Town of Alton
Deliberative Session
February 7, 2008
Prospect Mountain High School
Alton, NH

I. CALL TO ORDER

Mark Northridge, Town Moderator, called the meeting to order at 7:03PM. He welcomed the voters of Alton. This is the first deliberative session for the Town of Alton. The meeting was scheduled to be held on February 6, 2008 but had to be rescheduled due to inclement weather.

Mark Northridge read the public notice for the rescheduling of the meeting:

> *The Town of Alton due to inclement weather has postponed and rescheduled the Deliberative Session scheduled for Wednesday, February 6, 2008 at 7:00 PM in the Prospect Mountain High School Auditorium to Thursday, February 7, 2008 at 7:00 PM in the Prospect Mountain High School.*

The next deliberative session will be held March 11, 2008 at Prospect Mountain High School, to vote on the entire town warrant. The purpose of the meeting tonight is to review Warrant Articles 4 – 42. Warrant Articles 1 – 3 cannot be amended.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

The moderator asked Alan Sherwood, Alton Selectmen Chairman, to introduce the head table:

- Patricia Fuller, Vice Chair, Alton Selectman
- Steven McMahon, Member, Selectman
- Peter Bolster, Member, Selectman
- Alan Sherwood, Chair, Selectman
- Jim Sessler, Attorney
- Russell Bailey, Town Administrator
- Lisa Waterman, Town Clerk
- William Curtin, Member, Selectman

The moderator asked Steve Miller, Alton Budget Committee Chair, to introduce the head table:

- Greg Fuller, Vice Chair, Alton Budget Committee
- Elizabeth Dominick, Member, Alton Budget Committee
- Richard Macdonald, Member, Alton Budget Committee
- Steve Miller, Chair, Alton Budget Committee
- Karen Painter, Member, Alton Budget Committee
- Jeffrey St. Cyr, Alton School Board Representative

IV. RULES & PROCEDURE

Mark Northridge reviewed the rules of the meeting and how it would be moderated.

V. ORDER OF BUSINESS

Mark Northridge read, "You are hereby notified to meet at the Prospect Mountain High School on Wednesday the Sixth (6th) day of February in the year Two Thousand and Eight (2008), beginning at seven (7:00) o'clock in the evening, for the purpose of deliberating upon the following Warrant Articles and the Town elections to approve the warrant articles by ballot vote which will be held on March 11, 2008 at the Prospect Mountain High School from 7:00 am to 7:00 pm."

The moderator read ***ARTICLE 4:*** *To see if the Town will vote to raise and appropriate the sum of* ***Thirty Thousand One Hundred Dollars ($30,100.00)*** *for the purpose of purchasing and equipping a new police patrol vehicle SUV 4WD which will replace an existing vehicle. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 4 and Selectman McMahon seconded the motion. Alton Police Chief Smith spoke for the article. He stated they were looking at an SUV because it was necessary to have to access the houses.

Laurie Boyce asked why they needed an SUV. Police Chief Smith responded that a good portion of the roads were unpaved. He stated that the Ford Crown Victoria cars were not helpful in bad weather conditions. He spoke about the benefits of storage in an SUV than the storage options of a four-door sedan.

Laurie Boyce asked if this was going to be replacing another police vehicle. Police Chief Smith responded that he was not sure what would be replaced.

Loring Carr asked if they were placing the old vehicle with another department and what exactly would be done with it. Russ Bailey responded that the Town Accessing department and other departments would use the old vehicle.

There was no further discussion.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 2 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 5:*** *To see if the Town will vote to raise and appropriate the sum of* ***Seventy Thousand Dollars ($70,000.00)*** *to be placed in the Police Building Capital Reserve Fund as previously established. This fund has already been established as recommended by the Public Safety Committee. [Appropriation recommended by the Selectmen. The Budget Committee recommends $30,000.00] (A majority vote is required)*

Selectman Fuller motioned to move Article 5 and Selectman McMahon seconded the motion. Police Chief Smith spoke for the article, stating that a dollar today is worth more than a dollar tomorrow. He stated this would allow the department more flexibility with costs.

Selectman Sherwood spoke about the Safety Committee's report from 2003, which stated that the Alton Police Station would only be able to go about five years without being in critical need of renovations/additions. He spoke about the recommendations of the Safety Committee and the

history of the capital improvement plan for the police station. He stated they were looking at possible construction costs of $500,000 to $600,000. He noted that the Alton Budget Committee was recommending $30,000.00 for this article, which is the amount they had last year for this article. He spoke about possibly funding this by selling some town property but if they only put in $30,000.00 this year then they really would need to come up with more money next year. He asked the Alton Budget Committee to consider changing their recommendation on the Warrant article.

Steve Miller stated that the past few years they would see a warrant article around $30,000 to $40,000 and when it was presented to the Alton Budget Committee they couldn't get a meaningful commitment on what the plans were for the money. He noted that there would still be a large balloon warrant article in the end. He stated they were looking to make other improvements in the town and perhaps putting all those capital improvements in one warrant article might be an option over ten years and that was their reasoning for not recommending the requested amount for the article. Steve Miller stated they would review and consider the request to amend their decision at an upcoming meeting.

Cydney Johnson asked Selectmen Sherwood what the other items that might be included in the Bond to the Alton Police Station that he had referred to earlier. Selectmen Sherwood responded that they were behind schedule on their road reconstruction and a project at the solid waste center. He felt they needed to put a decent amount of money in this article this year.

Cydney Johnson stated that anyone who had been in the police station would see it was over crowded and that there was limited privacy. She felt that the safety of the community was important and encouraged the Alton Budget Committee to support the recommendations of the Alton Selectmen.

Richard Macdonald asked why none of the $158,000.00 had been used for any plans or anything to present to the voters. He agreed that something needed to be done. Selectman Sherwood stated that they didn't want to spend any money on it until just before they had the money to do the project. He spoke about the possible building design. There was discussion about presenting plans. Police Chief Smith spoke about the reason for the delay in presenting plans and some of the factors in their decision for the plan. He noted their goal was for a functional, practical building with no frills. He stated it would be a minimal cost for the type of building they would have. There was discussion about the design of the building.

There were no other comments.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 5 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 6****: To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *to be added to the Landfill Closure Capital Reserve Fund, as previously established. These funds are being used to deal with the contamination at the landfill and to meet the state regulatory requirements. [Appropriation recommended by the Selectmen and the Budget committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 6 and Selectman McMahon seconded the motion. Russell Bailey spoke for the article, stating that this was an annual warrant they asked for and spoke about the contamination issues they have been handling. He spoke about some of the action they have taken to make sure the contamination had not gone further.

Richard Macdonald asked if they would be responsible for the housing development that was going in that area and any contamination issues that might arise. Russell Bailey responded that the contamination was in a different area than where the development was going to be located.

Dave St. Cyr asked if any of the fund balances were made available via a report that the voters could review that night. Russell Bailey responded there was $17,000 in that account right now. Dave St. Cyr felt this information should be available at the meeting.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 6 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 7:*** *To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *to be added to the Solid Waste Equipment Capital Reserve Fund, as previously established. [Appropriation recommended by the Selectmen and by the Budget Committee] (A majority vote is required)*

Selectman McMahon motioned to move Article 7 and Selectman Fuller seconded the motion. Scott Simonds, Solid Waste Department, spoke for the article and explained that this was going to help bring in more revenue.

Dave St. Cyr asked for the current balance of this account and Russell Bailey responded it is approximately $10,000.00.

There was no further discussion.

Selectman Bolster motioned to restrict the further consideration of Warrant Article 7 and Selectman Sherwood seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 8:*** *To see if the Town will vote to raise and appropriate the sum of* ***Fifty Thousand Dollars ($50,000.00)*** *to be added to the Building and Site Improvements Capital Reserve Fund for the transfer station which also includes the EPA storm water management implementation requirements. [Appropriation recommended by the Selectmen and by the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 8 and Selectman Curtin seconded the motion. Scott Simonds spoke for the article, stating that this was for improvements and regulations that were needed. He spoke about some of the work planned for this account.

Laurie Boyce asked what the balance was for this account and Russell Bailey responded that there is approximately $28,000.00 in the fund.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 8 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 9:*** *To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *to be added to the Sidewalk Capital Reserve Fund for the maintenance and installation of sidewalks. [Appropriation recommended by the Selectmen and by the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 9 and Selectman Bolster seconded the motion. Russell Bailey spoke for the article. He stated this is a new capital reserve established last year and the fund is at $10,000.00 now. He spoke about the replacement of the sidewalks and upgrades that are planned. Selectman Bolster noted there was a trust fund for sidewalks that was about $4,000 to $6,000 that could be used.

There was no further discussion.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 9 and Selectman Fuller seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 10:*** *To see if the municipality will vote to change the purpose of an existing Beach Capital Reserve Fund to the Recreation Facility Capital Reserve Fund. (A 2/3 majority vote is required)*

Selectman Bolster motioned to move Article 10 and Selectman McMahon seconded the motion. Russell Bailey spoke about the history of this article and reported it was the decision of the Selectmen to change the fund for the Town Beach to a fund for a town recreational facility. Selectman Bolster spoke about the history of the town trying to acquire a town beach and felt that the opportunity to do that had passed. He spoke about the possible plans for a recreational facility that could be planned. He spoke about meeting the needs of the recreational needs of the community, for all ages.

Laurie Boyce suggested having a town beach on Sunset Lake or a different lake than Lake Winnipesaukee. Selectman Bolster spoke about the costs and availability of land. He spoke about some of the public swimming areas and felt that it would be $4,000,000 to $6,000,000 to purchase and procure a town beach.

Loring Carr stated that last year the warrant article was worded to have the selectmen the agents of the warrant article. Russell Bailey stated the selectmen were the agents and that would be carried forward but that he needed to check with the DRA about this. Jim Sessler noted that they would have to check with the DRA. Russell Bailey stated he didn't have a better answer and would have to check on that. He noted they could come in next year to add to the warrant article because there were no plans to spend the money at this time. Selectman Sherwood spoke about adding the wording of the selectmen as the agents to expend the fund.

Selectman Bolster motioned to amend the article to include the words: "and the selectmen shall continue to be agents to expend." Selectman Sherwood seconded the motion.

The moderator read the amendment to ***ARTICLE 10:*** *To see if the municipality will vote to change the purpose of an existing Beach Capital Reserve Fund to the Recreation Facility Capital Reserve Fund and the selectmen shall continue to be agents to expend. (A 2/3 majority vote is required)*

The vote to amend Article 10 passed by a favorable vote.

Laurie Boyce asked the balance of the fund and Russell Bailey responded that it is $25,000. She noted this was not for a beach but for a building. Selectman Bolster noted that this would be for an indoor or outdoor facility.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 10 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 11:*** *To see if the Town will vote to raise and appropriate the sum of* ***Thirty Four Thousand Four Hundred Dollars ($34,400.00)*** *for the purpose of purchasing a new One Ton vehicle for use by the Building & Grounds department which will replace a prior existing vehicle. The sum of ($34,400.00) to come from fund balance (surplus) and no funds to be raised from general taxation. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and by the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 11 and Selectman McMahon seconded the motion. Kellie Troendle spoke for the article. She reported this would be used to replace a 1993 one ton vehicle they had been without since May 2006. She spoke about some of the problems they experienced with just one truck. She noted that this would be funded through the fund balance.

Greg Fuller asked why the Selectmen agreed to fund certain warrant articles from surplus. Selectman Sherwood responded that the Parks and Recreation Department is like a small landscaping company. He stated that it just didn't work to give them an old police cruiser and to expect them to place lawnmowers or other equipment in the trunk of the car.

Richard Macdonald stated that they were pulling it out of surplus so that the voters couldn't vote it down again. He asked if the car would be replaced. Kellie Troendle reported the car wouldn't be passed on to anyone else and that it had been unreliable. The car will be removed from Parks and Recreation Department. She stated the vehicle wasn't being used but they are replacing the truck because they used to have a truck.

There was no further discussion.

Selectman Bolster motioned to restrict the further consideration of Warrant Article 11 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 12:*** *To see if the Town will vote to raise and appropriate the sum of* ***Twelve Thousand Dollars ($12,000.00)*** *to be added to the Recreation/Grounds Maintenance Equipment Capital Reserve Fund for the purpose of purchasing grounds and/or snow removal maintenance equipment. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 12 and Selectman McMahon seconded the motion. Kellie Troendle spoke about the article and reported they are planning to add $12,000.00 over four years to replace a tractor. The current balance of this account is $408.00.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 12 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 13:*** *Shall the Town raise and appropriate as an operating budget, not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth on the budget posted with the warrant or as amended by vote of the first session, for the purposes set forth therein, totaling* ***Five Million Nine Hundred Seventy Three Thousand Three Hundred Sixty Dollars ($5,973,360.00)****. Should this article be defeated, the default budget shall be Five Million Eight Hundred Sixty Four Thousand One Hundred Fifty*

Eight Dollars ($5,864,158.00), which is the same as last year, with certain adjustments required by previous action of the Town of Alton or by law; or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. This article does not include special or individual articles addressed. (A majority vote is required)

Greg Fuller motioned to move Article 13 and Richard Macdonald seconded the motion. Steve Miller spoke for the article. He reported the Budget Committee spent an extraordinary amount of time going over the budget on a line-by-line basis. He spoke about the cooperation the Committee received from administration, the selectmen, and town departments. He stated that they recommended the budget along with the selectmen. Selectman Sherwood noted that they ended up with only a minor difference and that the Alton Selectmen supported the decisions of the Alton Budget Committee for the budget.

Dave St. Cyr asked what the last page in the budget handout meant. Russell Bailey spoke about the law restricting the amount that the budget could be increased by, which is ten percent of the total budget.

Steve Miller motioned to amend Article 13 as follows: *Shall the Town raise and appropriate as an operating budget, not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth on the budget posted with the warrant or as amended by vote of the first session, for the purposes set forth therein, totaling* ***Five Million Nine Hundred Eighty Seven Thousand Nine Hundred Sixty Dollars ($5,987,960.00)****. This includes an additional amount of $14,600.00, which includes the appropriation of the salaries of the following: Budget Committee Chairman at - $2,600.00, Budget Committee Members (6) at $2,000.00 for each member, total additional appropriations of $14,600.00. Should this article be defeated, the default budget shall be Five Million Eight Hundred Sixty Four Thousand One Hundred Fifty Eight Dollars ($5,864,158.00), which is the same as last year, with certain adjustments required by previous action of the Town of Alton or by law; or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. This article does not include special or individual articles addressed. (A majority vote is required)*

Richard Macdonald seconded the motion. Steve Miller spoke against the amendment because he believed it to be unethical and lacking in transparency by an elected official. He stated this was a direct comparison to the strategy of the school board on October 22, 2007, when they voted in a school board meeting to increase the chair's salary by $1,000.00 and to increase the members' salaries by $500.00 each. He stated that on December 10, 2007, they voted by telephone and not in a public hearing to not recommend the increase to the Budget Committee but then a former school board member raised the salaries from the floor as an amendment at the first deliberative session. He stated that this bypassed Budget Committee for recommendation or consideration. He felt it is wrong to hide the raises in the warrant article or in the operating budget. He requested that the voters do not vote for this amendment or any similar amendments that raised salaries from the floor, via an amendment. He stated that if this amendment passed that he would donate his salary to a scholarship for a PMHS graduating senior.

Jeffrey St. Cyr stated he would like to correct some facts that the Alton Budget Committee Chair presented in his amendment. He reported on the history of the proposed budget increase. He spoke about the motion made by the Board to increase the budget and the decision to remove the increase from the budget later on. He stated that the school board did not bring the motion

forward but it was brought forth from the floor and came from a member of the public. He spoke about the opportunity that voters have to increase or decrease a warrant, as they wish.

Richard Macdonald stated that when they were elected, they knew they weren't going to get paid and that the voters should vote this amendment down. He felt the School Board should vote to not recommend the warrant article for the budget amount for the school and that the default budget should be recommended.

Laurie Boyce spoke about the amendment made at the first deliberative session by Shirley Lane.

Dave St. Cyr stated that he would put this on the ballot and hoped it would pass.

Greg Fuller urged the community to vote no for this.

There was no further discussion or comments.

The moderator read the amendment to Article 13 for the voters.

The motion failed.

Laurie Boyce asked what the percentage increase was from the previous year and Russell Bailey responded that it was 5.5% increase from the previous year.

Bob Longabaugh spoke a second time about the article and suggested placing a salary for the Alton Budget Committee in a separate warrant article and felt that they deserved compensation.

Laurie Boyce noted they are asking for the same amount that was being asked for by the school board.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 13 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 14:*** *To see if the Town will vote to raise and appropriate the sum of* ***One Hundred Thirty Nine Thousand Dollars ($139,000.00)*** *and to authorize the withdrawal of the $139,000.00 from the Ambulance Operation Fund as previously established under RSA 31: 95c for the purpose of the ambulance lease payment, ambulance personnel wages, ambulance supplies, training, and vehicle fuel/maintenance. This appropriation is covered by the revenue from the ambulance insurance payments and there will be no funds raised from general taxation. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 14 and Selectman Curtin seconded the motion. Alton Fire Chief Alan Johnson spoke about the article. He explained this allows them to purchase the ambulance, supplies, consumable supplies and it supports the ambulance 100%. The fund balance is $96,000.

Richard Macdonald asked if this budget was being run too tight. Fire Chief Johnson responded that once they finish the payment on the ambulance then they won't have the $54,000 for the ambulance.

Laurie Boyce asked when the current ambulance will be paid off. Fire Chief Johnson responded that there are two more payments left.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 14 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 15:*** *To see if the Town will vote to raise and appropriate the sum of* ***Forty Thousand Dollars ($40,000.00)*** *to be added to the Alton Fire Station Capital Reserve Fund which was established for the purpose of improving and expanding the fire stations. This fund has already been established as recommended by the Public Safety Committee. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 15 and Selectman Fuller seconded the motion. Fire Chief Johnson spoke for the article. He reported the account was started five years ago. This was started for renovations to the East Alton station. He spoke about the student fire fighters and reported that they are able to give a fast response by being in that area. He spoke about some of the benefits of having students at the West Alton station. Selectman Sherwood noted that the Safety Committee had recommended the start of this fund. He reported there was $125,000 less money than was in the police station account because an additional bay was added a few years ago.

There was no discussion.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 15 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 16:*** *To see if the Town will vote to raise and appropriate the sum of* ***Fifty Thousand Four Hundred Twenty One Dollars ($50,421.00)*** *for the lease payment on the Fire Rescue Vehicle. The sum of $50,421.00 to come from fund balance (surplus) and no funds to be raised from general taxation. This is the fourth payment on the lease/purchase of a five-year agreement, which was approved in the 2004 Town Meeting and the vehicle was received in 2005. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman McMahon motioned to move Article 16 and Selectman Curtin seconded the article. Fire Chief Johnson spoke for the article. He explained that this would allow them to keep their rescue truck. He spoke about the benefits of the rescue truck.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 14 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 17:*** *To see if the Town will vote to raise and appropriate the sum of* ***Thirty Thousand One Hundred Dollars ($30,100.00)*** *for the purpose of purchasing and equipping a new Fire SUV Command vehicle to replace the existing 1998 SUV vehicle. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 17 and Selectman McMahon seconded the motion. Fire Chief Johnson spoke for the article. The current vehicle is ten years old and has 164,000 miles on it. He stated it was going to another town agency.

Dave St. Cyr asked if there was a quantity discount or if it would be the same type of vehicle. Chief Johnson stated they are both Ford Expeditions and was at a state bid price. He spoke about some of the benefits of the vehicle and the command section of the vehicle.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 17 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 18****: To see if the Town will vote to raise and appropriate the sum of* ***Seven Hundred Fifty Thousand Dollars ($750,000.00)*** *to be added to the Highway Reconstruction Capital Reserve Fund, as previously established. Said amount is partially offset by revenues from the Highway Block Grant Fund estimated to be $159,052.83. This is an annual appropriation that provides for the reconstruction of existing roadways. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 18 and Selectman McMahon seconded the motion. Ken Roberts, Highway Agent, spoke for the article. He reported he had been there for 14 years. He reported on the costs of repairing some of the roads in the town and some of the projects that were coming up. He spoke about some of the culverts that needed to be replaced. He reported they closed 33 roads in the flood last spring and they planned to correct some of those projects.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 18 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 19****: To see if the Town will vote to raise and appropriate the sum of* ***One Hundred Seventy Two Thousand Dollars ($172,000.00)*** *for the purpose of purchasing and equipping a 10 wheel dump truck for use by the highway department for reconstruction and maintenance of the town roads; with $60,000 to be withdrawn from the Highway Equipment Capital Reserve, the sum of $60,000.00 to come from fund balance (surplus) and the balance of $52,000 to be raised by taxation. This truck will be replacing an existing truck, which will be auctioned or sold. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 19 and Selectman Bolster seconded the motion. Ken Roberts spoke for the article. He reported they are replacing a 1992 International that was scheduled for a ten-year replacement. It has about 176,000 miles on it. He reported they took it off line last year but they had put about $10,000 to keep it online. The truck is worth $3,500 and he didn't agree with it. It lasted up until a couple of weeks ago and has a cracked block up to the crankcase. He reported on the findings of the town mechanic. He reported they had $1,000 offered for the vehicle for parts. He spoke about a hired truck they were lucky to come across with a plow that provided service for them.

Richard Macdonald asked if this was the same price as last year. Ken Roberts responded that it was because they were trying to save money. He spoke about the equipment for the truck that was available to them and had been ordered previously by the dealer.

There was no further discussion.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 19 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 20:*** *To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *to be added to the Bridge Replacement Capital Reserve Fund, as previously established. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 20 and Selectman McMahon seconded the motion. Ken Roberts spoke for the article and reported that to replace the bridge on Places Mill Road it would cost $250,000 to $270,000. Because they would be able to get money from the Bridge Aid to help pay for this that the bridge would cost about $70,000. There is $108,000.00 in the capital reserve balance.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 20 and Selectman Fuller seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 21:*** *To see if the Town will vote to raise and appropriate the sum of* ***Thirty Four Thousand Dollars ($34,000.00)*** *for the purpose of purchasing and equipping a pickup truck for use by the highway department for reconstruction and maintenance of the town roads. This truck will be replacing a prior existing truck. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2009. [Appropriation recommended by the Selectmen and not recommended by the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 21 and Selectman McMahon seconded the article. Ken Roberts spoke for the article. He explained that this is for a 1993 Chevrolet truck. He spoke about some of the mechanical problems with the vehicle and the expense of the repairs. He reported that the new truck is at the same price that they brought the last one for. He spoke about the impact that one truck dropping out had on the department. He felt this was a good investment and thought it would help reduce some costs across the board.

Richard Macdonald stated that the Alton Budget Committee was told that truck was no good and not replaceable but that it was fixed and moved to another department. He stated they were not being told the truth on these when they had been told these vehicles were junk.

Laurie Boyce asked what was going to be done with the prior truck. Ken Roberts responded that it had been donated to Special Olympics.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 21 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 22:*** *To see if the Town will amend the Town's Conflict of Interest Ordinance adopted by the Annual Town Meeting in 1998 and amended at the Annual Town Meeting in 2007, by striking out the provisions of Article XII and in its place adding the following new language:*
"Any person who is elected or appointed to a Town Board as a regular or alternate member who owns or is employed by a business that represents clients before the same Town Board may continue to hold his or her position on the Board and from time to time represent his or her clients before the Board provided the following conditions are met: *A written public*

disclosure of the members ownership and or employment with an explanation of the possible representation is provided to the Board and to the Board of Selectmen, which disclosure is to be made part of the public record, and; The member when actually representing a client before the Board shall step down from the board after first publicly declaring the reason for his or her stepping down, and; The member shall at all times adhere to all other provisions of this ordinance and RSA 673:14, and; The member when he or she knows or should know that he or she is or will be representing a client before the Board shall not have any meetings or discussions with the Board's staff or other Town employees about the clients business without first disclosing to the staff member or employee in writing his or her representation of that client and the member during any meeting or discussion that does take place under this subsection shall not discuss any other board business with the staff or employees . All meetings and discussions that take place under this subsection shall be attended by at least two Town employees. Official notes of the meetings shall at all times be kept by a staff member or Town employee in attendance and made part of the official record of the Board.

Selectman Curtin motioned to move article 22 and Selectman Bolster seconded the motion. Selectman Curtin spoke for the article.

Dave St. Cyr stated it felt like a "housekeeping" article and asked why the voters need to vote on this. Selectman Curtin responded that was an article on last year's warrant so that they would get qualified people to be on the Boards or committee. Russell Bailey reported it was established in 1993 and it had to be brought back to the town meeting.

Laurie Boyce felt it was confusing because of the wording of the article and motioned to amend the article to include the words, "the Board they are serving on..." Richard Macdonald seconded the motion.

Selectman Sherwood noted that this article had been written by staff members and rewritten by the town attorney but that it would be fine the way it was amended.

The moderator called the vote. The amendment failed by a vote of 34 to 23.

Richard MacDonald asked why the selectmen didn't vote for the warrant article. Alan responded that it was the amendment they just voted on and they were satisfied with how the warrant article was written.

Loring Carr felt the warrant article was confusing and felt that paragraph "D" was confusing. Jim Sessler spoke about how section "D" protected the employee.

Laurie Boyce asked who wrote the article last year that he felt was "so screwed up". Russell Bailey responded that it was a petition article.

Steve Miller asked who would sign off the conflict of interest statement and Selectman Bolster responded that they had signed it when they were sworn in.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 22 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 23****: To see if the Town will vote to authorize the first $20,000 plus 50% of any additional amount of the Land Use Change Tax collected pursuant to RSA 79-A:25 be deposited into the existing Conservation Fund in accordance with RSA 36-A, III, as authorized*

by RSA 79-A:25, II. If adopted this article shall take effect April 1, 2008, and shall remain in effect until altered or rescinded by a future vote of the town meeting. (Majority vote required) (Currently the amount is 50% up to a $20,000 maximum. A priority will be given to preservation of those portions of the Belknap Mountain Range within Alton). [Recommended by the Conservation Commission and Board of Selectmen].

Selectman Bolster motioned to move Article 23 and Selectman Curtin seconded the motion. Selectman Sherwood spoke for the article. He reported that many of the large parcels in town were listed as a current use status. He spoke about the development of the large parcels of land that are subject to the land use change tax. He spoke about the conservation fund and the Belknap Range Conservation Coalition. He referred to a map showing the parcels of land that are conserved and those that are not conserved at this time. He spoke about the objective of the organization to preserve the land.

Greg Fuller stated that his concern was the snowmobile trails. He spoke about the trails that were lost at Castle in the Clouds a few years ago and the loss of trails in that area after money was given by the clubs for the upkeep of land but then the clubs were not allowed to use the land. He asked what was going to happen if this went forward and if snowmobiles were going to be excluded. Selectman Sherwood stated the goal was to preserve the current use as much as possible. He noted there was a lot of hiking trails here and the areas were not posted so there was hunting in the area. He spoke about some of the use of the land and stated that someone owns each parcel. The only way a parcel will have an easement would be with the agreement of the land owner. He noted it would be a parcel by parcel negotiation with the land owner.

Greg Fuller asked if the Lakes Region Land Trust was involved with this group and Selectman Sherwood confirmed that they would be. There was discussion about the history of the Lakes Region Land Trust.

Selectman Bolster motioned to restrict the further consideration of Warrant Article 23 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 24****: To see if the Town will adopt RSA 32:5V-a which will require that all votes by the Governing Body (Selectmen) and the Budget Committee relative to budget items or warrant articles shall be recorded, and the numerical tally of any such vote be printed in the town warrant next to the affected warrant article.*

Selectman Curtin motioned to move Article 24 and Selectman Bolster seconded the motion. Selectman Pat Fuller spoke for the article. She reported this is a new RSA that if adopted by the town, will show the vote counts for the Alton Selectmen and the Alton Budget Committee. She stated it would give an idea of how each voted. She reported that a couple of citizens had prompted them to do this. Steve Miller spoke about the support the Budget Committee gave this Warrant Article and asked if this would include the votes on non-public articles.

Jeffrey St. Cyr noted that the School Board will also print their votes on the warrant articles, similar to what the Selectmen and Budget Committee will be doing.

Selectman Bolster spoke about showing the voting counts on the articles and felt that the information would help voters to make a more informed decision.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 24 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 25:*** *To see if the Town will vote to raise and appropriate the sum of* ***Eight Thousand Five Hundred Sixty Eight Dollars ($8,568.00)*** *for the purpose of supporting the Community Action Program which provides supplemental food, fuel, utility, transportation, meals on wheels, weatherization assistance, Women, Infants and Children food assistance program (WIC). This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 25 and Selectman McMahon seconded the motion.

There was no discussion.

Selectman Bolster motioned to restrict the further consideration of Warrant Article 25 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 26:*** *To see if the Town will vote to raise and appropriate the sum of* ***Twelve Thousand One Hundred Twenty Four Dollars ($12,124.00)*** *for the purpose of supporting the VNA Hospice which is a non-profit agency that provides health care, hospice care and maternal child health services. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 26 and Selectman Curtin seconded the motion.

Alice Calvert spoke about the article, as a member of the Board of Trustees of the Visiting Nurses Association (VNA) in Wolfeboro. She thanked the voters of Alton for their support. She spoke about some of the services that the VNA provided and how this covered the non-compensation from the previous year. She noted this was $1,000.00 less than had been requested last year.

Selectman Bolster motioned to restrict the further consideration of Warrant Article 26 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 27:*** *To see if the Town will vote to raise and appropriate the sum of* ***Five Thousand Dollars ($5000.00)*** *for the purpose of supporting the Youth Services Bureau, which provides alternatives to court involvement for juvenile offenders, parent/child mediation, intervention and education programs. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and not recommended by the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 27 and Selectman Sherwood seconded the motion. Selectman Bolster spoke for the article. He stated this is a very complicated issue and hoped he could straighten this out as best he could after a lot of discussion they had had with Youth Services Bureau. He reported that last year this was about $21,000. He spoke about the Youth Services Bureau and the Restorative Justice service and how the two programs operated to assist youth. He discussed some of the issues that came up between the two organizations and competition issues that the two organizations encountered. He spoke about the requests the program had made for funds.

Steve Miller motioned to amend Article 27 to a zero dollar ($0) amount. Greg Fuller seconded the motion. Steve Miller reported that the selectmen had recommended the full amount but that the

Alton Budget Committee had found that the requests for assistance were few and felt the amount of money requested in Article 27 was not justified. He spoke about the services the organization had provided. He noted that they had paid for thirteen minors to receive assistance, ten of them had been from other towns, and that Alton had been subsidizing the other towns. Steve Miller stated that Gilford had given them $0 and Belmont had given them a nominal amount. He felt that Youth Services owed them back for the 50% range for administration costs. He reported that there is one professional councilor and the rest of the councilors are volunteers. He noted that there's no formula for usage and the amount of money requested. He felt it was up to the family, church, and judicial system to assist the minors in need.

Alicia Morine, of Youth Services was present and requested to speak but is not an Alton resident. Jeffrey St. Cyr motioned to allow Youth Services to speak and Dave St. Cyr seconded the motion. The motion passed by a favorable vote.

Alicia Morine reported that Gilford had added them to the Warrant articles but taken them off the operating budget. She reported on the administrator costs, which are divided up amongst the court diversion program. The numbers of participants in the program have dropped. She spoke about the other two organizations that offer similar services and stated it was likely that there will be one organization in the future. She spoke about how they receive referrals for services.

Jeffery St. Cyr asked about the qualifications of the volunteers and Alicia Morine reported on the capacity of the volunteers.

Steve Miller asked what the total budget was and total administrator costs for the organization. Alicia Morine reported there was $210,000 in administration costs, which consists of three salaries.

Steve Miller asked why the organization didn't charge by prior usage. Alicia Morine stated that the numbers do vary and there was no way to anticipate the need in a community from year to year.

Richard Macdonald asked if the change was due to family court. Alicia Morine spoke about the drop in numbers being due to some of the changes with the family court system.

Jeffrey St. Cyr reported he supported the full amount of this Warrant article at $21,000 and spoke about the benefits of keeping students out of the court system. He asked Alicia to speak about some of the other programs they offer. Alicia listed some of the programs they offered, such as Prime for Life, Anger Management, and others. Jeffrey St. Cyr asked the voters not to support this amendment.

Steve Miller stated he felt they weren't getting a return on this but that as a taxpayer, he felt the amount wasn't justified. He noted that Jeffrey St. Cyr was absent on December 4, 2007 when the vote was taken on this warrant article.

Dave St Cyr asked if the Alton Budget Committee had any validity to have this at $5,000.00 and felt that it made no sense to zero out the warrant article because you'd see these organizations go away.

Marilyn St. Cyr, Guidance Director, PMHS. She stated the numbers confused her because she knew there was more than one student assisted by Alton. Alicia Morine stated it was one student

who started the program this year. She felt they did an outstanding job at trying to turn students around.

Jeffrey St. Cyr read from the Alton Budget Committee meeting minutes of December 4, 2007 to clarify the statement made earlier by Steve Miller. There had been a motion to table the vote on the requested warrant article amount but no vote on the actual requested amount.

The moderator called for the vote on the amendment of the article and the vote failed.

Laurie Boyce motioned to increasing the requested amount to $10,000.00 and Jeffrey St. Cyr seconded the motion. Laurie Boyce spoke about the number of students that had received services.

The moderator called for the vote on the amendment of the article and the vote failed.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 27 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 28:*** *To see if the Town will vote to raise and appropriate the sum of* ***Five Thousand One Hundred Dollars ($5,100.00)*** *for the purpose of supporting the Community Health and Hospice, which provides visiting nurse, homemaker and hospice services to residents. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 28 and Selectman Curtin seconded the motion.

Alice Calvert spoke for the article. She discussed some of the services provided by Community Health & Hospice and noted how they dovetail in with the services offered by the Wolfeboro VNA.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 28 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 29:*** *To see if the Town will vote to raise and appropriate the sum of* ***Two Thousand Two Hundred Sixty Four Dollars ($2,264.00)*** *for the purpose of supporting the American Red Cross which provide disaster relief, shelters, basic household necessities and counseling. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman McMahon motioned to move Article 29 and Selectman Curtin seconded the motion.

There was no discussion.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 29 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 30:*** *To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *for the purpose of supporting the Alton Community Services which provides a food pantry and assistance programs for fuel, prescriptions, utilities,*

housing in close coordination with the Alton Welfare Department. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)

Selectman Curtin motioned to move Article 30 and Selectman McMahon seconded the motion. Selectman Bolster spoke for the article. He stated he used to be president of the organization and spoke about the services the organization provides. The organization is run by volunteer basis, no salaries are paid. Money is received from churches and the town.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 30 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 31:*** *To see if the Town will vote to raise and appropriate the sum of* ***Four Hundred Twenty Four Dollars ($424.00)*** *for the purpose of supporting the Medication Bridge Prescription Program which is a not for profit volunteer program that provides assistance to residents in need of prescriptions in coordination with the Alton Welfare Department. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 31 and Selectman McMahon seconded the motion.

There was no discussion.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 31 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 32:*** *To see if the Town will vote to raise and appropriate the sum of* ***One Thousand Five Hundred Dollars ($1,500.00)*** *for the purpose of supporting the New Beginnings which provides 24 hour crisis support for domestic/sexual assault victims, operate a shelter and provide counseling. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation is recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 32 and Selectman Fuller seconded the motion.

There was no discussion.

Selectman Fuller motioned to restrict the further consideration of Warrant Article 32 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 33:*** *To see if the Town will vote to raise and appropriate the sum of* ***Seven Thousand Five Hundred Dollars ($7,500.00)*** *for the purpose of supporting Genesis which provides mental health care to area residents, services for children, elders, along with other emergency services. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 33 and Selectman McMahon seconded the motion.

There was no discussion.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 33 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 34:*** *To see if the Town will vote to raise and appropriate the sum of* ***Two Thousand Dollars ($2,000.00)*** *for the purpose of supporting Caregivers Transportation which provides free transportation to handicapped, elderly and other residents needing assistance with all these services provided by volunteers. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 34 and Selectman Fuller seconded the motion.

MaryBee Longabaugh spoke for the article. She spoke about the services the organization provides and reported that they have taken on the town of Alton. She spoke about the switch phone system to take calls and some of the other expenses the organization incurs. She stated they are looking for more drivers in the Alton area but asked for voters support.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 34 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 35:*** *To see if the Town will vote to raise and appropriate the sum of* ***Five Hundred Dollars ($500.00)*** *for the purpose of supporting CASA (Court Appointed Special Advocate) which provides advocacy for abused and neglected children. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Fuller motioned to move Article 35 and Selectman Curtin seconded the motion.

There was no discussion.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 35 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 36:*** *To see if the Town will vote to raise and appropriate the sum of* ***Three Thousand Dollars ($3,000.00)*** *for the purpose of supporting Appalachian Mountain Teen Project. This will be a non-lapsing appropriation per RSA 32:7VI and will not lapse until completed or by December 31st 2008. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 36 and Selectman Fuller seconded the motion.

Greg Fuller stated he felt the groups should have someone here tonight to speak for the article.

Judith Pellowe spoke for the article and stated they worked with teens and took them rock climbing, mountain biking and that they did it all for free. Selectman Bolster spoke about some of the other things that the program offers.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 36 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 37:*** *To see if the Town will vote to raise and appropriate the sum of* ***Ten Thousand Dollars ($10,000.00)*** *to be placed in the Benefit Pay Expendable Trust Fund, as previously established. Said funds are recommended by the Town Auditors to be used to pay for benefits accrued by Town Employees and redeemed when they leave employment with the Town of Alton, in accordance with the Town Personnel Policy. [Appropriation recommended by the Selectmen and the Budget Committee] (A majority vote is required)*

Selectman Curtin motioned to move Article 37 and Selectman McMahon seconded the motion. Selectman Fuller spoke for the article. She reported there is $37,000 in this trust fund and that this is for when employees have left the employment of the town, that this will cover their benefits, especially when they have been a long time employee.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 37 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 38:*** *To see if the Town will authorize the Selectmen to grant an easement for the benefit of property owned by Robert and Kathleen Bielawa to construct and maintain a septic system to the area of land known as Route 11D between the edge of the improved and traveled roadway and the property of said Bielawa. The Selectmen are authorized to reserve such public rights in the easement area as they determine necessary.*

Selectman Curtin motioned to move Article 38 and Selectman Fuller seconded the motion.

There was no discussion.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 38 and Selectman Sherwood seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 39:*** *To see if the town will vote to ratify the long term lease between the Town of Alton (lessor) and David & Amy Shibley (lessee) DBA Shibley's at the Pier Inc. (lessee) for the land at the bay as described in the lease for a period of seven years based on an agreement between the Board of Selectmen and the Shibley's at the Pier Inc. The first year rent being $7,087.50 with a 5% increase each year of the lease with all land and building taxes to be paid by the lessee. (A copy of the lease is available for review at the town clerk's office)*

Selectman Curtin motioned to move Article 39 and Selectman Fuller seconded the motion.

Alan Sherwood spoke for the article. He noted that this was an unusual situation where the town owned the land but the Shibleys owned the building. He stated the lease had concluded last December but had been extended one month so the Selectmen could finish their work. He spoke about an assessment and appraisal that was done on the property and for a suggestion on the rent that was submitted by Bill Curtin. He reported that Bill Curtin had suggested an initial increase of 25% with a 5% subsequent increase for the next seven years. He spoke about the state laws about leases which states that selectmen can only lease property for one year but more than one year would be up to the voters. He spoke about some of the provisions of the old lease and noted that some of the provisions were in the new lease. One new provision was added to the lease, which is a right of first refusal, if Shibley decides they should want to sell the building that the cost would

be the average of three appraisals. Bill Curtin noted that they still had to maintain the septic and the building and that was an expense to them.

Loring Carr asked if 90 days was a reasonable time frame. Jim Sessler stated it would have to be reasonable and that they didn't want to carry it out any longer than that.

Steve Miller spoke about the capitalization rate and felt that the rent was very low. He spoke about a similar property in the area and the money that was being fetched for those properties. Selectman Curtin stated it was a unique situation and the other cap rates were for buildings and land and for purchase. He noted that those properties were not selling and spoke some similar situations in town. Selectman Sherwood stated it was a small footprint the restaurant was on and what was found in the appraisals.

Steve Miller asked if there was an active marketing campaign to see if there was interest in the area. Selectman Sherwood stated that was a mean spirited way to go and the Shibley family owned the building.

Jeff St. Cyr asked why there was no recommendation from the Selectmen and Budget Committee. Russell Bailey explained that it wasn't the type of warrant article that would have recommendations.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 39 and Selectman Bolster seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 40:*** *We, the following undersigned registered voters of the Town of Alton, do hereby respectfully submit the following Petition Warrant Article to be acted upon by the Town at the next Town Election.*
"To see if the Town will vote to direct that the Board of Selectmen, consistent with funding and personnel availability, expand the practice of videotaping public proceedings to include the proceedings of all Town Boards, Commissions and Committees, specifically including – but not limited to – the Budget Committee, for the purpose of making those proceedings more readily available to the widest possible audience of Town residents through broadcasting the proceedings on the public access cablevision channel."

Selectman Fuller motioned to move Article 40 and Selectman Curtin seconded the motion. Bob Longabaugh spoke for the article. He stated that he started this petition warrant article because the Alton Budget Committee was held up three to three in a vote to decide on video taping meetings.

Selectman Fuller explained that she signed the petition for this warrant article but that they cannot force any of the committees to tape the meetings. She spoke about the standing policy they have to videotape meetings. The Planning Board is now being videotaped. She felt it was a good thing for the public and the voters to see.

Selectman Sherwood stated he supported the concept of video taping the meeting. He stated it was the attorney's opinion that this type of warrant article was advisory and the Boards would need to make their own decisions.

Richard Macdonald stated that when they came before them that they wanted to be paid to video tape the meetings. He noted that it was in the minutes that there was no one there to videotape the meetings. Pat Fuller stated that it was in the Selectmen's budget to videotape the meetings.

Greg Fuller spoke about the benefits of having the meetings available on LRPA-TV. Pete Bolster noted that the Alton Budget Committee did elect to have the public hearing videotaped.

Selectman Curtin motioned to restrict the further consideration of Warrant Article 40 and Selectman McMahon seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 41:*** *We the undersigned, voters in the Town of Alton, hereby petition the Board of Selectmen to place the following articles on the 2008 town warrant. Shall the Town adopt the following ordinance: To promote openness in the conduct of public Business all Alton Public Proceedings as defined by RSA 91-A: 1-a, except in the event of Emergency circumstances shall be held in Alton owned public facilities.*

Selectman McMahon motioned to move Article 41 and Selectman Curtin seconded the motion. Loring Carr spoke for the article.

Selectman Sherwood stated the Alton Board of Selectman had passed a policy about having meetings in town owned buildings.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 41 and Selectman Fuller seconded the motion. The motion passed by a favorable vote.

The moderator read ***ARTICLE 42:*** *To hear any reports of any committee, board, trustees, commissions, officials, agents or concerned voters and to vote to accept the same. Furthermore, to conduct any other business that may legally come before said meeting.*

Selectman McMahon motioned to move Article 42 and Selectman Curtin seconded the motion.

There was no discussion.

Selectman McMahon motioned to restrict the further consideration of Warrant Article 42 and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

There was no further business.

Selectman McMahon motioned to adjourn and Selectman Curtin seconded the motion. The motion passed by a favorable vote.

The meeting adjourned at 10:44PM.

Respectfully Submitted,

Krista Argiropolis
Recorder

A True Copy Attest:

Lisa Waterman
Alton Town Clerk