

ALTON BOARD OF SELECTMEN
Meeting Minutes
Public Session I
September 9, 2013
6:00 PM
1 Monument Square
Alton, NH 03809

Approved: September 23, 2013

R. Loring Carr convened the meeting at 6:00 PM and led the assembly in the Pledge of Allegiance to the Flag and a Moment of Silence. The following members and staff were present:

R. Loring Carr, Chairman
Cydney Johnson, Vice Chairman
Marc DeCoff, Selectman
Robert Daniels, Selectman
E. Russell Bailey, Town Administrator

David Hussey, Selectman was absent.

Approval of the Agenda

R. Loring Carr added under new business item #4 Work Force Housing.

Cydney Johnson made a motion to approve the Agenda as amended and Marc DeCoff seconded with all in favor of the motion.

Announcements - Household Hazardous Waste Collection, September 14, 2013 at the Transfer Station there will also be a medicine collection.

BOARD OF HEALTH

R. Loring Carr made a motion to recess as Board of Selectmen and to convene as the Board of Health and Marc DeCoff seconded with all in favor of the motion.

John Dever, Code Enforcement Officer was in attendance to present the following:

- Septic Waiver Request, Map 2 Lots 26-1 & 4 - Fernhill Corp c/o Robert Headley

There are presently two (2) septic services servicing four (4) cottages with one system that will be the Advanced Technology System. Septic tank one is 53 feet from the lake vs. the required 75 feet. The intention is to merge lots 26-1 and 26-4 as 26-1 is all wetlands.

Marc DeCoff made a motion to approve Map 2 Lot 26-4 for the required 75 feet waiver to the 53 feet for the clean solution system and Cydney Johnson seconded with all in favor of the motion.

R. Loring Carr made a motion to adjourn as the Board of Health and reconvene as the Board of Selectmen and Marc DeCoff seconded with all in favor of the motion.

Selectmen's Committee Report

R. Loring Carr noted that the Zoning Amendment Committee (ZAC) met and it was an enlightening meeting and this will be addressed later under #4 in New Business.

Town Administrator's Report and Updates by E. Russell Bailey

Several months ago it was decided that in the September/October the Board would set up a meeting to tour the County facilities as invited by the County Commissioners. Robert Daniels questioned what facilities and the purpose for doing this tour. R. Loring Carr suggested next Wednesday, September 18th @ 5:00 PM or September 17th @ 5:00 PM it was the preference of most Board members for the 17th. E. Russell Bailey will set up the meeting.

A note was received which pertains to the conflict of interest ordinance and donations. The second page, Article 4 addresses donations; presented with the note are gift certificates for a local food establishment in town so it could be considered as a consumable and each of them are \$10.00 for the Parks and Recreation Department. Marc DeCoff and Cydney Johnson had no problem with this. R. Loring Carr had concerns about establishing a monetary value with Cydney Johnson stating most companies cannot to exceed \$25.00. R. Loring Carr added that this issue should be put on the next agenda.

Marc DeCoff made a motion to approve the gift cards for \$10.00 for the Parks and Recreation Department and Cydney Johnson seconded with all in favor of the motion. R. Loring Carr stated that there would be nothing regarding this for the next meeting with E. Russell Bailey noting it would be a Town Meeting change and it would be a permanent change as it is a town ordinance.

The upcoming schedule for the budgets was distributed with a few minor changes with the departments not dates. We should be finishing up by the end of the week and will be recommending to everyone that they should be prepared to discuss their capital issues. Cydney Johnson noted that she will be away at a conference on the October 3rd date. The schedule will remain as is.

The MS5 has been provided by our auditors for the DRA and it is a summary of the 2012 financials. This needs to be signed off on, in order to set the tax rate. On page 6 our unassigned fund balance for end of year 2012 is \$2,369,064 per our town auditor. They like us to keep a balance range of 5 to 15 percent this puts us at about 10 percent so we are in the middle. You have set a non binding goal of approximately 2 to 1.8 million. The auditors have signed off on this as preparers.

Cydney Johnson questioned page 3 under "water distribution & treatment, voted appropriations on final MS-2", administration \$312,935 and actual expenditures were \$361,701? E. Russell Bailey noted that's where they took money out of the fund trust and believed it was for Rand Hill. The Board needs to sign the MS5.

Cydney Johnson voted to accept and sign the MS-5 as prepared by the auditor and Marc DeCoff seconded.

Further Discussion took place:

Robert Daniels questioned the balance sheet regarding schools? The \$5,572,888 million in the General Fund Balance is for monthly payments to the school that we adhere to with PMHS and ACS lumped together. We are on a calendar year and they are on a fiscal year with a true amount of \$12,300,801 for the year.

After further discussion all were in favor of the motion to sign the MS-5 as presented.

I talked with Scott Simonds regarding putting a bid together and out for the rest of the roof as only about 2/3 of the roof is complete with the need to go over the shingles and metal. Also, in reference to the Dahl property the wood is being removed. Scott may knock down the small cottage in next week using the loader. The excavator will be used for the house then bring in a company with dumpsters to remove and haul away debris with a goal of completion by winter.

Several months ago a letter from DOT was received which was in reference to Route 11; it was notification to residents regarding encroachment. There are several residents that have inquired about this notification. I talked with DOT to confirm the information and the State has no plans to do anything at this time. Most of the steps and docks are on State property and I would recommend due to the state having a permit process that at a minimum the state should be notified before a building permit is issued and for the property owners benefit they should get approval from the State. The Assessor takes into consideration that the property owner does not own that portion of the property.

Public Input I

None

Approval of Selectmen's Minutes

Cydney Johnson made a motion to approve the minutes of Public Workshop Session I, August 15, 2013 as presented and Marc DeCoff seconded with all in favor of the motion.

Cydney Johnson made a motion to approve the minutes of Public Session I August 19, 2013 as presented with R. Loring Carr correcting page 5, 1st line, 2nd to last word change "e" to "a" R. Loring Carr seconded as corrected with all in favor of the motion.

Cydney Johnson made a motion to approve the minutes of Non-Public Session, August 19, 2013 releasing items 1, 2, 3, 4, 5, 11, 12 and 13 and Marc DeCoff seconded with all in favor of the motion.

Cydney Johnson made a motion to approve the minutes of Public Session II, August 19, 2013 as presented and Marc DeCoff seconded with all in favor of the motion.

R. Loring Carr made a motion to approve the minutes of Public Workshop Session I, August 29, 2013 as presented and Marc DeCoff seconded. The vote was 3-0-1 with Cydney Johnson abstaining.

R. Loring Carr made a motion to approve the minutes of Non-Public Workshop Session, August 29, 2013 releasing item 1 and Marc DeCoff seconded. The vote was 3-0-1 with Cydney Johnson abstaining.

R. Loring Carr made a motion to approve the minutes of Public Workshop Session II, August 29, 2013 as presented and Marc DeCoff seconded. The vote was 3-0-1 with Cydney Johnson abstaining.

Old Business:

Road Reconstruction Status Update

Trask Side Road

Was paved on Friday and final clean up work done and there will be an issue later in non-public session to discuss.

Bowman Road

All easement are complete and beginning today the trees are being cut with the goal for completion the week of September 23rd.

Depot Road

This might be a time consuming project, not knowing what is under the road with drainage, water and septic issues. The Board will be informed as to what is found when we dig but we will need the Boards approval to bring in a septic designer as it should be properly designed with records established. At least the septic line should be run. The water line will take time opposed to the drainage.

Monument Square and Old Wolfeboro Road

It doesn't seem feasible to get to this project before winter. I would like to bid the concrete and curbing work now so that it will be the first project for the spring. The surveyor is finalizing the points for the three (3) easements and there is one new property owner and we will need to contact them regarding the easement. Don't anticipate any issues as this will benefit the businesses in the area and there is no urgency.

R. Loring Carr made a motion to have E. Russell Bailey hire a septic designer and Marc DeCoff seconded with all in favor of the motion.

At least get an as built for the line and E. Russell Bailey will talk with John Dever to find out how to handle the process.

Old Home Day Review

The issue of fireworks was discussed and the possibility of changing dates, expanding etc. and a general need for public input. We can notify groups that would have an interest and schedule something at either the meeting on September 23rd or the first meeting in October; September 23rd was decided. A possibility to have more activities during the day and maybe closing the monument area to have activities held there. There would be a definite need for volunteers.

R. Loring Carr inquired about placing an ad in the paper about the meeting. There might be a problem moving Old Home Day as it has been the same weekend for years and the 5K race is held which is a certified race. We will need Kellie at the meeting.

Emergency Management Review/Update

Met with the school, it was a very positive meeting in reference to the shelter operations. At some point Todd MacDougall will come in to give an overview of the E911 Reverse Notification system. We are not up and running yet.

Mailings with Tax Bill

Would like to consider 2 inserts:

- Special needs ~ This is a notice to residents with special needs, we already have a list of residents that might need assistance if there is a major storm outage.
- House numbers ~ This is a reminder for posting house numbers. Robert Daniels questioned the second sentence of this notice with E. Russell Bailey clarifying that there is an approved ordinance and procedure regarding this issue and we try and do everything we can to persuade people to put their numbers up.

Cydney Johnson made a motion to approve the two (2) inserts as presented and Marc DeCoff seconded with all in favor of the motion.

Landfill/Dahl Property Status Update

The first well monitoring did not work, it was much deeper than they originally thought, there was a company out there today for a quote, the issue being the terrain, it will need to be a company large enough that can go that depth and get out there in the woods but we are very limited if we want to meet the objective of the latest monitoring well and the property out there. Also, we have received the money from the company that is retrieving the good wood and surplus items from the property.

New Business:

Land Use Items as recommended by the Tax Assessor

Marc DeCoff made a motion to approve Map 32 Lot 59, Administrative Abatement and Cydney Johnson seconded with all in favor of the motion.

Raffle Application; American Legion Post 72

Cydney Johnson made a motion to approve the request from the American Legion for a raffle permit to run October 1, 2013 through September 30, 2014 and Marc DeCoff seconded with all in favor of the motion.

Class VI Town Road Agreement and Release, Reed Road

A homeowner wants to turn his existing home into a garage and build a new home; we should have the signed release from him on record showing that he understands he is responsible for maintenance.

Marc DeCoff made a motion to approve the Class VI Town Road for 181 Reed Road and that the Chairman can sign and Cydney Johnson seconded with all in favor of the motion.

Work Force Housing

R. Loring Carr stated that there was a meeting regarding Work Force Housing, it is very complicated, convoluted with a lot of issues that perhaps are unconstitutional. There are a lot of people that are very upset about this issue and it is being pushed onto the municipalities.

R. Loring Carr made a motion that Robert Daniels starts a committee to look into presenting to the public a warrant article to see if the public wants us to support joining with other towns to make a coalition to see if we can overturn this law and Marc DeCoff seconded. R. Loring Carr continued, it is not to fight the law it is to see if we can do a coalition group like we did for the school for donor town and fought this but it will cost money and the town people need to know if we are going to start in on this to see if they want to pursue it or not. Need to get five (5) people and start studying this with the possibility to challenge it in court. We, as Selectmen should not do this unless the voters want to do this.

Robert Daniels noted that he observed that the goals and objectives of Lakes Region Planning Commission are to promote and establish Work Force Housing and Affordable Housing.

R. Loring Carr reiterated that the idea is to get the information and tell the voters that it is going to take "X" amount of dollars to start to rescind that law and if the voters say "no" we don't pursue it.

After the discussion all were in favor of the motion.

Public Input II

None

Non-Public Session

R. Loring Carr made a motion to enter into non-public session pursuant to RSA91-A:3,II(a) personnel (c) character/reputation and (e) claims/litigation and Marc DeCoff seconded with all in favor of the motion.

The meeting adjourned at 7:07 PM.

Respectfully submitted,

Mary K. Jarvis

Mary K. Jarvis
Recoding Secretary