

BOARD OF SELECTMEN

JANUARY 23, 2012

MEMORIAL BUILDING

6:00 P.M.

Selectmen present: Chairman, John Chiarella; Don Hill, and Leigh Callaway.

Selectmen entered into non-public session at 6:00 p.m. for consultation with legal counsel.

At 6:30 p.m. Selectmen held non-public session per RSA 91-A financial – delinquent taxes and personnel. Selectmen voted unanimously to seal the minutes of the non-public session; adjourned to public session.

Public session called to order 7:05 pm.

Others present: Bill Huntoon, Bryan O'Day, John Trachy, Jon Poston, Dave Fidler, and Justin Hastings.

Scheduled appointments:

John Chiarella stated Selectmen would like to re-form the ad hoc building committee that worked on the town hall renovations in the past. Committee members were: Mike Howard, Steve Strussenberg, Jay Booker, Jon Poston, Dave Fidler, and Bill Huntoon. Discussion: Selectmen, at yearly walk through of buildings, found issues with windowsills, peeling paint, and signs of wear at the Town Hall. Assistance is needed with the highway/fire roof issues as well. The Selectmen would like the committee's help delineating what needs to be done and the best way to proceed. Discussed using unreserved fund balance toward repairs. Leigh has found a source for some possible grant funding. Selectmen would like committee to come up with scope of work. John reviewed ongoing discussion that has taken place recently regarding both buildings. Don stated selectmen recognized two years ago economy did not support these costs and decided to wait. The selectmen are committed to preserving what we have. There is nothing that should deteriorate precipitously if the works is not done this year. It is time to look closely at these issues. Selectmen agree there is too much involved to tackle these issues this year. Suggestion was made to speak to the public at town meeting regarding planning for these repairs next year. Jon Poston, Bill, and Dave agreed to serve on the committee. Steve Strussenberg and Jay Booker have both offered their support. Motion (Leigh); second (John) to re-create the ad hoc committee, for the purpose of advice for town hall and safety complex preservation and enhancement. Motion passed unanimously.

John Trachy questioned if support is needed for this committee for public notice and meeting minutes. JC: It is possible a verbal report made by the committee in public might be sufficient. Will check with LGC.

Public comments: None made

Unfinished business:

John stated Dallas has estimated a cost of \$10,000 for in-kind replacement of the fire hydrant. The caveat is the pipe would be installed out 40' from shore instead of 120'. Discussion: Noted concerns with pipe's proximity to the swimming area and also concerns regarding vandalism. John has discussed with Dallas possibilities of extending pipe to 120', as well as the possibility of installation at the vacant town-owned lot. Discussion followed regarding possible options. No further decision reached. Needs further review by fire department.

Discussed interest by Mr. and Mrs. Rice of 2680 Main Street regarding purchase of the town-owned lot Map 23, Lot 827-503 adjacent to their property.. Motion (Leigh); second (John) Selectmen are not interested in selling this not. Motion passed unanimously. A response will be sent.

John C. stated he would like to see the fire department hydrant installed in-kind at 120'. Motion (John); second (Leigh) to replace the fire hydrant in-kind. Motion passed unanimously.

John stated the Planning/Zoning Facilitator position appears to be "dead on arrival" at the budget committee. Discussion: The Selectmen feel the time is here. This is necessary. The Selectboard has a role of enforcement. They need someone who is knowledgeable and can be involved and consistent throughout the entire process whether planning, zoning or the building permits process. Can the process be easier while following through with compliance and enforcement? Discussed what options may be available to regularly check compliance on permits issued and have authority to stop action and issue proper violation notices. Selectmen discussed sending all applications through planning. Leigh noted the recent violations that have taken place. Billy Suggested calling the lawyer on a case by case basis when these situations arise. Selectmen recommend increasing legal line item in budget. Bryan noted this could make things easier for applicants but at the same time they end having to go through the process to meet energy and other codes. JC: The objective of the Selectmen is to have someone who can be in the office, and have some scheduled hours to be available to the public and go through the process with applicants. DH: Selectmen had started this process over 2 years ago, but that person left and some of those hours have been added to office staff. Discussion followed regarding whether to follow the direction of the budget committee or make a case for what the selectmen feel is necessary. Selectmen agreed to reduce the hours and wages for the position; up to 10 hours per week. They will slightly increase engineering and legal fees. Selectmen will look at building permit application fees. John Trachy opined the Selectmen should present their case to the town meeting; the process needs to be fair to all. John Trachy noted it has been 6 years since zoning regulations regarding home business changed and the selectmen have not been enforcing them. JC: Selectmen are trying to balance all the points of view on these issues.

Bill stated he believes that minutes are being written the way the selectmen want. They are not reflecting what goes on at meetings. JC: minutes are a review of the meeting, meetings are not taped and minutes are not a transcript.

Motion (John); second (Leigh) add \$2000 to line item for legal and engineering fees, cut hours and of zoning/planning/enforcement in half to \$8,000 and keep the position in the budget. Motion passed unanimously.

John indicated Pete is recommending replacement of the red truck. He feels the department needs to have two large trucks and whatever is comparable to the blue truck to run efficiently. He is working to figure out the electrical problems on the blue truck and is looking at used trucks, to replace the red truck, probably in the \$70,000 range. There will be things on the red truck that can be used on a replacement truck. JC: Discussed need for a replacement schedule. The red truck needs to be the first to be replaced. In cost comparisons, the new truck didn't necessarily cost less per year than the used trucks. DH: The town is not at a point where they need to consider replacement with a new truck. The town has a lot of other needs to be met. Selectmen are responsible for making sure the needs are met and agree the recommendation for replacement should be part of the operating budget. JC: A lease option has been reviewed, but is not feasible.

Motion (Leigh) to remove the \$24,000 for the red truck, line 4312-144 and add \$70,000; second (Don). Motion passed unanimously.

John stated Local Government Center covers loss for personal vehicles if an incident is work-related. Recommends removing \$15,000 in the budget for a pickup for Peter and increase mileage reimbursement. Motion (Leigh); second (John) increase mileage reimbursement line to \$3500. Motion unanimously passed. LC: Amount recommended calculated @ 150 miles per week. Mileage logs will be required and should be submitted on a weekly basis.

Justin Hastings raised concern with allowing Asplundh to wash trucks at the highway garage when our own trucks are not being washed. JC: Drain system in garage was problematic and had to be sealed. Trucks need to be washed somewhere. Asplundh was given the ok to wash their trucks a couple of times a year. Discussed issue with granting permission to use town equipment for private use.

Leigh reported he has spoken to Keith Cutting, EMD and facilities manager at Dartmouth. The scope of the proposed back-up generator does not require an electrical engineering study. Power is coming into the building outside the structure into the main panel, with a cutoff switch. Backup generator line 1-4290-108 reduced to \$13,500 from \$15,000.

Discussion regarding presenting proposed budget changes to the budget committee. LC: They are as complete as they can be at this time. Motion (Leigh); second (John) to send changes to the budget committee. Motion passed.

Motion (Leigh); second (John) to approve the minutes of January 9, 2012 as written. Two in favor (Leigh and John); Don abstained as he was not at the January 9th meeting.

Bill Huntoon questioned what happened to the money that had been budget but not spent on the highway drainage. John stated it is part of the unreserved fund balance. Motion (Leigh); second (John). Discussion: JC: stated the money absolutely needs to stay in the operating budget, work needs to be done there. Bill suggested the driveway could be graded so the water runs away. John stated there needs to be some new material brought in. Leigh withdrew his motion.

Motion (Leigh); second (John) propose using \$15,000 to offset the proposed operating budget with the unreserved fund balance. Motion passed.

John stated the selectmen will back off on the town hall and roof project for this year and will use money from the building line item if something is found that needs to be taken care of immediately.

Correspondence:

Initial report from George Hildum regarding the equalization survey.

Request for contribution from Pathways: Selectmen agreed not to undertake new contributions now. If they would like to make a request for next year, they should meet with Selectmen.

Copy of Standard Dredge and Fill Application for Michael Howard for a pond.

Signatures:

Letter to Mrs. Lamb

Request for Use of Town Facilities.

Selectman's next meeting is scheduled for February 13, 2012 unless they find it necessary to meet to discuss other budgeting issues.

Meeting adjourned at 8:50 p.m.

Respectfully Submitted,

Janet Roberts