

Selectmen's Meeting Minutes

Monday, January 8, 2018

At the Selectmen's Meeting held on Monday, January 8, 2018 at 6:30 p.m. the following people were in attendance: John Tholl, Peter Corey, and Wendy Hersom arrived at 6:40 p.m.

John Tholl made a motion to approve the December 18, 2017 and December 21, 2017 Selectmen's Meeting Minutes. The motion was seconded by Peter Corey. All in favor, 2-0. Motion passed.

Bob Stiles attended the meeting to discuss the rail yard on Jefferson Road. He said he cleaned it up some, and took the trees out. He feels it is time for the town to step up as we are rehabbing the downtown area. Bob spoke with Lou Barker at the Bureau of Rails, State DOT, 271-2425, and he said if the Town would come in and make a proposal they probably could get something done. Bob said he as an individual can't do much, but he did have it cleared up. Bob said that he had a 99-year lease with the state for his property over there. Bob thought you could do a lot over there.

Peter said that the EDC did have a parking sub-committee, and Jared Cape came in with a nice sketch to take over that unused portion of the yard and expand the parking in that area. Peter said at the time we prioritized what we could bite off. He said their priorities were signage and the municipal lot. Peter told Gerry Pons that it may be beneficial to reach out to Lou Barker. Bob said Mr. Barker hinted to him that they might be able to do something. Gerry said he agrees with Bob, and he said he has asked Bob to join the EDC. Maybe we could get a committee together to work on that rail yard. Gerry said they were in Vermont and went to a nice area with a terrain park, playground, and a dog park. Rick Wright said we need to focus on our priorities and parking is one of those. Peter said he feels we need to have a conversation with them and see what they have to help us. Bob said that the state may not have the money to pull up the rails. John Tholl said parking is one of the biggest problems we have in the downtown. Bob said if they are going to do these buildings downtown parking becomes an even bigger priority. Peter asked Gerry if WEDC would take the initiative on this issue and contact Lou Barker at NH-DOT to discuss options to move forward. Gerry agreed to take up the matter.

Wendy arrived at 6:40 p.m.

A motion was made by John Tholl, seconded by Wendy Hersom, to enter in to non-public session at 6:45 p.m. pursuant to RSA 91-A:3, II(d) consideration of the acquisition, sale or lease of real or personal property which, if discussed in public, would likely benefit a party or parties whose interests are adverse to those of the general community. Roll call to enter non-public session: Tholl-Yes; Hersom-Yes. Peter Corey recused himself from this non-public session.

The Board adjourned from non-public session at 7:00 p.m.

Tyler Towle scheduled an appointment to meet with the Selectmen about the letter his family received in reference to complaints received regarding the “junkyard” that is located at his property at 211 Lancaster Road. He did not show up, but Frank Mai was in attendance in reference to this. Judy said that Tyler had told her that he did receive the original letter and that he was working on cleaning up the property. Frank said there seems like there has been improvement. Frank said he spoke with Joe Kenney, and he said they had a similar issue near where he leaves and they went to the people to see if they needed help, and they did. When people have problems paying the bills, they do what they can to pay the bills. It is hard to find fault, but we do. Frank is thinking they are trying. Frank said it may be worthwhile to approach them if they need help financially. That may help with it as well.

Josh Welch attended the meeting re: some information Fred had come across re: Grandma’s Kitchen and the sewer smell dating back to 2001. Josh said he did see that information. Wendy is wondering if that changes anything where we land with this issue. Josh said after reading that it may be a good idea to have the state plumbing inspector come up again. Josh said when he did the smoke testing it was the compliance inspectors who came up from the state. Wendy suggested we reach out to the state plumbing inspector. Peter suggested we send a copy of this letter to the Streeters to see if any progress was made on those issues. Josh said it wouldn’t hurt to still put a vent at the pump station. Josh has already purchased the vent and it will not cost much to install it. Wendy said if that doesn’t solve the issue, are they still going to come back and say it is us?

Shawn said just putting the vent higher may alleviate the issue. Peter made a motion to draft a letter to the Streeters with a copy of the inspection dated 2001 requesting information from them if these items were addressed or not. We could add that we would like to have the state plumbing inspector to come back and inspect the restaurant again. The motion was seconded by John Tholl. All in favor 3-0. Motion passed.

Ed Samson attended the meeting to discuss his budget. Ed said that Max Hodgdon, a certified police officer, has accepted the position and will be starting next month. We still have no official word on the other possible opening but it is trending that we will probably have another opening. Ed would like to move forward with the hiring process for a tentative position so if the opening does happen we can get someone in to the April academy.

Ed did not go ahead with the IMC logs because the price quotation was \$12,000. He did purchase some uniform items for the new officer out of the 2017 budget. The Board reviewed the CIP recommendations with Ed. Ed did not feel that \$8,000 suggested by the CIP committee was necessary. Ed is willing to forego that for this year. Peter said he knows it is not on here but the automated speed sign, enclosed trailer is \$12,000. Peter said a lot of people have talked to him about the speeding on the roads. Peter said we could put it to the voters to see if it is of value or not. John said he knows when they have used them in the past they were helpful to a point. John Ross asked about the fixed mounted ones and Ed said they are about \$3,000. Wendy said you could buy three of those fixed mounted ones and put them out in the problem areas. Ed said three of them in fixed positions is ok, but it might be beneficial to have the portable ones.

Ed thought the Board had some questions with the Police Department budget. The Board said that they did not.

John Ross, Jr. attended the meeting to review his budget. Wendy asked why the salaries have increased so much in the Fire-Rescue budget. John said that the salaries spent in 2017 was \$94,110 but does not include December payroll which was around \$10,000, which the auditors will make an adjustment for. Wendy said she is nervous about the 7.50% increase overall, which is pretty much salaries. Does he have a projected increase in revenues? John said he thinks across the street (The Summit by Morrison) will lead to more calls and more revenue. John Tholl asked about when it was going to open, and they have pushed it back to April or May. Wendy said it is what it is. The Board reviewed the CIP recommendations with John. John said they would like to purchase a new fire vehicle this year, whether it be a bond or a lease. We will research the two options and see which one is best. Shawn White said a bond issue is 2/3 majority to pass and a lease payment is majority vote. Judy will check on this.

Roger Croteau was in about the petition for Northwoods Estates. He is representing some people to have the town take over the road, the streetlights, and the water and sewer. There are six houses up there now and a couple more to go up this coming year. There was an organization formed a few years ago and they feel with all the construction of houses and couple more going in that they would like to put it on the warrant for the town to take the road over. It is a matter of putting it on as a petition article and they will get their 25 signatures. Shawn White said that is one of the only developments that followed the policy in building the road. They are in the guidelines of the town accepting the roads. Shawn said they did follow the road construction guidelines as established by the planning board.

Shawn updated the Board on the issues with the heating system here at the town building. The heating coil in the downstairs community room failed on Friday night. On Friday about 6:30 Shawn received a call it was flooding downstairs. The heating coil was spraying water everywhere. VHV came in on Saturday and put it back together. It appeared it froze and split in four areas. It started flooding all over again on Saturday night. They were back today and just finished around 6:00 p.m. There is a fresh air inlet and they think with the wind and 30 degree below weather and it goes right to the furnace where the coil is. It is now only taking recycled air from the facility and not the outside air. It is operational and Shawn asked them to order another coil. It is temporarily fixed right now. Shawn said when it happened because we are all hooked together on the heating source, the fresh water couldn't keep up so it air locked some of the system. One of the circulating motors blew up at the fire station, and Doug Kilby came in and looked at it and replaced the circulating motor. There are a lot of things on the fire department system that need to be fixed. The hot water heater because it is piped wrong. Doug put a couple of bleeder things in. He is working with Mossy, but there are a couple of issues that need to be addressed. Permanent fix is to get together with Lee Pennock and go over the system with him or the new person and figure that out. Do what you can so it doesn't happen again. It is a tight building. It is an issue that hopefully they will figure it out.

Shawn said we had a rear end go in the one-ton, and that was mainly wear and tear going from forward to reverse. There was extreme wear in the gears and took everything out. Last week the

six-wheeler, which is the 2010 six-wheeler also went. That is hopefully going to be fixed and repaired tomorrow. Burt Gilbert came and looked at it, and the differential lock for those rear ends the air which operates it putting it in and out and it bends the forks and breaks the gears. That is what happened to that.

The crew has been very busy with all these weather issues. Shawn is still waiting on the FEMA grant.

A motion was made by John Tholl, seconded by Peter Corey, to enter into non-public session pursuant to RSA 91-a:3, II(b) the hiring of any person as a public employer at 8:10 p.m. Roll call to enter non-public session: Tholl-Yes; Hersom-Yes; Peter Corey-Yes.

The Board adjourned from non-public session at 8:30 p.m.

The Board decided to advertise the two properties that received their certified notices for sale. Judy will check to see if we can put in a clause that the building needs to be removed with a certain amount of time.

The Board reviewed the 2018 operating budget and warrant articles. Peter said he feels that we should look at increasing some of our revenue resources.

The meeting adjourned at 9:05 p.m.