

**SPECIAL TOWN MEETING WARRANT
BY SECRET BALLOT
TUESDAY, NOVEMBER 6, 2018**

TO: Timothy Hoppe, a Constable of the Town of Thomaston in the County of Knox and State of Maine.

In the name of the State of Maine, you are hereby required to notify and warn the voters of the Town of Thomaston, in the County of Knox and State of Maine, qualified to vote by law in Town affairs, to meet at the **AMERICAN LEGION HALL** at 10 Watts Lane in said Town on **TUESDAY, THE 6TH DAY OF NOVEMBER, 2018 A.D. AT SEVEN-THIRTY (7:30) O’CLOCK A.M. PREVAILING TIME, THEN AND THERE TO ACT UPON ARTICLE 1 AND BY SECRET BALLOT ON ARTICLES 2 THROUGH 8 AS SET OUT BELOW, THE POLLING HOURS THEREFORE TO BE FROM EIGHT (8) O’CLOCK IN THE MORNING AND WILL CLOSE AT EIGHT (8) O’CLOCK IN THE EVENING PREVAILING TIME,** said articles being the following:

ARTICLE 1: To choose a moderator to preside at said meeting.

ARTICLE 2: Shall the voters authorize the Town to renovate the Lura Libby Facility and to relocate the Town Office, the Police Department, the Recreation Department and the Town’s Food Pantry to the Lura Libby Facility as renovations are completed?

SELECT BOARD RECOMMEND APPROVAL

BUDGET COMMITTEE RECOMMEND APPROVAL

ARTICLE 3: Shall the voters appropriate and authorize the Town to borrow not more than \$1,100,000 by issuing general obligation bonds and/or notes of the Town, which may be callable, the proceeds to be used to finance the renovations to the Lura Libby Facility and related costs of relocation discussed in Article 2, above?

SELECT BOARD RECOMMEND APPROVAL

BUDGET COMMITTEE RECOMMEND APPROVAL

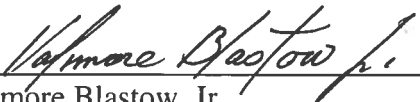
FINANCIAL STATEMENT

Total Town Indebtedness	
A. Total debt outstanding and unpaid:	\$4,269,171.00
B. Total debt authorized and unissued:	\$0
C. Total Debt to be incurred if this article is approved:	\$1,100,000.00

Total Debt Authorized after issuance: \$5,369,171.00

ESTIMATED COSTS:

Estimated Interest rate:	3.8%
Estimated term:	20 years
Total principal to be repaid at maturity:	\$1,100,000.00
Total interest to be paid over term:	\$ 596,000.00



Valmore Blastow, Jr.
Town of Thomaston
Treasurer

VALIDITY:

The validity of the bonds and of the voters' ratification of the bonds may not be affected by any errors in the above estimates. If the actual amount of the total debt service for the bond issue varies from the estimate, the ratification by the electors is nevertheless conclusive and the validity of the bond issue is not affected by reason of the variance.

ARTICLE 4: Shall an amendment entitled "Proposed Changes to Chapter 7-Land Use & Development Ordinance" be enacted?

A copy of this ordinance certified by the Municipal Officers' has been on file with the Clerk's Office at least seven days before the Town Meeting. A certified copy of this ordinance is available for review in the Office of the Town Clerk during regular business hours.

SELECT BOARD RECOMMEND APPROVAL

PLANNING BOARD RECOMMEND APPROVAL

ARTICLE 5: “Shall Chapter 1 *Thomaston Government & Organization*, Article II, Section 102 *Police* be amended by changing and moving Subsection 102.3.4 *Control of Annoyance of Barking or Howling Dogs* adopted May 9, 1977 to be Subsection 102.4.6 so that it follows Subsection 102.4.5 *Control of Dogs* and shall the new Subsection 102.4.7 *Dog Waste Ordinance* be adopted?

A copy of this ordinance certified by the Municipal Officers' has been on file with the Clerk's Office at least seven days before the Town Meeting. A certified copy of this ordinance is available for review in the Office of the Town Clerk during regular business hours.

SELECT BOARD RECOMMEND APPROVAL

ARTICLE 6: Shall the Town appropriate from the unassigned fund balance the amount of \$11,925.15 to fund annual stipends for the Select Board?

SELECT BOARD RECOMMEND APPROVAL

BUDGET COMMITTEE RECOMMEND APPROVAL

ARTICLE 7: Shall the voters authorize the completion of the last phase of the Thomaston Business Block Redevelopment Project initiated in 1997?

SELECT BOARD RECOMMEND APPROVAL

BUDGET COMMITTEE RECOMMEND APPROVAL

ARTICLE 8: Shall the voters appropriate and authorize the Town to borrow not more than \$280,000 and accept grant funds of up to \$250,000 from the Northern Border Regional Commission to complete the last phase of the Thomaston Business Block Redevelopment Project by issuing general obligation bonds and/or notes of the Town, which may be callable, the proceeds to be used to finance the Thomaston Business Block Redevelopment Project?

SELECTBOARD RECOMMEND APPROVAL

BUDGET COMMITTEE RECOMMEND APPROVAL

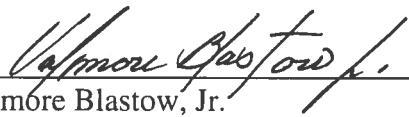
FINANCIAL STATEMENT

Total Town Indebtedness	
D. Total debt outstanding and unpaid:	\$4,269,171.00
E. Total debt authorized and unissued:	\$0
F. Total Debt to be incurred if this article is approved:	\$ 280,000.00

Total Debt Authorized after issuance: \$4,549,171.00

ESTIMATED COSTS:

Estimated Interest rate:	3.8%
Estimated term:	20 years
Total principal to be repaid at maturity:	\$280,000.00
Total interest to be paid over term:	\$124,793.44



Valmore Blastow, Jr.
Town of Thomaston
Treasurer

VALIDITY:

The validity of the bonds and of the voters' ratification of the bonds may not be affected by any errors in the above estimates. If the actual amount of the total debt service for the bond issue varies from the estimate, the ratification by the electors is nevertheless conclusive and the validity of the bond issue is not affected by reason of the variance.

Given under our hands this 10th day of September in the year of Our Lord Two Thousand Eighteen by the vote of the Select Board.

THOMASTON SELECT BOARD:

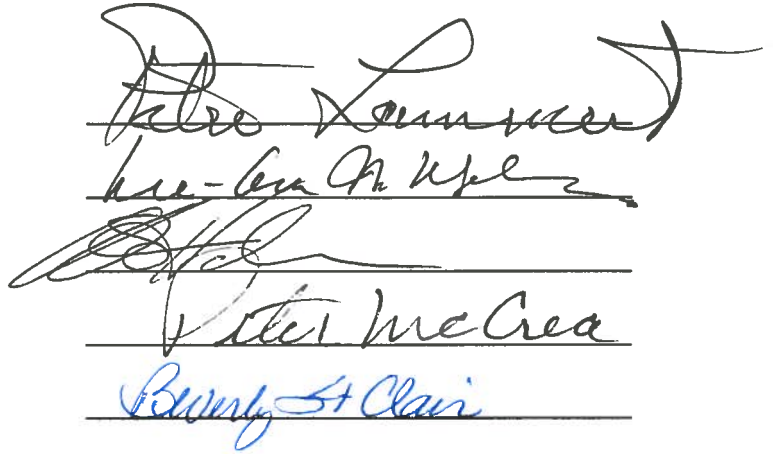
Peter Lammert, Chairman

Lee-Ann Upham, Vice Chairman

Bill Hahn

Peter McCrea

Beverly St. Clair



Handwritten signatures of the Select Board members over horizontal lines. From top to bottom: Peter Lammert, Lee-Ann Upham, Bill Hahn, Peter McCrea, and Beverly St. Clair.

A true attested copy.

Dated: 9/10/2018

Kara M.C. George
Kara M.C. George, Town Clerk
Thomaston, Maine