

Selectmen's Meeting Minutes

Monday, July 11, 2016

At the Selectmen's Meeting held on Monday, July 11, 2016 at 6:30 p.m. the following people were in attendance: Wendy Hersom, Peter Corey, and Mark Lufkin.

There were approximately 12 members of the public in attendance.

Shane Morton attended the meeting as the Town had complaints about issues with Shane's trucks on Parker Road. Shane said it has always been a commercial-use road. Shane said Adeylard Pilotte ran a business with truck. Shane said Judy's house is actually his old truck garage. There was a saw mill on Parker Road. Ted Ingerson always had logging trucks on that road. Shane doesn't feel his trucks have harmed the road. Shane said there are culverts rotted out because they haven't been replaced. Shane said his business office address is Jefferson, but his logging operation is run out of his home. He said they do pay property taxes in Whitefield. He has had the property since 1998, and he has always had his CDL license and has always brought equipment and trucks home. He said if there was harm being done to the road you would see it by now and Shane has not seen harm done. Shane said the road was repaved four years ago, and some the tar has been scraped up by the Town plows. Shane said there has never been any restrictions on Parker Road. He said his whole garage was built out of materials that came out of Parker Road. He said the dirt from Parker Road is what he parks his trucks on.

Shawn said the reason he brought it to the Board was because he was getting a lot of complaints from the residents of Parker Road. Shawn said the road has held up. Shawn said that Shane works with us and Shawn will call him when the complaints come in. Shawn said he has asked him the past to use the portion of the road that is not newly paved, and Shane has always complied. It was brought to the Board because the residents of the road are complaining about it. Shawn did not ask for a restriction on Parker Road like he did on Gould Road. As long as Shane continues to do what he does and limits the amount of full size trucks that go up and down the road it should be o.k. The residents of the road have issues with the loaded trucks going on the road. Shane said the Forbes Farm is up there 300 times a year on the road and no one ever says anything. Shane has lived on that road, and there is always truck traffic on the road. If his truck breaks down, he has to bring it to the garage to repair it. Shane always calls and asks and keeps off the road in the spring. Shawn said Shane is probably one of the best business people who operates heavy trucks—he is always good about asking what the road conditions are. Shawn said the spring time is the big thing, and you can see the pavement sag down. Shane has always complied the best he can. Wendy asked Shawn if Shane can limit the amount of fully loaded trucks on Parker Road, will that alleviate some of the issues with complaints we have been having. Shawn said it is currently working. Shawn said that it may not keep the residents on the road happy. Shawn is not having an issue with it. Mr. Geil is not here tonight, and he is the one who has been having issues with it. Edie Worcester asked how long have they been complaining, and Shawn said since we paved it. We spent \$50,000 to pave from 116 to Pierce Road. The residents see the trucks going over it, and when the trucks are fully loaded they are

concerned about it. Parker Road is not the only road with trucks on it. Shane said we can't stop him from harvesting his timber. Shane said that timber tax was invented to give money to the town to maintain roads so loggers could keep working. Farm trucks, fuel trucks, milk trucks are exempt on banned roads—that is a state law. Shane said those trucks are heavy too. Mark said if Shawn is o.k. with him periodically using the road with loaded trucks, using the Dalton end as much as possible, and if Shane calls Shawn to check on the road conditions then it should not be an issue. Typically it is not loaded trucks that go up and down the road. That was the issue Mr. Geil had. Peter said it is a public road available for commercial use. Shane is not using the road frivolously with loaded trucks. The Board thanked Shane for coming down and working with us.

Robert Stiles attended the meeting – he noticed they haven't used the excavator for 10 days in a row. Bob said he has been donating his time working in the cemeteries. Bob said that the Town has all these toys, and we are paying to lease it then it might be a good idea to put it at the cemetery and get to the work that needs to be done up there. Bob has done all the volunteering he is going to do. He can get someone to operate the excavator. If they are not using it, like the last week and a half stretch, Bob would like to use it in the cemetery. If we can get it done and then it could be bush-hugged. Bob said he paid Maynard 20 hours to do the bush-hogging this year. He would like to see it working if we are paying for it. If it was a private business, it wouldn't be setting like it has been. Bob said he was told to go see the Selectmen. Shawn said that Bob didn't ask him this year about using the excavator. Shawn said the toys we have do sit sometimes. Shawn said he doesn't have a huge crew. Shawn said that he doesn't have a problem with the excavator being used at the cemetery. He does have a problem with just anybody using the equipment. Shawn said he has an employee who wants to start learning to use the excavator and the cemetery would be a good place to get some training in. Bob said he hires someone who is highly qualified. He has asked Larry Smith to do it. Wendy asked Bob and Roy to get with Shawn to work it out. Roy Birard is the cemetery trustee, and Bob just volunteers his time. Wendy said they need to communicate. Bob said in talking with the trustees they say they don't work very well with them. Shawn said he has never refused Roy anything.

It was asked if we put an operator in that machine who is not a town employee then who is covering them under insurance? Shawn said once they get Old East Road done he is going to put Nate St. Cyr in the excavator and train him. Bob said in the past he has paid his operator. He has donated \$2000 to \$3000 worth of work over the past few years. He donates some equipment and time. Bob said some loads of fill need to be brought in. Roy said they want to remove the rocks for mowing purposes. The machine has been broken down because of the rocks. The operators don't see them and they then have a broken machine. Shawn said what happens in finding a qualified operator, you put someone in the machine and then something happens and they say it didn't happen. Bob said he will donate the use of his trailer to bring the excavator to the cemetery. Shawn will go out the next few Fridays. Peter said there is no rush. Roy said that is correct. It will be a great training tool for Nate. Shawn said his main concern currently is Old East Road to get it done.

Mr. Pons said it is a good use if it is not currently being used. He said to be sure there is no liability if you have someone other than a town operator. The lease should say who can operate it.

Roy Birard has a question asking about the cemetery water line replacing it – is this something the town is going to do seeing it is town water, town pipe, and town property. Roy said we have discussed this for two to three years now, and it is leaking again. Bill Thompson said under the ordinance it is a private water line, and the Water Department didn't do digging in the cemetery. How is a town property a private water line? The ordinance says anything less than 4 inches is a private water line. Bill Thompson said prior to Mr. White, the highway crew went up and fixed it—they had the equipment and the manpower. Shawn said he has no problems fixing it. He doesn't mind doing that--work together on this issue. Roy said if we can get that fixed that would be great. Bob has a ditch witch and they can just go and do a trench. Bob says he has access to one that they can use. Who supplies the water pipe? Bill said he doesn't have the water pipe. We can check with Lancaster and Littleton and see who repairs water lines in their cemeteries. The pipe will probably cost about \$200, said Bob Stiles. Bill Thompson said the cost for both cemeteries is probably about \$3,000. Roy said they have problems with the water line in Pine Street as well. Roy is wondering if it came out of the cemetery budget. Roy said when the cemetery was put there they put the line in. It is a cheap plastic line and a car passes over it, they have a leak. Bob Stiles said we have a definite problem with what we charge for cemetery lots. Bob said we don't charge enough for the lots. The money for lots sold goes in the cemetery trust funds, and only interest earned on those accounts can be used. Roy said there is not much interest generated. The cemetery appropriation is \$30,000, which increased a couple of years ago from \$25,000. Roy said the biggest expense is mowing - \$14,000 a year. Bill Thompson said just a point if the water department is going to pay for all the water line, why do the water customers get saddled with the cost of the water line?

Shawn said if we can get the ditch witch and the water line materials, he will get it installed next week. Tom Ladd said in many cemeteries perpetual care funds are separate from lot purchase funds. We can see if any changes can be made – look to explore if lot funds can be used for cemetery maintenance. Shawn asked if he has permission to spend \$200 to \$400 to install the water line in the Park Street cemetery? The Board is o.k. with this. Peter was wondering if it would be deep enough--a ditch witch is only going to get you 2 feet in the ground. Bill said the line has not frozen in the past. The water is turned off during the winter months.

Gerry Pons suggested speaking with Roxie Severance at the nursing home as they have some dedicated funds that are regulated by state law.

There have been questions relative to the sign for the Uncommon Concert Series that is one the common. Katie said she feels it needs to be out there all the time so people know the concerts are on Thursday nights. Katie said she spoke with Alyssa Comeau a couple years ago about combining a sign for the two concerts. She never heard back from Alyssa so it just went by the wayside. Shawn said why can't we use that sign that was made for that. It was stated that the current sign is in very poor condition. The sign that Katie has up is a nice sign. It blends in and looks well. Mark said maybe we could rent spots on the sign. Peter Corey said they have a nice

sign in Littleton that changes with the different events. Peter suggested it may be something WEDC can look into, the costs and how to pay for it. It is good to have something out there so people know what is going on. Katie said she does a lot of work putting out press releases and getting people in the town. The concerts bring people to town. Sunny offers a pizza deal on those nights. Katie said she feels it is an asset. Peter asked Corey & Gerry Pons to see if they can work with one of the Whitefield project groups and come up with a proposal for a sign. Katie said town businesses should have signage as well. It might encourage people to come as well. The Board said they are o.k. with Katie's sign being left up. Can they get rid of the white sign that is hanging there? Katie said she doesn't know why it is blotched and painted over. There used to be signs that would hook down under that sign so it said Uncommon Concerts on one piece. It is blotchy now and Katie said they can fix it over. Katie said they can keep it and work with it. Peter makes a suggestion that we remove the sign that is there currently, and we can look at it. Gerry said we can't have the common with 74 signs with everyone who has a purpose. We need a method and rules. For the interim, Katie's sign stays and Shawn will remove the old sign.

The Board said they looked into gray water rates and could not find any towns who charge a gray water rate. Dick's gray water is actually wastewater that is contaminated and is called black water. Peter said he spoke with Terry Welch about a way by which we could meter what is coming in to the system. It could be done simply with the pump set up Dick has and it has something to do with tracking how long the pipe is on and what the rate per minute and calculate his rate. Peter said we could forego the current arrangement in terms of measuring the affluent that actually goes in the system. Dick said the amount of water going in to the park is about the same as what is going out. Dick said the solid wastes are not going out. They have to get shipped to wherever and the town does have a responsibility to provide a place for where it can go. Dick said his initial point is the Park sewer system was set up how the town wanted it set up because they could not take the solids at the time. Dick said that it is not that easy to turn that around – it has to be engineered and the cost to do it are two big factors. It is more than putting in grinder pumps. There are a lot of changes that have to be made. Dick said the best way the Town comes out of it is how it is handled at this time. Peter said the point Mr. Welch made is you don't have to change anything, and we can only charge him for what is actually going in the system. Dick said probably what goes through the water meter is what is going out. Dick said it can't be that far off. Mark said there are things to consider. There are other businesses who have to do the same thing as Mr. Harris. There is another business who just sends gray water. Shane Morton said it costs the town less to process gray water than solids. Mark suggests that table this until we can get more information.

Wendy said there has been request for the Town to consider adopting RSA 72:76 a commercial and industrial construction exemption. Wendy said it is essentially a new construction property tax exemption for commercial or industrial uses, or both. Wendy said it allows for an application prior to construction for a tax exemption for municipal and local and school property taxes, not state or county tax. It is a town meeting vote that would approve this. There is no discretion to it. It is a way to encourage business to come to the north country. It is similar to when we did the exemption for the Mountain View. Wendy said that it is something someone has brought to

us to encourage business. Wendy said ultimately the Town will decide if they want to do it. It would be on the warrant at town meeting. Wendy said the selectmen may decide to put it on or it can be put on by petition. Edie said this is the type of thing where the regular taxpayers pay for everything and everyone gets exemption—these are the types of things the Town should not be approving. Wendy said the vote shall specify the percentage of new assessed value to be exempted and the number of year's duration of the exemption following new construction. After the specified time frame, the business would pay full taxes. Marsha and Edie said they feel Presby is an example of how this exemption did not work. He did not create the jobs he said he would. Wendy said this exemption is not tied to job creation at all.

Shane Morton said if you can't help businesses, then why would they want to come to town? Once the exemption is over, then they will pay full taxes. It is important to grow businesses in town. Gerry said one question he has is could it be tied to job creation? Wendy said the way it – works you are in or you are out – they don't have to guarantee you anything. Gerry said that is a discussion you need to have in a reasonable fashion. If those kinds of additions create jobs and more opportunity that is great, but it has to be fair to the general taxpayer as well.

Cindy Jackson said as an ex-employee of the Mt. Washington, the Mt. View is all foreign labor coming in. She said she has lived in Whitefield since 2007, like the Brown Street Factory, was there every enough of a business base to meet the needs to begin with? Cindy said she questions what is Whitefield going to be? The idea of business creating jobs is a good thing. If a business is going to contribute to our tax base in two years, that is a good thing. Shane Morton said if you bring more people here then other businesses will do better – as far as the stores, the dairy bar, etc. If we don't have anything in town, you will have a drive through town. We lost Brown Street Manufacturing. We need businesses to help with the tax base. Marsha said we have the quaintest little town here in the north country. We don't know how lucky we are to have a small quaint town without a lot of traffic. Marsha thinks we are very lucky to have this town. Marsha feels we would be better to some small little business and keep the quaintest of our town.

Sondra Brekke suggested if this does go on the town warrant the Selectmen should hold a public hearing before town meeting informing people of details of this exemption and to save time and discussion at town meeting. Wendy said we are not required to hold a public hearing, but it may be something they would consider. Wendy said in the past the public hearings ahead of time has not alleviated discussion at town meeting. Sondra things something as important as this people would attend the public hearing so they could be informed at town meeting. Wendy said the Board just received this information, and we will be researching it further as well.

The Board approved sending the excavator lease to the Town Attorney for review and approval.

The Board approved the minutes of the June 20th and June 27th Selectmen's Meetings. The following changes will be made to the June 27th minutes: Page 1: Delete "Peter said he does not know what gray water is." Change from Peter said we want to pay him for what he puts in the system to we want to charge him only for what he puts in the system.

A motion was made by Wendy Hersom, seconded by Mark Lufkin, and unanimously approved by a roll call vote of Hersom, Lufkin, and Corey, at 7:30 p.m. to enter in to non-public session

pursuant to RSA 91-A:3, II(c), matters which, if discussed in public, would likely affect adversely the reputation of any person, other than a member of this board, unless such person requests an open meeting and pursuant to RSA 91-A:3 II(a) the dismissal, promotion, or compensation of any public employee or the disciplining of such employee, or the investigation of any charges against him or her, unless the employee affected has a right to a public meeting and requests that the meeting be open, in which case the request shall be granted.

The Board adjourned from non-public session at 9:40 p.m.

Effective immediately Bill Thompson is resigning from the Conservation Commission.

The Board approved a proposal from Kilbco to put in a 30 gallon electric hot water tank at the fire station for a cost of \$1250. It is a commercial building so a mixing valve is required. With this hot water tank, we will no longer have to run the boiler all the time to heat the water.

Shawn said that the skid steer tires need to be replaced. It is something we need to do so Shawn is going to hold off on foam-filling the loader tires. He wants to see where he is with the budget once the skid steer tires are replaced.

The meeting adjourned at 10:15 p.m.