

BOARD OF SELECTMEN

SEPTEMBER 26, 2006

MEMORIAL BUILDING

7:00 P.M.

The following are to be considered draft minutes only until approved by the Board at their next meeting.

Present: George McCusker, and Bob Anderson. **Absent:** Neal Huntoon.

The meeting was called to order at 7:05 p.m. by Vice-Chair Bob Anderson.

Communications Committee Report: John Trachy and Donna Ruel reported that the Communications Committee has held three meetings. They are discussing proposing a survey to residents to see what they want to know and how. They are looking into costs for creating a newsletter. They have discussed the possibility of having an intern from Colby-Sawyer College work with them. They discussed with the Selectmen allowing a mailing to be sent with tax bills, mailing town reports to residents, and the future possibility of hiring someone on staff to maintain the web site. Bob thanked John and Donna for keeping the Selectmen informed of their progress. The Board reminded John and Donna that the warrant article creating the committee states that the committee is to report their findings to Town Meeting.

Minutes: Bob moved to accept the minutes of September 19, 2006, seconded by George and unanimously approved.

Hemphill Update: Glenn Walker from Sansoucy Associates, and George Hildum met with the Board to review 2006 assessment for Hemphill Power and Light. The contract with PSNH ends on October 26, 2006. The current market value for electricity is approximately .07 per KWH which is approximately half of what PSNH is paying under the contract with AES. The projected market value for the plant is in the one to two million range which will result in a significant decrease in value for Hemphill. The reduction in assessment as of 4/1/06 results in an approximate .25 cents per thousand to the tax rate. Further reduction could result for 2007. The infrastructure and technology on the site is still efficient for producing the 16 MW of electricity currently by wood generation. There would be significant costs involved to upgrade the plant. All these factors effect the future assessment value of the plant.

Lee consultation: Tim and Tom Lee met with the Board. Tim explained that her purchased his home and land from his father. Tom also has a mobile home on property and it was their father's wish that Tom have 5 acres with his mobile home. Tim did a subdivision on the property three years ago and a lot with frontage in excess of 700' was created and sold. At that time, he was told by the Planning Board that future subdivision to create a lot for Tom could be done by providing a 50' ROW across Tim's existing lot for access. Now the Planning Board is telling them they can't do this because there is not enough frontage. They have been advised that they would need to upgrade the Class VI road to create the necessary frontage. Tim wants to put his house on the market and

create the lot for Tom but cannot afford to upgrade the road. The Board discussed requirements for upgrading a road and maintenance by the Town. They are not interested in having the town taking over the road. The Board suggested that they consult with the ZBA.

Contract Plowing: Brad met with the Board. There have been no bids for contract plowing (due today). The town was not awarded the bid on the truck from the Town of New London Surplus equipment sale. The Board agreed to spend more time looking into options, and suggested perhaps the State surplus equipment sale.

The advertising for the highway assistant position closes October 5th. There has been one application to date.

Miscellaneous Business: Bob stated that it had been brought to his attention that some towns require renters of town buildings to provide proof of insurance for personal use. He questioned what other towns require. George indicated that he is concerned about making it too difficult and expensive for residents to rent the buildings. Bob will be attending the Joint Board of Selectmen's meeting on September 27 and he will inquire as to what other towns do.

November Elections: George will attend the elections all day on November 14th if Neal can come in during the evening. Bob will be out of Town. The Selectmen's meeting for that evening will need to be rescheduled. The date will be announced.

Budget: The Board would like the town departments to submit preliminary budget requests by the end of October.

The Board gave permission for Carlisse Clough to place her A-frame with advertising for the town-wide yard sale on the green by the town bulleting board.

The Board approved \$53.64 to the Town of New London to share in the expense of advertising the Hazardous Waste Day from August.

With no further business, the Board voted to adjourn at 8:45 p.m.

Respectfully Submitted,

Janet Roberts,
Administrative Assistant