

ALTON BOARD OF SELECTMEN
Minutes
June 21, 2021
(Approved - July 12, 2021)

Chairman V. MacDonald convened the meeting at 6:00 PM.

V. MacDonald led the assembly in the Pledge of Allegiance to the Flag and a Moment of Silence. The following staff members were present:

Virgil MacDonald, Chairman
Paul LaRochelle, Vice Chairman
Reuben Wentworth, Selectman
Bob Holt, Selectman
Brock Mitchell, Selectman
Elizabeth Dionne, Town Administrator

Agenda Approval

V. MacDonald stated that he would like to add #5 Bandstand Entertainment Approval under New Business. R. Wentworth made a motion to approve the agenda as amended and B. Holt seconded with all in favor of the motion.

Announcements

- Town Offices will be closed on Monday, July 5th in honor of Independence Day.

Public Input I (limited to 3 minutes per person on agenda items only)

None

Submission of Public Comments - Questions - Concerns

Appointments

New Business

1. Assessing Department - 2020 Abatement Recommendations

R. Jutton, Town Assessor, approached the table. He stated that he has the first 5 abatements to go.

Map 18-38 Tranquility Lane

R. Wentworth recused himself. He states that he recommends that the Board denies this one. They provided no analysis. They wanted the same ratio applied to their assessment as the Bahre properties.

V. MacDonald made a motion to deny the re-appraisal of Map 18-38, W&K Hopkins Family Revocable Trust, Tranquility Lane and P. LaRochelle seconded with 4 affirmative and 1 recusal (RW).

Map 18-38-2 Tranquility Lane

This property is the same as Map 18-32. Same owners, same argument. R. Jutton recommends to deny.

B. Mitchell made a motion to deny and B. Holt seconded with 4 affirmative and 1 recusal (RW).

Map 62-1 Indian Shore Road

This owner is asking for a reduction in their assessment to \$652,000.00. R. Jutton stated that he did go out and inspect the property. The owner's lost 15 feet of water frontage due to a boundary dispute. His recommendation is that the assessment is lowered from \$743,500.00 to \$702,800.00.

R. Wentworth made a motion to approve the abatement request for Smethhurst Family Trust from \$743,500.00 to \$702,800.00 with the abated assessed of \$40,700.00 and abated tax of \$567.77 with interest would be \$585.50 and P. LaRochelle seconded with all in favor of the motion.

Map 18-38/1 Tranquility Lane

This owner would like an abatement because they feel the property value should be between \$3.1 and \$3.3 million. R. Jutton stated that he cannot even get close to that. The boathouse for this property is built directly under their front lawn and is leaking to the point that they are going to have to tear out the entire lawn to replace it. The windows, roof and heating system are at the end of the line and will need replacement. The building condition is listed as excellent and should be reduced to good. R. Wentworth stated that he would like the paperwork a little more organized. B. Holt stated that he would like a cover letter with all of the abatements listed. It is very confusing.

V. MacDonald made a motion to table this Map 18 Lot 38-1 and P. LaRochelle seconded with all in favor of the motion.

Map 18-38/8 Tranquility Lane

This is an abatement that was granted last year. The assessment was changed. The owners feel the property value didn't change. R. Jutton would recommend deny this application.

R. Wentworth made a motion to deny the request for abatement application for June A Rich Revocable Trust and B. Holt seconded with all in favor of the motion.

Map 21-5/3 and /4 Hopewell Road

R. Jutton recommends that the Board deny this application without prejudice because it is still a pending BTLA case.

V. MacDonald made a motion to deny 116 and 142 Hopewell Road Map 21 Lot 5-3 and Map 21 Lot 5-4 and P. LaRochelle seconded with all in favor of the motion.

2. Highway Department - Salt/Sand Storage Building

S. Kinmond approached the table. He presented a proposal for a new Salt/Sand Storage Building. The existing building is in need of repair. The new building will meet best management practices relative to the storage of the salt. He stated that he is working on changing practices relative to winter maintenance. This type of facility and be disassembled and erected at a new location if needed. Discussion ensued about salt applications on the roads. R. Wentworth would like the Town Administrator to check with the Town Attorney to see if the Highway Building CRF can be used. This project would need to be put out to bid.

P. LaRochelle made a motion to approve the Public Works Director to use funds for groundwork, setting blocks and getting the foundation set and put the building itself out to bid. R. Wentworth asked if the motion is to allow them to purchase the blocks, electrical conduit and equipment rental. P. LaRochelle stated it was. R. Wentworth seconded the motion with all in favor of the motion.

3. Highway Department - Decommission Wood Chipper

S. Kinmond stated that he would like to sell the old wood chipper through Municibid now that the new chipper has been delivered and is in service.

B. Mitchell made a motion to decommission the old chipper with a minimum bid of \$5,000.00 and goes out on Municibid and P. LaRochelle seconded with all in favor of the motion.

4. Parks & Recreation Department - Alton Bay Community Center Roof Bid Specifications Recommendation

K. Troendle approached the table. She presented the specifications for the roof on the Alton Bay Community Center.

B. Holt made a motion to accept the bid specs for Alton Bay Community Center roof replacement project as presented with the changes and V. MacDonald seconded with all in favor of the motion.

5. Water Bandstand Entertainment

P. LaRochelle stated that the committee discussed the handling of the three events for the summer. Two of which are bands and one is the ski show. They would like them pre-approved the amounts of all three and contracts. The first would be July 9th, a 2-hour concert at \$400.00, the second is August 20th for \$400.00, and Maine Attraction ski show for \$2,350.00 with a deposit of \$250.00.

R. Wentworth made a motion to approve the Water Bandstand Committee's request for the two concerts and the water ski show and B. Mitchell seconded with all in favor of the motion.

Old Business

1. Solid Waste Department - Swap Shop

S. Simonds approached the table. He presented a memo on the Swap Shop. He stated that the Swap Shop is a good idea. A lot of people use it. There has come time that it needs to be staffed. Some people put trash in it. Volunteers come and go. He would like to hire someone part-time for six months of the year. If that person is there and S. Simonds gets in a bind he could use that person elsewhere. The Town Administrator stated that the funding can come from the Revolving Account. V. MacDonald asked the Town Administrator to check with the Town Attorney to see if the Revolving Account can be used for future years.

R. Wentworth made a motion to reopen the Swap Shop and allow S. Simonds to hire part-time as long as it can be paid from the revolving account and P. LaRochelle seconded. P. LaRochelle stated that the Swap Shop should not open unless they have hired personnel. All in favor of the motion.

Selectmen Reports

B. Holt has nothing to report.

R. Wentworth has nothing to report.

B. Mitchell has nothing to report.

P. LaRochelle has nothing to report.

V. MacDonald has nothing to report.

Town Administrator Report

L. Dionne asked for permission for the Public Works Director to come up to the table and discuss a storage area for the Church Street and School Street Reconstruction Project. S. Kinmond approached the table. He stated that the project should start tomorrow. They will need an area to stage some of the materials. C. Mitchell approached the table. S. Kinmond stated that there is an area across the street from the Highway garage that they will use. One area that was discussed was the parking lot across from the Fire Station.

L. Dionne stated that in two weeks, that Monday is a holiday and asked the Board their wishes for a meeting. It was the consensus of the Board to have a meeting on July 6.

L. Dionne presented a letter from Donahue, Tucker and Ciandella, PLLC. The letter is informing the Board that the Town of Northfield would like to join the Lakes Region Cable Television Consortium with Atlantic Broadband.

B. Holt made a motion to approve as presented by the attorney and V. MacDonald seconded with all in favor of the motion.

L. Dionne presented a document that will be posted around town. It is an Ascertainment Notice.

Approval of Minutes

P. LaRochelle made a motion to approve the minutes of June 7, 2021 Public Session and B. Mitchell seconded with all in favor of the motion.

R. Wentworth made a motion to table the minutes of June 7, 2021 Non-Public Session and V. MacDonald seconded.

Consent Agenda Approval

None

Public Input II (limited to 5 minutes per person on any Governmental/Town Business)

L. Carr approached the table. He stated that a few meetings ago a question was raised as to why when he was a Selectman a reserve fund was not looked at. In 2019 at the Deliberative Session, a voter talked about that reserve fund was supposed to be used to a specific purpose. L. Carr remembered this year when that Warrant Article came up he remembered the 2019 Deliberative Session. The purpose of the fund is not to purchase a boat. He also asked for the Board to use the microphones more. It would be more helpful to hear.

Discretionary Action on Requests for Appointments (No discussion, majority vote required to allow/not allow appointment)

Non-Public Session

R. Wentworth moved at 7:56pm to enter into nonpublic session under RSA 91-A:3,II,a (personnel),c (reputational). V. MacDonald seconded. Motion carried.

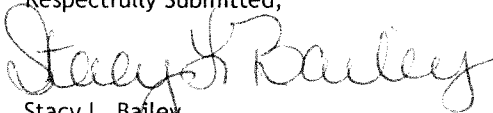
R. Wentworth moved at 8:05pm to exit nonpublic session. V. MacDonald seconded. Roll call vote:
V. MacDonald - yes P. LaRochelle - yes R. Wentworth - yes
R. Holt - yes B. Mitchell - yes Roll call vote carried unanimously

V. MacDonald moved to “not divulge” the minutes because divulgence of the information likely would affect adversely the reputation of any person other than a member of this board, or render the proposed action of the board ineffective. R. Wentworth seconded. Roll call vote:
V. MacDonald - yes P. LaRochelle - yes R. Wentworth - yes
R. Holt - yes B. Mitchell – yes Roll call vote carried unanimously

Adjournment

R. Wentworth moved at 8:06pm to adjourn. P. LaRochelle seconded. Motion carried.

Respectfully Submitted,



Stacy L. Bailey
Secretary