



Bustins Island Village Corporation
Established 1913

2018 ANNUAL MEETING WARRANT

Date: July 15, 2018

TO: M. Susan Spalding

FROM: BIVC Board of Overseers

RE: **NOTICE OF ANNUAL MEETING OF THE BUSTINS ISLAND VILLAGE CORPORATION, STATE OF MAINE, COUNTY OF CUMBERLAND**

Greetings:

Pursuant to Article V of the By-Laws of the Bustins Island Village Corporation (BIVC) you are hereby directed to post notice and warn the qualified voters of the Bustins Island Village Corporation to assemble for the Annual Meeting of the BIVC at the Community House on Bustins Island on Saturday, August 4, 2018, at 9:00 a.m. EDT to act on the business of the BIVC as set out in the following articles of this warrant:

ARTICLE 1. Elect Moderator

To choose a moderator and, if need be, a deputy moderator to preside over said meeting.

ARTICLE 2. Hear Reports

To receive reports from the following:

- a) Clerk
- b) Board of Overseers
- c) Planning Board
- d) Superintendent
- e) Finance Committee
- f) Treasurer

ARTICLE 3. Budget - Attachment A

To see if the BIVC will vote:

- a) To receive and appropriate the sum of \$344,900.00 to be expended under the direction of the Board of Overseers for the 2018/2019 fiscal year budget as set forth in ATTACHMENT A, “Bustins Island Village Corporation, Budget 2018-2019” in the column labeled “18-19 Budget;”
- b) To fund the sum so received and appropriated in a) above from the Freeport allocation, any gifts, assessments, and any other revenues; any excess or deficiency therefrom to be reconciled through reserve funds and any amounts otherwise authorized from the CASCO fund;
- c) To authorize the Board of Overseers to:
 - i) Expend monies from the reserve accounts for the general purposes for which such accounts were established; and
 - ii) Make transfers among operating and reserve accounts including any amounts otherwise authorized from the CASCO fund.

Submitted by the Board of Overseers

BOARD OF OVERSEERS REPORT: This Article authorizes the Board of Overseers to receive and spend within the total appropriation and to transfer money among accounts. Attachment A presents a budget history and the expected disposition of funds for the 2018/2019 fiscal year.

The Board of Overseers voted unanimously to recommend approval of this article.

ARTICLE 4. Acceptance of Streets D & N in Section C by Metes and Bounds – Exhibits A, B & C

To see if the BIVC will vote to:

Accept a certain plan entitled “Plan for Road Acceptance, Streets D & N, Section C, Bustins Island, Freeport, Maine” made for the Bustins Island Village Corporation by Island Surveys of Arrowsic, Maine dated 2/24/18, and also

Accept as a public way for all purposes for which public streets are now or in the future held and maintained by the Bustins Island Village Corporation on Bustins Island, Maine, those portions of Streets D & N in Section C so set out and further described by metes and bounds on said Plan for Road Acceptance.

Submitted by the Planning Board

PLANNING BOARD REPORT: This article continues the Planning Board’s program to define the public ways on Bustins Island.

The Planning Board recommends approval.

The Board of Overseers recommends approval.

ARTICLE 5. Closing of Roads in the Winter

To see if the BIVC will vote to:

Accept the provisions of 23 M.R.S.A. § 2953 and authorize the Board of Overseers to file with the Clerk an order of closing specifying that it is unnecessary to keep the roads on Bustins Island maintained and open for travel during the months of November, December, January, February, March, and April or any part of these months for a period not to exceed ten years and to provide further that any such order shall be a final determination.

Submitted by the Board of Overseers

BOARD OF OVERSEERS REPORT: Because Bustins Island is a summer seasonal community, the Board of Overseers believes it is prudent to make clear that the BIVC has no obligation to maintain, or plow roads in the off-season. The roads will not actually be physically blocked or closed in any way. Persons who wish to use them may do so at their own risk.

The Board of Overseers recommends approval of this article.

ARTICLE 6. Election

To elect a Clerk and Treasurer of the BIVC for a term of one year each; and to elect one member of the Board of Overseers for a three-year term by ballot as provided in the BIVC By-Laws.

ARTICLE 7. Hear Committee Reports

To receive reports from any and all committees not already heard.

(SWEARING IN OF NEW OFFICERS BY THE CLERK OR MODERATOR.)

ADJOURNMENT

Given unto our hands at Bustins Island, Freeport, Maine this 15th day of July, 2018.

The Board of Overseers of the BUSTINS ISLAND VILLAGE CORPORATION

Rob Boone, Chair

Judy Hayes

Tanya Sweatt, Vice-Chair

Ken Barrows

Hank Rauch

As has been the custom, time after the meeting has been formally adjourned will be available for those assembled to discuss any other matters of general interest to Islanders before dispersing.

ATTACHMENTS AND EXHIBITS:

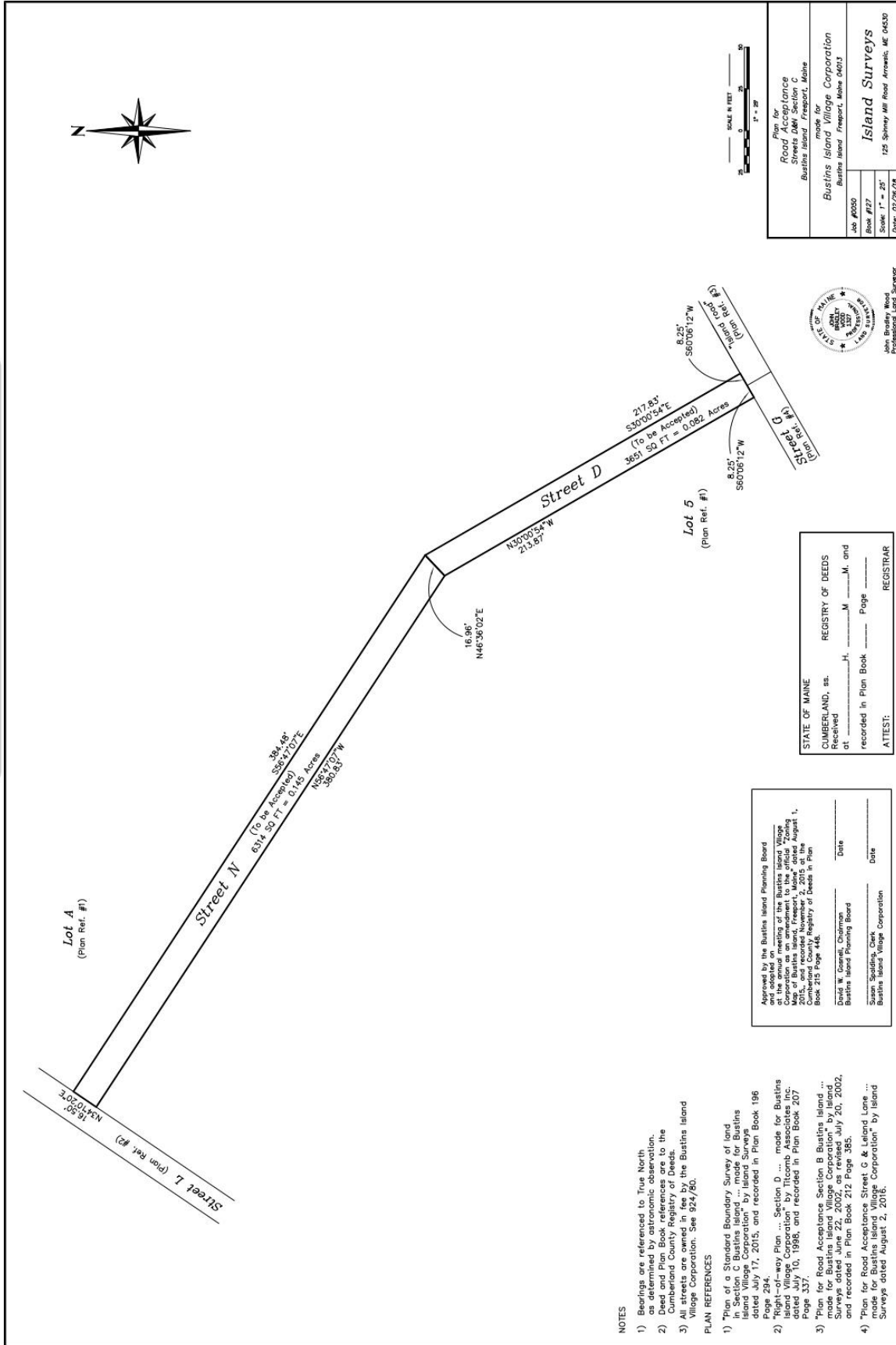
Attachment A (Article 3) – Budget 2018-2019

Exhibit A – (Article 4) - Plan for Road Acceptance of D & N Section

Exhibit B – (Article 4) - Description of Street D, Section C

Exhibit C – (Article 4) - Description of Street N, Section C

EXHIBIT A – Article 4



Plan for
Road Acceptance
of
Bustinis Island
Bustinis Island, Freeport, Maine

made for
Bustinis Island Village Corporation
Bustinis Island, Freeport, Maine 04033

Job #0020
Book #127
Scale 1" = 25'
Date 02/26/18

Island Surveys
125 Spinnery Mill Road, Arrowsic, ME 04830



John Bradley Wood
Professional Land Surveyor

STATE OF MAINE
CUMBERLAND, ss.
Received _____ at _____ M. _____ M. and _____ M. _____ M. _____ M. _____ M.
recorded in Plan Book _____ Page _____
ATTEST: _____ REGISTRAR

Approved by the Bustinis Island Planning Board
at the special meeting of the Bustinis Island Village
Corporation as an amendment to the official "Zoning
Map" on August 1, 2015, and recorded November 2, 2015 at the
Cumberland County Registry of Deeds in Plan
Book 215 Page 46.

David W. Gornall, Chairman
Bustinis Island Planning Board

Brian Spaulding, Clerk
Bustinis Island Village Corporation

NOTES

- 1) Bearings are referenced to True North as determined by astronomic observation.
- 2) Deed and Plan Book references are to the Cumberland County Registry of Deeds.
- 3) Areas are owned in part by the Bustinis Island Village Corporation. See 924/80.

PLAN REFERENCES

- 1) "Plan of a Standard Boundary Survey of land in Section C Bustinis Island ... made for Bustinis Island Village Corporation by Island Surveys dated July 17, 2015, and recorded in Plan Book 196 Page 294.
- 2) "Right-of-way Plan ... Section D ... made for Bustinis Island Village Corporation by Titcomb Associates Inc. dated July 10, 1998, and recorded in Plan Book 207 page 337.
- 3) "Plan for Road Acceptance, Section B, Bustinis Island ... made for Bustinis Island Village Corporation" by Island Surveys dated June 22, 2002, as revised July 20, 2002, and recorded in Plan Book 212 Page 385.
- 4) "Plan for Road Acceptance Street G & Leland Lane ... made for Bustinis Island Village Corporation" by Island Surveys dated August 2, 2016.

EXHIBIT B – Article 4

Description of Property: Street D, Section C
Bustins Island Freeport, Maine
February 26, 2018

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A certain lot or parcel of land on Bustins Island in the Town of Freeport, County of Cumberland, State of Maine, bounded and described as follows:

Beginning at a point on the Northwesterly sideline of Street G in Section C as shown on a "Plan for Road Acceptance Street G and Leland Lane ... made for Bustins Island Village Corporation" by Island Surveys dated August 2, 2016, at the Southeasterly corner of Lot Five (5) as shown on a "Standard Boundary Survey ... Section C Bustins Island ... made for Bustins Island Village Corporation et al." by Titcomb Associates Inc. dated August 17, 1994, and recorded in the Cumberland County Registry of Deeds, Plan Book 196 Page 294; thence by the following courses and distances:

- 1) N 30°00'54" W a distance of Two Hundred Thirteen and 87/100 (213.87) Feet to a point;
- 2) N 46°36'02" E along the Southeasterly terminus of Street N as shown on said "Standard Boundary Survey ... Section C Bustins Island" a distance of Sixteen and 96/100 (16.96) Feet to a point;
- 3) S 30°00'54" E a distance of Two Hundred Seventeen and 83/100 (217.83) Feet to a point on the Northwesterly sideline of an "Island road" shown on a "Plan for Road Acceptance Section B Bustins Island" by Island Surveys dated June 22, 2002, as revised July 20, 2002, and recorded in said Registry, Plan Book 212 Page 385;
- 4) S 60°06'12" W a distance of Eight and 25/100 (8.25) Feet to the Northeasterly terminus of Street G as shown on said "Plan for Road Acceptance Street G and Leland Lane";
- 5) S 60°06'12" W along the Northwesterly side of Street G a distance of Eight and 25/100 (8.25) Feet to the point of beginning.

The above described parcel of land contains 3651 square feet and is the same as "Street D" as shown on a "Plan for Road Acceptance Streets D&N Section C ... made for Bustins Island Village Corporation" by Island Surveys dated February 26, 2018. Bearings are referenced to True North as determined by astronomic observation.

EXHIBIT C – Article 4

Description of Property: Street N, Section C
Bustins Island Freeport, Maine
February 26, 2018

Page One of One

A certain lot or parcel of land on Bustins Island in the Town of Freeport, County of Cumberland, State of Maine, bounded and described as follows:

Beginning at a point on the Southeasterly sideline of Street L as shown on a "Right-of-Way Plan ... Section D ... made for Bustins Island Village Corporation" by Titcomb Associates Inc. dated July 10, 1998, and recorded in the Cumberland County Registry of Deeds, Plan Book 207 Page 337, at the Westerly corner of Lot A as shown on a "Standard Boundary Survey ... Section C Bustins Island ... made for Bustins Island Village Corporation et al." by Titcomb Associates Inc. dated August 17, 1994, and recorded in the Cumberland County Registry of Deeds, Plan Book 196 Page 294; thence by the following courses and distances:

- 1) S 56°47'07" E a distance of Three Hundred Eighty-Four and 48/100 (384.48) Feet to a point;
- 2) S 46°36'02" W along the Northwesterly terminus of Street D as shown on said "Standard Boundary Survey ... Section C Bustins Island" a distance of Sixteen and 96/100 (16.96) Feet to a point;
- 3) N 56°47'07" W a distance of Three Hundred Eighty and 83/100 (380.83) Feet to a point on the Southeasterly sideline of Street L;
- 4) N 34°10'20" E along the Southeasterly sideline of Street L a distance of Sixteen and 50/100 (16.50) Feet to the point of beginning.

The above described parcel of land contains 6314 square feet and is the same as "Street N" as shown on a "Plan for Road Acceptance Streets D&N Section C ... made for Bustins Island Village Corporation" by Island Surveys dated February 26, 2018. Bearings are referenced to True North as determined by astronomic observation.