Town Council
Meeting Minutes
May 6, 2025
Lisbon Town Office
7:00 PM - Town Council Meeting

Fern Larochelle, Chair
Chris Camire, Vice Chair
Mark Lunt
Normand Albert
Jo-Jean Keller
Jeremy Barnard
Nick Craig

CALL TO ORDER & PLEDGE TO FLAG

Council Chair Fern Larochelle called the meeting to order and led the Pledge of Allegiance to the Flag at 6:30 PM.

ROLL CALL

Members present included Councilor Fern Larochelle, Councilor Chris Camire, Councilor Mark Lunt, Councilor Normand Albert, Councilor Jo-Jean Keller, Councilor Jeremy Barnard, and Councilor Nick Craig. Town Manager Glenn Michalowski, Economic and Community Development Director Ross Cunningham, Discover Lisbon Director and Economic and Community Development Assistant Emily Reed, Discover Lisbon President Len Lednum, Public Works Director Pat Maloy, several volunteers from Discover Lisbon, Town Attorney Michael Carey, and an audience of over 20 citizens were also in attendance.

EXECUTIVE SESSION

(2025-055) Executive Session for Acquisition of Real Property or Economic Development Per 1 M.R.S.A. § 405(6)(C) and Executive Session for Consultations with Legal Counsel per 1 M.R.S.A. § 405(6)(E)

Vote (2025-055 A) Councilor Normand Albert, seconded by Councilor Jo-Jean Keller, moved to enter into an Executive Session for the Acquisition of Real Property or Economic Development per 1 M.R.S.A. § 405(6)(C) and an Executive Session for Consultations with Legal Counsel per 1 M.R.S.A. § 405(6)(E).
Order Passed – Vote 7-0

Councilor Fern Larochelle participated in the Executive Session for the Acquisition of Real Property or Economic Development, but he did not participate in the Executive Session for Consultations with Legal Counsel.

Vote (2025-055 B) Councilor Normand Albert, seconded by Councilor Nick Craig, moved to exit out of an Executive Session for the Acquisition of Real Property or Economic Development per 1 M.R.S.A. § 405(6)(C) and an Executive Session for Consultations with Legal Counsel per 1 M.R.S.A. § 405(6)(E).
Order Passed – Vote 7-0

GOOD NEWS & RECOGNITION

Councilor Chris Camire expressed his approval of the School Department's use of a robocall service that informed residents about May 8, 2025's Budget Information Session with representatives from the Lisbon Town Council, the Lisbon School Department, and Androscoggin County.

Councilor Fern Larochelle acknowledged Municipal Clerks' Week and thanked the Town's Municipal Clerks for their contributions.

PUBLIC HEARINGS

Medical Marijuana Dispensary License for Crystal Spring Healing Alternative

The Chair opened the Public Hearing. Seeing no speakers, the Chair closed the Public Hearing.

Medical Marijuana Retail License for Lisbon Cannabis

Councilor Fern Larochelle did not participate in the public hearing regarding Lisbon Cannabis Company to

avoid any conflicts of interest.

Johnathan Barry, attorney representing Jason Smith and Lisbon Cannabis Company, conducted a courtroom-style interview where he asked Jason Smith, owner of Lisbon Cannabis Company, questions and provided exhibits to articulate points in favor of renewing Lisbon Cannabis Company's medical marijuana retail license.

Lorelei Hilliker, owner of 207 Edibles, and Kate Hambley, attorney representing Lorelei Hilliker and 207 Edibles, discussed topics such as Lorelei Hilliker's attempts to reach compliance with the Town's ordinances, the compliance issues that 207 Edibles and Lisbon Cannabis Company share by occupying the same building, and the Medical Marijuana Manufacturing license for 207 Edibles that was not approved in 2024 to request that Council not approve the Medical Marijuana Retail License for Lisbon Cannabis Company.

Adult Use Marijuana Retail License for River Driver

The Chair opened the Public Hearing. Seeing no speakers, the Chair closed the Public Hearing.

AUDIENCE PARTICIPATION & RESPONSE FOR AGENDA ITEMS

Economic and Community Development Director Ross Cunningham discussed the Town's current operating agreements with Discover Lisbon.

CONSENT AGENDA

(2025-056) ***Consent Agenda Items***

Approve Municipal Accounts Payable of $410,228.18, Municipal Payroll of $482,095.27, School Accounts Payable of $244,270.57, and School Payroll of $1,291,336.44

Ratify the results of the April 15, 2025 Election

Set a Public Hearing for May 20, 2025 for a Local Liquor License and a Special Entertainment with Alcohol License for American Legion Post 158

Set a Public Hearing for June 3, 2025 for the Fiscal Year 2025-2026 Municipal Budget and Municipal CIP Budget

Approve a Medical Marijuana Dispensary License for Crystal Spring Healing Alternative

Approve an Adult Use Marijuana Retail License for River Driver

Approve Town Council Meeting Minutes for January 7, 2025; January 21, 2025; April 1, 2025; and April 22, 2025

Councilor Fern Larochelle returned after the conclusion of the Medical Marijuana Retail License for Lisbon Cannabis Public Hearing to participate in the Consent Agenda vote.

Vote (2025-056) Councilor Fern Larochelle, seconded by Councilor Mark Lunt, moved to accept the Consent Agenda as presented.

Order Passed – Vote 7-0

COUNCIL ORDERS, RESOLUTIONS, & ORDINANCES

(2025-057) Approve a Medical Marijuana Retail License for Lisbon Cannabis

After the Consent Agenda vote, Councilor Fern Larochelle again stepped away in order to not participate in Council Order 2025-057 and avoid any conflicts of interest.

The Town Attorney, the Town Manager, and the Town Council discussed topics such as details heard during the Public Hearing regarding Lisbon Cannabis Company, issues with the Town's marijuana ordinances and potential ways to address those issues, the safety and compliance concerns inspectors observed when

reviewing the building that Lisbon Cannabis Company occupies, and the uniform application of ordinances when voting.

At the end of the discussion, the Council agreed to a roll call vote.
Vote (2025-057) Councilor Normand Albert, seconded by Councilor Nick Craig, moved to approve a Medical Marijuana Retail License for Lisbon Cannabis.
Roll Call Vote:
Yes – None
No – Councilor Jo-Jean Keller, Councilor Mark Lunt, Councilor Normand Albert, Councilor Nick Craig, Councilor Jeremy Barnard, Councilor Chris Camire
Order Failed – Vote 0-6

Western Maine Transportation Budget Discussion

Western Maine Community Relations Manager Craig Zurhorst and Western Maine Operations Director Marsha Bennett led a discussion with the Town Council that covered various topics, such as the history of Western Maine's bus services in Town, the potential benefits that the service could provide to residents, how a decrease in funding would impact bus services in Lisbon, and how a combination of municipal budgeting and local business donations fund the bus service in some neighboring municipalities.

Discover Lisbon Budget Presentation

Representatives from Discover Lisbon, including Discover Lisbon President Len Lednum, Director Emily Reed, and Treasurer Bill Kuhl, provided the Town Council with information on topics such as the positive reception their events receive from residents, how the events can benefit local businesses, their organization's status as a local non-profit and associations with Main Street America, Discover Lisbon's contributions toward town's growth, and their willingness to provide the Town Council with additional financial reporting. The Council then discussed various points that the presenters mentioned, as well as other topics, including, though not limited to, the Town's Memorandum of Understanding with Discover Lisbon, the Friends of Worumbo, the frequency of Discover Lisbon's financial reporting to the Council, and the work completed by volunteers.

(2025-058) Award a Contract to DMR Sealcoating and Paving for 2025 Crack Sealing in the Amount of $150,675 Using Ferry Road Bond Proceeds

Town Manager Glenn Michalowski started by stating that he requested the use of sole source contract bidding because only one local vendor is able to complete these services. Public Works Director Pat Maloy then provided details about the type, location, and amount of work that is expected to be completed. The Council then led a discussion to learn more information about the remaining Ferry Road Bond funds and details about how the repair locations of this contract were chosen.

Vote (2025-058) Councilor Normand Albert, seconded by Councilor Nick Craig, moved to award a contract to DMR Sealcoating and Paving for 2025 crack sealing in the amount of $150,675 using Ferry Road Bond proceeds.
Order Passed – Vote 7-0

(2025-059) Review and Approve an Offer for the Sale of Tax-Acquired Property at 430 Ridge Road

Vote (2025-059) Councilor Nick Craig, seconded by Councilor Chris Camire, moved to approve an offer for the sale of tax-acquired property at 430 Ridge Road.
Order Passed – Vote 7-0

(2025-060) Disposal of Foreclosed Properties per Section 92-8 of the Lisbon Town Code

The Town Council held a discussion with the Town Manager about the state requirements and local processes that lead to Council orders for the disposal of foreclosed properties.

Vote (2025-060) Councilor Normand Albert, seconded by Councilor Nick Craig, moved to approve the disposal of foreclosed properties per Section 92-8 of the Lisbon Town Code.
Order Passed – Vote 7-0

(2025-061) Consider Authorization for the Town Attorney to Bring a Land Use Enforcement Action in Relation to an Automobile Graveyard at 18 Lisbon Street

Vote (2025-061) Councilor Nick Craig, seconded by Councilor Normand Albert, moved to approve authorization for the Town Attorney to bring a Land Use Enforcement Action in Relation to an automobile graveyard at 18 Lisbon Street.
Order Passed – Vote 7-0

OTHER BUSINESS

Council Committee Reports:

School Committee – Councilor Albert

Councilor Albert stated that the School Committee plans to meet during the following week.

Planning Board – Councilor Craig

Councilor Craig stated that the Planning Board chose to table further discussion of an upcoming outdoor storage ordinance until after the Council is able to review it on May 20, 2025.

Lisbon Development Committee – Councilor Larochelle and/or Councilor Keller

After Councilor Keller offered to allow Economic and Community Development Director Ross Cunningham to summarize the previous meeting, Ross Cunningham provided details about the discussions that the Lisbon Development Committee held with Northstar Planning in regard to the Town's rapid growth.

Conservation Commission – Councilor Larochelle and/or Councilor Albert

Councilor Larochelle stated that he was unable to attend the previous meeting.

Parks & Recreation Committee – Councilor Camire

Councilor Camire said that the most recent meeting was delayed.

County Budget Committee – Councilor Albert and Councilor Barnard

Councilor Barnard and Councilor Albert led a discussion regarding Androscoggin County's upcoming budget and how the County's budget could impact Lisbon's budget.

Library Governing Board – Councilor Keller

Councilor Keller stated that May is Mental Health Awareness Month, that the Library will be promoting special services and programming for the occasion, and that Maine State Park passes are now available for purchase at the library.

Water Commission – Councilor Albert

Councilor Albert said that the Water Commission's next meeting is scheduled for May 15, 2025.

Finance Committee – Councilor Barnard

After announcing that the Finance Committee has vacancies and that the Committee would also like to receive additional direction from the Council, Councilor Barnard talked about the discussions that the Finance Committee held regarding the Town's Fiscal Year 2025-2026 budget, potential remedies for the issues with the FY25-26 budget, and ways to prevent similar issues with future budgets.

Town Manager's Report

Town Manager Glenn Michalowski stated that the auditor requested a deadline extension to continue calculating fund projections. The Town Manager also announced that a joint budget workshop, which will feature Municipal, School, and County representatives, is scheduled for May 8, 2025.

Absentee Ballot Applications are Available for the June 10, 2025 School Budget Validation Referendum and

School Committee Election

The absentee ballot applications will remain available from now until June 5, 2025.

Statutory Quarterly Financial Report

Town Manager Glenn Michalowski explained what the report is and why it was included in the council packet.

COUNCIL COMMUNICATIONS

Councilor Camire congratulated the town on the recent upgrade to its website.

The Council discussed various topics related to the upcoming Fiscal Year 2025-2026 budget. Some of the points they discussed included the audit, the joint workshop scheduled for May 8, 2025, and ways to reduce the budget's tax increase while not reducing services.

AUDIENCE PARTICIPATION & RESPONSE TO NEW ITEMS

Lisbon resident Richard Nadeau expressed his concerns regarding the safety of electric bicycles.

Residents Dale Crafts and Eric Metivier expressed concerns over the upcoming budget and its associated tax increase.

Lisbon resident Rachel Reuling talked about how she would have preferred an earlier announcement for the May 8, 2025 Budget Information Session.

EXECUTIVE SESSION

(2025-062) Executive Session for Consultations with Legal Counsel per 1 M.R.S.A. § 405(6)(E)

Vote (2025-062 A) Councilor Jeremy Barnard, seconded by Councilor Mark Lunt, moved to enter into an Executive Session for consultations with legal counsel per 1 M.R.S.A. § 405(6)(E) at 10:05 PM.
Order Passed – Vote 7-0

Vote (2025-062 B) Councilor Chris Camire, seconded by Councilor Mark Lunt, moved to exit out of an Executive Session for consultations with legal counsel per 1 M.R.S.A. § 405(6)(E) at 10:33 PM.
Order Passed – Vote 7-0

ADJOURNMENT

Vote Councilor Nick Craig, seconded by Councilor Mark Lunt, moved to adjourn at 10:34 PM.

Order Passed – Vote 7-0

_____

Alice Richards, Town Clerk

Date Approved: