

May 14 2026

Minutes of the Washington County Commissioners'  
Unorganized Territories Regular Meeting  
Held May 14, 2026  
in the Washington County Probate Courtroom  
Machias, Maine

---

Attending the meeting were:  
Commissioner David C. Burns  
Commissioner Billy Howard  
Commissioner Courtney Hammond  
Renée Gray, County Manager  
Carla Manchester, Administrative Assistant  
Lisa M. Hanscom, EMA  
Michael Congelosi, RCC  
Dennis Perry, RCC  
Christine Day, EMA  
Leigh MacKeen, Whitneyville  
Josh Rolfe, RCC / WCSO  
Grace Falzarano, Finance  
Megan Huffman, Finance  
Jenny Windsor, Finance  
Sondra Small, Finance  
Wayne Small, Jonesport  
Barry Curtis, Sheriff  
Tim Tabbutt, WCSO  
Rich Rolfe, Jail / WCSO  
Michael Crabtree, Chief Deputy  
Tammy Gay, Deeds  
Heather Green, Deeds  
Colleen Brown, Whiting  
Meredith Mawhar, SCEC  
Mica Mawhar, SCEC  
Darlene Perry, Probate  
Michelle Murphy, EMDC  
Galen Williamson, NWDB  
David J. Brock, Lubec  
Nick Landrum, The Computer Guy

---

Commissioner Burns called the meeting to order at 4 p.m. Prior to the regular meeting there was a tax abatement hearing for 329 Bingo vs Town of Waite.

May 14, 2026

**Executive Department Business** (see Regular Commissioners' Meeting minutes)

- Northeastern Workforce Development Board Update - Galen Williamson, Executive Director

Commissioner Burns called the U.T. Business to order at 4:30 p.m.

**Approval of the U.T. regular meeting minutes of April 9, 2026**  
(Hammond / Howard, 3-0)

**AGENDA ITEM: Old Business**  
➤ None

**AGENDA ITEM: Monthly Report**

Unorganized Territories Supervisor Heron Weston's monthly report was submitted. (See attached)

Heron reported the 2020-21 U.T. Audit has been completed. Commissioner Howard asked if there were any concerns. Heron responded there were no surprises.

Heron stated the annual paving in the U.T. scheduled for the spring has been delayed due to the instability of paving prices. Heron noted the funds for the project in the amount of \$350,000 are currently in an expense line under Roadway Maintenance. He is requesting to transfer these funds from the expense line to a reserve line under Highway Capital Project Reserve. By transferring the funds, it would allow these projects to proceed without requiring they be completed before the end of the 2025-26 budgetary year.

**\*MOTION\***                    **Commissioner Howard moved to approve the funds transfer of \$350,000.00 from E 600-3130 Roadway Maintenance to G 1-0675 Highway Capital Project Reserve.**  
**(Howard / Burns, 3-1)**

Heron presented a Solid Waste Services Agreement for the Commissioners' approval. The contract would allow the residents of Brookton Twp., Forest Twp., Forest City Twp., T8R4 and T8R5 to use the Danforth Transfer Station. The contract is a three-year agreement covering the period of July 2026 through June 2029 for an annual sum of \$32,160.00.

May 14, 2026

**\*MOTION\***            **Commissioner Howard moved to approve the Solid Waste Agreement between the Washington County U.T. and Town of Danforth. (Howard / Burns, 3-1)**

Heron presented a Voting Place contract with Town of Danforth to serve Brookton Twp., Forest Twp., Forest City Twp., T8R4 and T8R5. Heron noted this contract represents the first time the Town of Danforth has been compensated for expenses associated with U.T. voting. The contract amount of \$600.00 per year is based on the percentage of year-round U.T. residents in the area. The contract is for a five-year period beginning July 2026 through June 2030.

**\*MOTION\***            **Commissioner Howard moved to approve the Voting Place contract between the Washington County U.T. and Town of Danforth as presented. (Howard / Burns, 3-1)**

**AGENDA ITEM:    TIF Grant Committee Update**

TIF Program Manager Meredith Mawhar stated there was no monthly updates. She stated she had one action item for the Commissioners' consideration. Meredith stated the U.T. TIF Loan and Grant Committee are requesting authorization from the Board of Commissioners to engage legal counsel. The purpose of engaging legal counsel is to provide guidance regarding the proper handling of interest income associated with TIF accounts for Downeast Wind, Stetson I, Downeast Wind Community Benefit Agreement and the Revolving Loan Fund. Meredith noted this will assure future handling of interest income associated with these accounts is conducted in full compliance with applicable legal and contractual requirements. Meredith noted the interest income for these accounts represents a substantial amount of money, and it is not clear how to account for it. The Committee recommends engaging the law firm of Rudman Winchell. The Committee anticipates the cost of legal services will total several thousand dollars. No quote has been obtained as of yet. Funds through a combination of TIF and CBA funds are already budgeted for TIF program administration. Commissioner Howard questioned why the recommendation is for Rudman Winchell. Meredith responded SCEC Executive Director Charles Rudelitch has worked with Rudman Winchell before. Meredith also noted Rudman Winchell was involved with the development of the TIF contract. Commissioner Howard stated he would like to look at other counsel options. Meredith stated she will confer with Charles to see if they can offer other counsel recommendations. Commissioner Burns stated he would like more information with the recommendation of legal counsel such as prior experience, expertise and estimates for the cost of the

May 14, 2026

services. By consensus, the Commissioners tabled the vote to authorize the engagement of legal counsel.

**AGENDA ITEM: Public Comment**

None.

**ADJOURNMENT**

4:45 p.m.

**ATTEST:**

Carla J.R. Manchester  
Carla J.R. Manchester, Admin. Asst.



83 Court St  
PO Box 297  
Machias, ME 04654  
(207)255-8919  
supervisor@wcut.maine.gov  
www.wcut.maine.gov

## UNORGANIZED TERRITORIES MONTHLY REPORT

May 14, 2026

### 1. SHELLFISH CONSERVATION

#### a. Annual Shellfish Meeting

- i. The meeting was held on April 6th. 8 members of the public attended.
- ii. Dr. Brian Beal presented his findings from the multi-year shellfish resource survey Downeast Institute has been performing in Edmunds and Trescott(N). When compared to other municipalities, shellfish growth in the UT is very slow and wild seed recruitment is much lower. More recruitment boxes were installed in the same areas on 4/23/26 to continue the research.
- iii. No changes to the shellfish ordinance were recommended at this meeting.
- iv. The Perry & Pembroke Shellfish Committee is very happy with our Shellfish Warden coverage contract and would like to renew it for 2026-27.

### 2. EMS

#### a. NWSARAS (Northern Washington Southern Aroostook Regional Ambulance Service)

##### i. 2026-27 Budget

1. The NWSARAS board approved an increase of 3.6% in for the 2026-27 fiscal year budget putting the WCUT annual payment of \$36,668.22.

### 3. BUDGET

#### a. Audits

- i. The 2020-21 UT Audit has been completed.

#### b. 2025-26 Paving Plans

- i. Annual paving in the UT was scheduled for this spring but has been delayed due to instability in paving prices. The funds for this project (\$350,000) are currently in an expense line called ROADWAY MAINTENANCE. This office is requesting to transfer these funds from this expense line into a reserve line called HIGHWAY CAPITAL PROJECT RESERVE. This transfer would allow these projects to proceed without paying an additional premium that would be incurred by requiring the work be completed before the end of the 2025-26 budgetary year (June 30).
- ii. The 2026-27 WCUT Budget anticipates this type price and timing volatility by allocating funds for paving directly into the reserve line

iii. **ACTION ITEM**

1. Budget Transfer Request (2025-26)
2. FROM: E 600-3130 Roadway Maintenance
3. TO: G 1-0675 Highway Capital Project Reserve
4. AMOUNT: \$350,000

4. SOLID WASTE

a. Marion Transfer Station

- i. Indian Township has officially become Marion Transfer Station's 16th member town.

b. Danforth Transfer Station

- i. The contract for UT residents to use the Danforth Transfer Station expires June 30, 2026. As part of contract renewal discussions it was discovered that, while the cost per ton the UT was charged had increased over the years, the estimated tonnage that came from the UT had not increased since at least 2011 (100 tons). Recent census data estimates that the UT makes up about 25% of the transfer station area's year round and seasonal population. 25% of the station annual tonnage is 160 tons resulting in a UT stipend increase of 60%.
- ii. **ACTION ITEM**
  1. Solid Waste Services Agreement with the Town of Danforth
  2. 3 years (July 2026 - June 2029)
  3. Serves Brookton Twp, Forest Twp, Forest City Twp, T8R4, & T8R5
  4. \$32,160 per year (~25% of expenses)

5. ELECTIONS

a. Town of Danforth Voting Place Contract

- i. This contract represents the first time the Town of Danforth has been compensated for expenses associated with UT voting.
- ii. This contract amount is based on the percentage of year-round UT residents in the area.

b. **ACTION ITEM**

- i. Voting Place Contract with the Town of Danforth
- ii. 5 years (July 2025 - June 2030)
- iii. Serves Brookton Twp, Forest Twp, Forest City Twp, T8R4, & T8R5
- iv. \$600 per year (~30% of expenses)

**WASHINGTON COUNTY UNORGANIZED TERRITORIES  
TAX INCREMENT FINANCING DISTRICT LOAN & GRANT PROGRAM**

**A PROGRAM OF WASHINGTON COUNTY GOVERNMENT  
ADMINISTERED BY SUNRISE COUNTY ECONOMIC COUNCIL**

**Report to the County Commissioners prepared by SCEC Program Manager – Meredith  
Mawhar May 14, 2026**

There are no updates and one action item this month:

The UT TIF Loan and Grant Committee respectfully requests authorization from the County Commissioners to engage legal counsel to provide guidance regarding the proper treatment of interest earned on various TIF-related bank accounts.

The Committee recommends engaging law firm Rudman Winchell to conduct a detailed review of the applicable TIF agreements, Community Benefit Agreement documentation, and related governing materials in order to provide legal guidance on the following questions:

- May interest earned in the Downeast Wind TIF bank account be transferred to the County General Fund?
- May interest earned in the Stetson I TIF bank account be transferred to the County General Fund?
- May interest earned in the Downeast Wind CBA bank account be transferred to the County General Fund?
- May interest earned in the Revolving Loan Fund bank account be transferred to the County General Fund?
- For each of the above accounts, if such transfers are permissible, what are the allowable uses of those transferred funds?

Because this work will require detailed legal review of multiple agreements and governing documents, the Committee anticipates that the cost of legal services will total several thousand dollars. Costs incurred will be covered through a combination of TIF and CBA funds already budgeted for TIF program administration.

The Committee respectfully requests that the County Commissioners vote to authorize the engagement of legal counsel for this purpose so that future handling of interest income associated with these accounts is conducted in full compliance with applicable legal and contractual requirements.