Town of Baldwin, Maine
SELECTMEN MEETING MINUTES
TUESDAY, SEPTEMBER 29th, 2026, 6:00 P.M.

Note: This meeting was recorded and can be viewed on the website www.baldwinmaine.org.
Attendance: Selectmen: Dale Miner, James Dolloff, Robert Flint, as well as members of the Public.

1. **Review/ Approve minutes.** Robert Flint moved to accept and approve September 15th, 2026, minutes as written. Jim Dolloff seconded the motion. The Selectmen voted 3-0 to accept the minutes.

2. **Review/ Approve warrant**. Robert Flint moved to accept and approve the September 29th, 2026, warrant. Dale Minter seconded the motion. The Selectmen voted 3-0 to accept the warrant.

3. **Cumberland County Regional Assessing- Commitment Papers and Documentation for Review and Signatures:** Dale Miner confirmed the Selectmen voted and accepted the overlay and mill rate at the last meeting. Robert Flint commented that if $250,000 of the Undesignated Fund balance had been applied toward the 2026-2027 tax commitment, (as was applied last year), the tax mill rate would have been 17.50 per $1,000.00 instead of 18.75; noting the funds were not applied toward this tax commitment due to an uncertainty of the Undesignated Fund balance. Bob further clarified that the uncertainty of the Undesignated Fund balance is a result of municipal auditors' inability to perform timely audits. He also calculated the mill rate should the Town's property value be assessed at 100%. In this instance, the mill rate would be 12.35.
   Dale Miner moved to sign the Tax Commitment papers as presented. Robert Flint seconded the motion. The Selectmen voted 3-0 in.

4. **Town Acquired Property, 19 Dearborn Road Property Survey- Discuss Boundary Agreement with Abutter:** Robert Flint stated that the abutter to 19 Dearborn Road agreed to the property lines. The Selectmen discussed consulting with the Town Attorney as to whether a boundary agreement document or a deed should be prepared and recorded in the Registry of Deeds. Bob noted that Edwin Libby's previous deed of the property was incorrect.

Reminders:

Public Question and Comment:

Adjournment: Dale Miner moved to adjourn at approximately 6:25 pm. Jim Dolloff seconded the motion. The selectmen voted 3-0 in favor.

Respectfully submitted,

Jim Dolloff | Robert Flint | Dale Miner