**

2019-1	0.0069
2018-1	0.0120
2017-1	0.0121
2016-1	0.0133
2015-1	0.0181
2014-1	0.0174
2013-1	0.0166
2012-1	0.0161
Total	0.1126

Note: Payments will be reflected as positive values and charges to the account will be represented as negative values.

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Lessard, Susan <slessard@bucksportmaine.gov>

**Town owned property**

1 message

**Erich Borguss** <efborguss@yahoo.com>

Wed, Sep 19, 2018 at 3:34 AM

Reply-To: Erich Borguss <efborguss@yahoo.com>

To: "slessard@bucksportmaine.gov" <slessard@bucksportmaine.gov>

Susan,

My wife and I are interested in a piece of property that the town owns. We own the property at 1718 State Route 46 in Bucksport on Long Pond Map 52 Lot 16. The property we are interested in is Map 52 Lot 20. We were wondering if the Town would be willing to part with it and under what conditions. The property would give us better access to Long Pond on that end of our property.

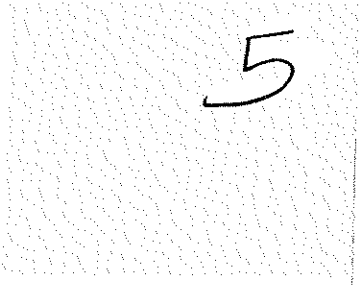
respectfully,

Erich and Laura Borguss

**OLVER ASSOCIATES INC.**

ENVIRONMENTAL ENGINEERS

August 13, 2018



Ms. Susan Lessard, Town Manager  
Bucksport Town Office  
P.O. Drawer X  
Bucksport, Maine 04416

RE: Forest Hill Road Drainage Review

Dear Susan:

As requested, we have conducted a review of the drainage systems in the vicinity of the intersection of Broadway and Forest Hill Road. We were asked to evaluate the current drainage due to a concern at 10 Forest Hill Road reporting increased cellar dampness which was perceived to be caused by Town related drainage systems.

A schematic of the existing drainage system is shown in the attached Figure. Most runoff from the roadway, and upstream areas to the northeast of the area uphill of house # 18 is intercepted by a prominent drainage ditch (#1 on plan) that collects runoff and directs it into the Town's storm water pipe system. Surface runoff generated on the lots of house # 18 and house #16 run overland toward the house at 10 Forest Hill, but are collected in a ditch (#2 on plan), then into a 12" culvert crossing the road and connecting into the 24" Town culvert.

This pipe system discharges into the detention pond on school property. Based on observations during recent rain events, this system appears to collect surface water and drain the area as would be expected in routine storms. Based on the elevations present, there does appear to be a potential scenario where a full detention pond could back up into the Town's drainage pipe. This could result in temporary ponding of ditch #2, but not explain constant added water near #10.

It is recommended that the detention pond be maintained by removing larger vegetation and making sure no obstructions of inlets or outlets are occurring. We understand that the Town has recently inspected its culverts downstream of the area and found that there is no evidence of obstructions to outlets from the pond.

**OLVER ASSOCIATES INC.**

Ms. Susan Lessard, Town Manager  
August 13, 2018  
Page 2

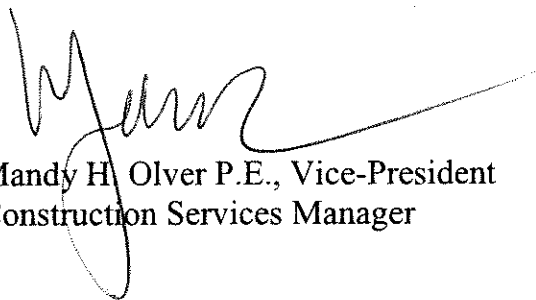
Regarding the issue at 10 Forest Hill which initiated this review, there do not appear to be any apparent Town related issues that have caused this. Road surface water uphill is being collected away from the property. Groundwater could be the cause of the issue, and factors such as blocked foundation drains and/or failed sump pumps could also be factors leading to increased cellar inspections.

In summary, other than the recommendation that some preventative maintenance occurs in the detention pond, we have no corrective actions that we recommend the Town make in this area.

If you have any questions or require additional information regarding this matter, please let us know.

Very truly yours,

OLVER ASSOCIATES INC.



Mandy H. Olver P.E., Vice-President  
Construction Services Manager

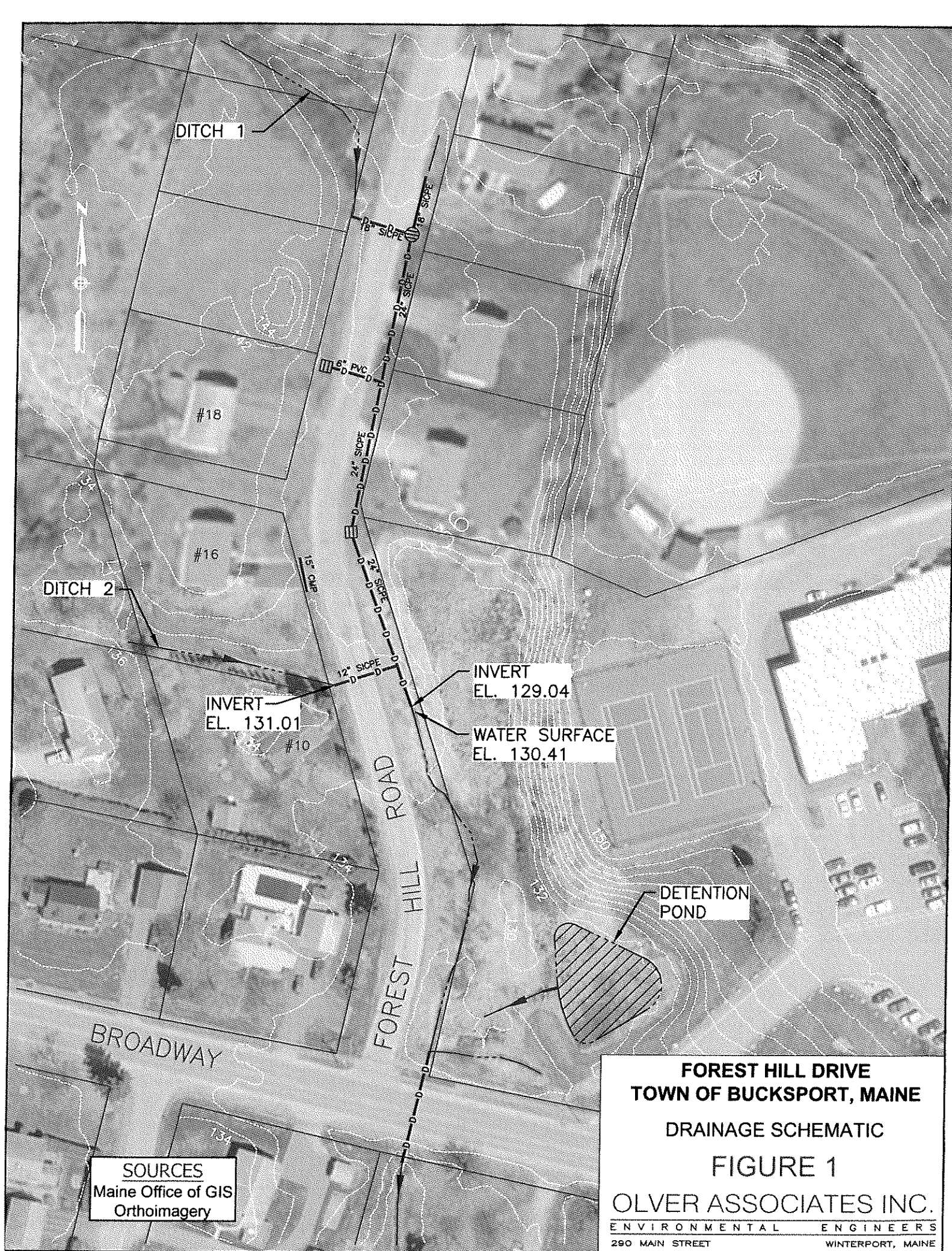


MHO/ml

1128/090

CC: Mr. Jay Lanpher, Public Works Director





**FOREST HILL DRIVE  
TOWN OF BUCKSPORT, MAINE  
DRAINAGE SCHEMATIC  
FIGURE 1**

**SOURCES**  
Maine Office of GIS  
Orthoimagery

**OLVER ASSOCIATES INC.**  
ENVIRONMENTAL ENGINEERS  
290 MAIN STREET WINTERPORT, MAINE

**OLVER ASSOCIATES INC.**

ENVIRONMENTAL ENGINEERS

August 13, 2018

Ms. Susan Lessard, Town Manager  
Bucksport Town Office  
P.O. Drawer X  
Bucksport, Maine 04416

RE: Central Street Parking Lot  
Expansion Concept Plan

Dear Susan:

As requested, we have reviewed the proposed expansion of the existing municipal parking lot on Central Street. The Town is considering adding about 23 parking spaces on an approximately 11,000 SF lot behind the Bookstacks and former florist buildings on Main Street. The expansion would connect and have access and egress from the existing Central Street parking lot.

A conceptual plan of the lot is attached. A major consideration in development of this site is to control surface runoff from the area to minimize impacts to existing buildings on Main Street. Presently, runoff from this area flows, based on the current site topography southwesterly across the open lot area toward the backs of the buildings on Main Street (Brown, Bookstacks, Sheehan's, and Austin on the plan).

The property lines depicted on the concept plan are based on tax maps, and generally indicate that the entire area owned by the Town would be taken up by the proposed parking lot. A curb could be installed along the lower edge of the lot, and one or two catch basins included to collect and divert runoff away from the Main Street properties. There is existing driveway and parking area behind these buildings which will still generate runoff, however these areas are on private property not under the Town's control.

Because we are reviewing this at a conceptual level at this time, we are not certain until a topographic survey is performed which route will be preferable for the drainage outlet. If elevations allow, the drainage system could outlet across Town property to Central Street. There is existing drainage in the municipal lot and on Central Street. The other option would be to try and get an easement to carry the stormwater to Main Street near the Pharmacy. That route is shown as a dashed line on the concept plan

**OLVER ASSOCIATES INC.**

Ms. Susan Lessard, Town Manager  
August 13, 2018  
Page 2

The costs for either option are approximately the same at the planning level. Our preliminary cost estimate to construct the parking lot is as follows:

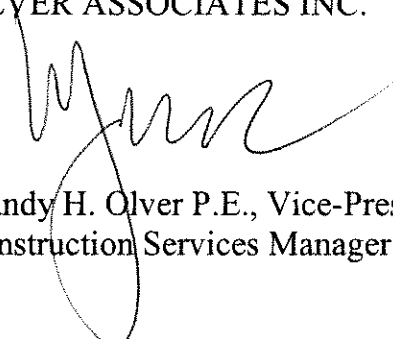
QUANTITY	UNIT	DESCRIPTION	UNIT PRICE	ESTIMATE
1	LS	Clearing/mobilization	\$ 5,000.00	\$ 5,000.00
400	CY	Excavation/com borrow/grading	\$ 10.00	\$ 4,000.00
160	LF	12" Drainage Pipe (HDPE)	\$ 45.00	\$ 7,200.00
3	EA	Catch basins/drain manholes	\$ 4,000.00	\$ 12,000.00
280	TONS	Parking pavement	\$ 120.00	\$ 33,600.00
625	CY	Parking gravel	\$ 30.00	\$ 18,750.00
400	LF	Concrete curb	\$ 12.00	\$ 4,800.00
1	LS	Loaming/seed/riprap/site work	\$ 3,000.00	\$ 3,000.00
1	LS	Striping	\$ 2,000.00	\$ 2,000.00
Subtotal				\$ 90,350.00
Design/Bidding				\$ 3,500.00
Inspection By Town				\$ -
Contingency				\$ 7,000.00
TOTAL				\$ 100,850.00

If you have any questions or need additional information at this time, please let us know.



Very truly yours,

OLVER ASSOCIATES INC.

  
Mandy H. Olver P.E., Vice-President  
Construction Services Manager

MHO/ml  
1128/090

CC: Mr. Jay Lanpher, Public Works Director



N/F BUCKSPORT BIBLE CHURCH

N/F BUCKSPORT BIBLE CHURCH

N/F BUCKSPORT BIBLE CHURCH

N/F TOWN OF BUCKSPORT

N/F TOWN OF BUCKSPORT

N/F VALLEY

N/F BROWN

N/F BOOKSTACKS, INC.

N/F SHEEHAN'S FLORIST LLC

N/F AUSTIN

N/F MACLEOD

CENTRAL STREET

MAIN STREET (ROUTE 15)

**LEGEND**

23 PARKING SPACES  
11,000 SF

— D — DRAINAGE PIPE

● DRAIN MANHOLE

■ CATCH BASIN

- - - ALTERNATE DRAINAGE ROUTE

**SOURCES**

Maine Office of GIS Orthoimagery



**TOWN OF BUCKSPORT, MAINE**

PROPOSED CENTRAL STREET  
PARKING LOT EXPANSION  
CONCEPT PLAN

**OLVER ASSOCIATES INC.**  
ENVIRONMENTAL ENGINEERS  
290 MAIN STREET WINTERPORT, MAINE

**OLVER ASSOCIATES INC.**

ENVIRONMENTAL ENGINEERS

August 13, 2018

Ms. Susan Lessard, Town Manager  
Bucksport Town Office  
P.O. Drawer X  
Bucksport, Maine 04416

Re: Woodland Heights/Spruce Street  
Drainage Review

Dear Susan:

As requested, we have completed a review of the drainage system which exists between Woodland Heights and Spruce Street in the Buck subdivision, and outlets to Central Street. The existing system is shown on the attached Figure 1. Surface runoff from the top of the hill near Race Course Road runs cross country and accumulates in a wet area east of Woodland Heights. The water crosses under Woodland Heights in an 18-inch corrugated metal pipe. It then flows cross country through a ditch located between house number 38 Woodland and the lot where house construction is currently underway on Woodland toward Spruce Street. At Spruce Street, there are two culverts crossing the road conveying water west toward Central Street. One is 15-inch diameter and the other is 18-inch diameter corrugated plastic pipe. The water then continues cross country in a ditch, then ends up crossing under Central Street to a large wetland area through a 30-inch corrugated metal pipe with a large flow capacity.

It has been reported that standing water in the wet area upstream of Woodland Heights and in the ditch between Woodland and Spruce Street are causing nuisance conditions. In larger rain events, stormwater has been observed to pond, and reportedly run over the road when culvert capacity is exceeded. It should be noted that these events occurred when winter conditions were present, which may be a contributing factor to this issue.

It is possible to more rapidly move stormwater generated in this area toward its outlet on Central Street. The existing culverts under Central Street have sufficient capacity to carry more water. By increasing the capacity of culverts under Spruce and Woodland Heights, the rate of flow down the ditch toward Central Street will be increased. The Buck subdivision was not designed to current standards, which would require that stormwater management features such as detention ponds be provided to dampen peak flow rates leaving the developed properties. By holding water during peak storm events, this ditch and the wetland areas are serving as detention mechanisms even though they were not designed to do so. By providing added capacity in the form of larger culverts placed at better elevations to move the water and ditch improvements, the flow rate to downstream areas will be increased.

**OLVER ASSOCIATES INC.**

Ms. Susan Lessard, Town Manager  
August 13, 2018  
Page 2

We have completed a HydroCad stormwater model of this watershed to determine existing flow rates and estimate the impact of increasing culvert size and re-sloping the ditch to eliminate standing water. The proposed modifications to the drainage system to move water faster could consist of the following:

- Lower the culvert crossing Woodland Heights to reduce the amount of standing water east of the road.
- Regrade the existing drainage ditch between Woodland Heights and Spruce Street to drain standing water. We would recommend use of stone check dams to slow velocity and it may be necessary to use rip rap around the inlet to the culverts under Spruce Street.
- Lower the 18-inch culvert under Spruce Street to the new ditch elevation. Replace the 15-inch with a second 18-inch pipe.
- Re-ditch outlet of the culverts and add rip rap to stabilize the area and slow velocity.

It should be noted that increasing this peak flow rate will require added stabilization of the ditch to Central Street. This ditch is about 900 feet long and runs through private properties. It is difficult to predict the exact impact adding more flows may have, but it is important to note that the increased flow could lead to erosion and property damage to others downstream which would need to be addressed.

A compromise approach would consist of leaving the Woodland Heights cross culvert as is and not addressing the occasional accumulation of water upstream. We observed the site on several occasions after heavy rain and minimal water was present. A review of historical aerial photographs over the last 25 years do not indicate that the wetland area has increased significantly in size.

The ditch between Woodland and Spruce could be addressed to move water by changing the slope so water would not stand there. There appears to be a high area in the ditch near 38 Woodland that is holding water which could be drained by ditch improvements. Once this is done, the culverts under Spruce might still need to be reset to relieve the ditch, but not changed in size. This may still achieve the desired reduction of standing water in the ditch while reducing the risk of erosion to the downstream properties.

**OLVER ASSOCIATES INC.**

Ms. Susan Lessard, Town Manager

August 13, 2018

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It should be noted that the design standards for a drainage system do not reflect the impacts of winter conditions or very high rates of rainfall. Even if the subdivision was being designed today, there would be situations where water backups would be expected to occur. If ice or snow banks are present, or if a high intensity rainfall occurs such as a thunder shower or prolonged tropical storm (and we have had numerous occurrences of these over the last few years) drainage systems will backup, then slowly discharge. This does not mean they are not operating properly. The existing conditions as reported seem to indicate that in general, this drainage system in its current configuration is performing adequately.

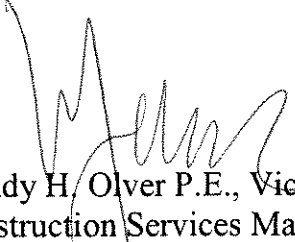
In summary, our recommendation would be to complete the ditch improvement at this time, and see if this improves the situation by removing standing water. The next incremental step would be to modify the storm drains crossing Spruce Street increase the flow capacity, however it might be necessary to secure easements to access the areas on either side of the road involved in the construction of the drainage. There may also be downstream impacts from this change.

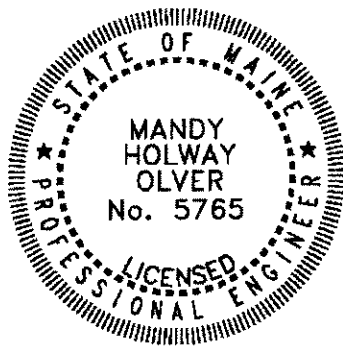
We do not recommend changing the culvert crossing Woodland Heights at this time. Retention of the water in this area does not appear to be damaging property and serves an important function in dampening flow rate peaks and water quality as stormwater filters through the wooded area.

We would be happy to meet with you to discuss the options further.

Very truly yours,

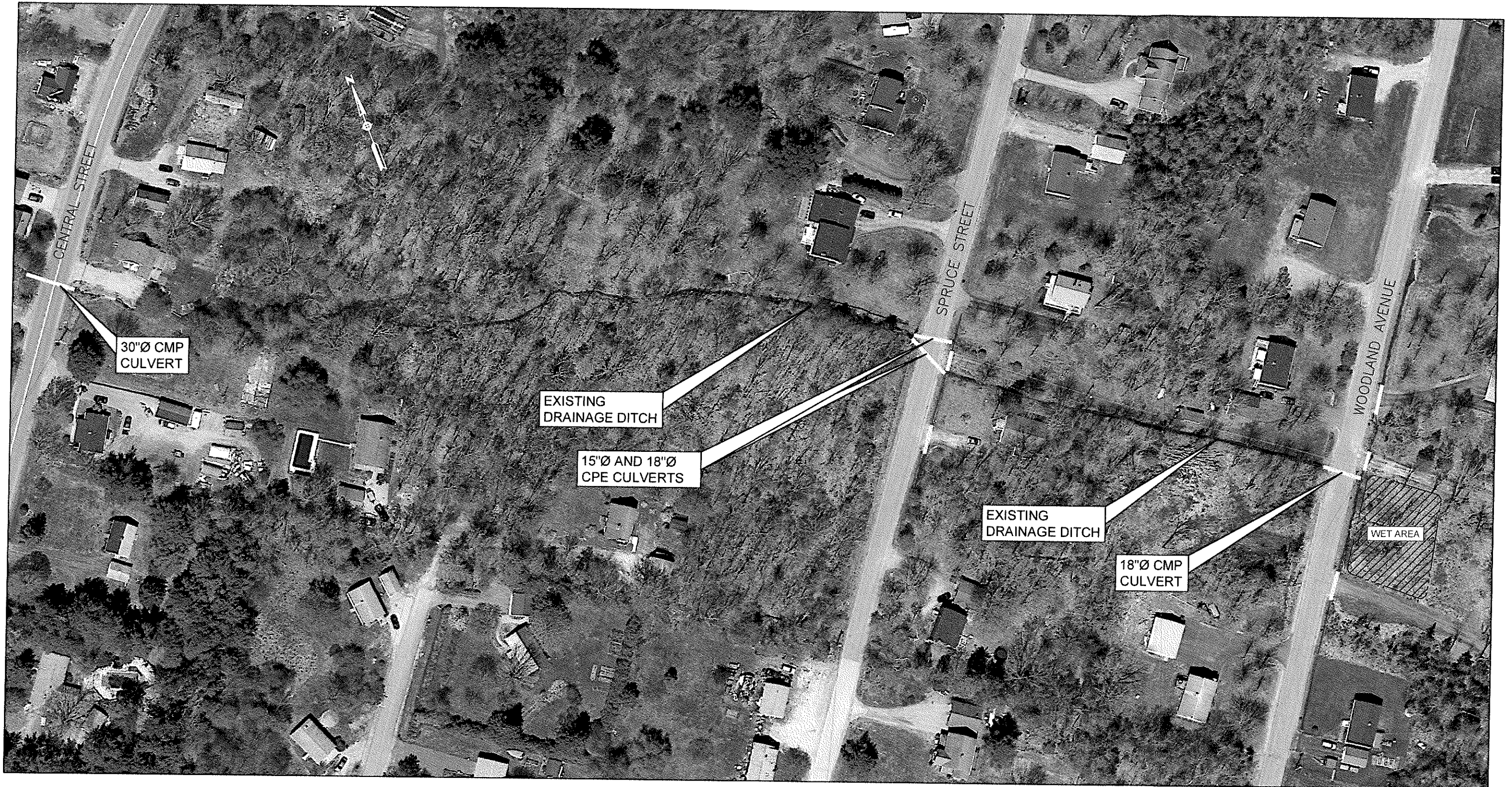
OLVER ASSOCIATES INC.

  
Mandy H. Olver P.E., Vice-President  
Construction Services Manager



MHO/ml  
1128/090

CC: Mr. Jay Lanpher, Public Works Director



LEGEND

CPE CORRUGATED POLYETHYLENE PIPE  
 CMP CORRUGATED METAL PIPE

SOURCES

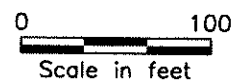
GOOGLE EARTH 2018

**WOODLAND HEIGHTS/SPRUCE/CENTRAL DRAINAGE  
 TOWN OF BUCKSPORT, MAINE**

LOCATION MAP

FIGURE 1

**OLVER ASSOCIATES INC.**  
 ENVIRONMENTAL ENGINEERS  
 290 MAIN STREET WINTERPORT, MAINE



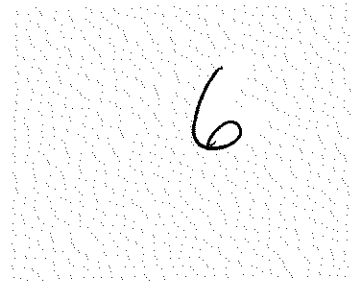


TO: Susan Lessard

FR: Richard Rotella

DA: May 23, 2018

RE: Safety Committee Recommendations



The Bucksport Safety Committee was formed to ensure that the Public Facilities and the procedures for the facilities in the Town of Bucksport are safe, compliant and in good working shape. The group which is chaired by Sean Geagan also consists of Craig Bowden, Jeff Hammond, Dave Michaud, Jay Lanpher, Jamie Bowden, Chris Grindle and Rich Rotella. The Safety Committee held its first meeting on January 30, 2018, and has held meetings in February, March and April as it pertains to recommendations for the Bucksport Town Office. After four meetings, the board has agreed upon 7 recommendations that it would like to present to you and to the Bucksport Town Council for review:

**1st Recommendation (to Sue):** Close all doors that we have: Assessor (unlocked), Counter (unlocked), Town Manager (unlocked), Top of Stairs (unlocked), and Conference Room Foyer Door (locked). Signs should be placed on the door at the top of the stairs and the elevator "No Unauthorized Personnel" "See Counter Staff". Place a sign at the first door when you enter the building that states check in with counter staff first. **Craig made a motion, Jay second. Vote 7-1. Sean opposed.** Sean wanted it noted that he is in favor of the new wall and door.

**2nd Recommendation (to Town Council):** Add a new wall and door with a key fob and security system. Fobs will be on 3 doors the New Door, Assessor's Door and Counter Door. **Craig made a motion, Sean second. Vote 8-0.** Sean wanted it noted that the MMA rep highly recommended this option.

**3rd Recommendation (to Sue):** Front entrance doors locked during nightly meetings and the upstairs is not accessible. Front doors only unlocked during normal business hours. **Chris made a motion, Sean second. Vote 7-1. Jeff opposed.** Jeff said it would be an inconvenience especially to those who have never been to this building and are unaware of the parking for the lower level.

**4th Recommendation (to Council):** Add a gate, structure, or glass with a pass through above the counter to be used after the office is closed and to be used as a safety measure during business hours. **Sean made a motion, Chris second. Vote 8-0.**

**5th Recommendation (to Sue):** Addition of a 2nd door to the back of Sue's Office. **Craig made a motion, Sean second. Vote 7-1. Jeff opposed.** Jeff said it is not practical because of existing furniture/cabinets, privacy issues and there not being a path wide enough to pass through and support the need for the door.

**6<sup>th</sup> Recommendation (to Sue):** Recommendation to change Economic Development Office into storage closet (as initially designed) and move Economic Development Office back to its previous location. **Jamie made a motion, Craig second. Vote 8-0.**

**7<sup>th</sup> Recommendation (to Sue):** Panic button training, PA phone training, Run-Hide-Fight training, Full building safety training and annual safety training for all town office employees. Quarterly check on panic button alarms. **Jay made a motion, Sean second. Vote 7-0.**

The safety committee will be shifting its focus during the month of May to the Public Safety Building, Town Dock, Marina, Jewett School Fitness Center, Town Pool, Ice Rink, Town Garage, Transfer Station, CSO Building and Wastewater Treatment Plant.