

ALTON BOARD OF SELECTMEN
Meeting Minutes
Public Session I
September 22, 2014
6:00 PM
1 Monument Square
Alton, NH 03809
Approved: October 6, 2014

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
Marc DeCoff, Vice Chairman
Lou LaCourse, Selectman
David Hussey, Selectman
E. Russell Bailey, Town Administrator

Cydney Johnson, Selectman was absent.

Approval of the Agenda

Marc DeCoff made a motion to approve the agenda as presented and David Hussey seconded. At this time R. Loring Carr brought forth a reconsideration of a purchase of a Fire Truck. E. Russell Bailey noted that this was on hold.

Lou LaCourse made a motion to put the Fire Truck on hold and to reconsider and Marc DeCoff seconded. The vote was 2-1-1 with R. Loring Carr against and David Hussey abstained. This will be placed under Old Business #6.

R. Loring made a motion to approve the agenda as amended and Marc DeCoff seconded with all in favor of the motion.

BOARD OF HEALTH

R. Loring Carr made a motion to recess as the Board of Selectmen and re-convene as the Board of Health and David Hussey seconded with all in favor of the motion.

Septic Waiver Request, 53 Rand Hill Road, Map 34 Lot 16 - MCM Capital Partners, LLC

John Dever was in attendance to explain the request. This is a failed system from last year; the house has been vacant since then and has now been foreclosed on. There are new owners who are trying to rectify the issues.

David Hussey made a motion to approve the septic waiver request for MCM Capital Partners, 53 Rand Hill Road, Map 34 Lot 16 and Lou LaCourse seconded with all in favor of the motion.

R. Loring Carr made a motion to adjourn as the Board of Health and re-convene as the Board of Selectmen and David Hussey seconded with all in favor of the motion.

Appointments:

None

Announcements:

None

Selectmen’s Committee Report

None

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

Milfoil Grant

The paperwork for the Milfoil Grant needed to be processed in order to make the deadline. This grant is done each year and is usually between 15K to 17K; depending on the available funds from DES. The grant has been submitted and approval is needed to continue with the grant and authorizing E. Russell Bailey to sign the necessary paperwork.

R. Loring Carr made a motion to approve applying for the Milfoil Grant, authorizing E. Russell Bailey to sign and Marc DeCoff seconded with all in favor of the motion.

Harmony Park Landscaping

Quotes were provided to the Board regarding erosion issues at Harmony Park by the benches. Landscaping blocks, some plantings and shrubs with stone and mulch will be placed for the erosion. Both quotes were for the same amount with no issues with either one. The funds would come out of the 25K Capital Reserve account from town meeting approximately 5 years ago. Also some trees need to be trimmed at the park.

Marc DeCoff made a motion to approve R & K Landscaping in the amount of \$2,050.00 for Harmony Park and David Hussey seconded.

Lou LaCourse questioned the note on the quote regarding adding two (2) more rows for height and also why using black mulch. David Hussey mentioned using ground roots/stumps which would work better for water control than mulch. After the discussion it was decided to use ground stumps for now, for water control then mulch later for aesthetic purposes.

Marc DeCoff made an amendment to the previous motion adding: to use ground stumps instead of the black mulch and David Hussey seconded with all in favor of the motion.

Elections, BOS Requirement

The November general elections are to be held on November 4th; it is required that the Selectmen need to be there all day. Lou LaCourse noted he will take a personal day.

Cate Fund Update

A month ago it was approved to transfer money from the Cate Fund back into the Highway Reconstruction to cover part of the Monument Square project in the amount of \$27,327.00. It wasn’t known at the time that 5K of that amount is the principal which cannot be spent, just the interest can be used, therefore the amount will be in the range of 22K or a bit less depending on when the Trustees obtain their final numbers.

Improvements/Town Property

A list was provided to the Board which needs to be addressed and gotten into later during the budget process. All items would not be discussed tonight.

1. #1: A band wants to sell t-shirts; CD's and photos during the summertime. Lou LaCourse mentioned that there should be no offensive t-shirts or photos should be sold which was the consensus of the Board.
2. #7: Looking at the fuel costs, there is a need to get some insulation done at the Alton Bay Community Center which is a very busy facility. Insulation needs to be added in the attic, ceiling, walls and the basement; this will be within the operating budget. The doors are being re-done as they opened in and not out.
3. #8: No pricing has been obtained yet for carpet in the meeting room which needs replacing. There will be more than one quote but the biggest issue is disassembling everything in the meeting room due to the logistics of the room.
4. #9: Some employees are using their own canoes to take care of the maintenance of the buoys and also to the bandstand; thinking about getting a small row boat or flat stable boat in the range of 2 to 3 hundred dollars. R. Loring Carr mentioned using the Police Boat trouble being we only have one employee that has a boat license. The consensus of the Board was to obtain a row boat.

Oil and Propane Bids

Each year we go out to bid with the school; the bids are in with for both Propane and Oil. Eastern Propane being the low bidder for propane at \$1.87 which is the same as last year and low bidder for oil is AD & G Fuel Company at \$3.04 a gallon. The school has already signed off on the bids and would like authorization to move forward.

David Hussey made a motion to proceed with the low bidders for propane and oil and Marc DeCoff seconded with all in favor of the motion.

MetroCast Update; eliminating analog services

For the Boards information, as of October 9th MetroCast will be eliminating all their analog channels. It will be necessary to have a digital television or a box will be needed for conversion of analog to digital.

Public Input I

None

Approval of Selectmen's Minutes

Marc DeCoff made a motion to approve the minutes of August 18, 2014 Public Session I as presented and Lou LaCourse seconded with all in favor of the motion.

Marc DeCoff made a motion to approve the minutes of August 18, 2014 Non Public Session releasing #2, 3 & 4 and R. Loring Carr seconded with all in favor of the motion.

Marc DeCoff made a motion to approve the minutes of August 18, 2014 Public Session II as presented and R. Loring Carr seconded with all in favor of the motion.

Marc DeCoff made a motion to approve the minutes of August 27, 2014 Public Workshop Session I and R. Loring Carr seconded.

A discussion followed with R. Loring Carr requesting amendments to items #1 and #2 stating that on items #1 & 2 he made a motion to reconsider and it was seconded on both that it should be put on record along with the vote 3-2 on both. Dave and Loring voted that the town shouldn't pay for the capital improvements of the safety equipment for the school; we were out voted but we were both clear that we didn't think that we should be paying for the school stuff. The school should pay for the school equipment on item #1 for the communication system for the school for the safety of the building.

Item #2; R. Loring Carr made a motion to ask the ZBA to reconsider action on the approval of 56' height variance for boat storage when Zoning only allows 35'. I felt it was not in the spirit of the Ordinance when the property has condition of hardship proven with balloons not visible by the neighbors. I think that we also talked about there is no View Ordinance.

David Hussey made a motion to amend the #1 & #2 minutes of August 27, 2014 Public Session I and Marc DeCoff seconded with all in favor of the motion.

Old Business:

Project Status Updates

Road Reconstruction

The ditching should be completed today on Alton Mountain Road. It will be another week or so for Hamwoods Road for the drainage which is going to need a lot of driveway culverts as most are rusted out. Frohock Brook Road is done but there is a need to make sure that all of the large rocks have been removed before paving. Trask Side needs to have some shoulder work and loam the edges where the drainage work was done; this should be completed this week. Echo Point Road is the last work of the year which still needs to be scheduled; noting that this road needs to be closed while some of the work is being done. This will need to be coordinated with every resident with Police and Fire located on site during the closure period. Expenditures began with approximately 1.1 million dollars with the new Warrant and monies moved forward. We have spent roughly 564K to date; Alton Mountain Road is in the range of 250K if the entire roadway is done; Hamwoods Road, 125K; Frohock Brook Road, 60K and Echo Point Road, 6K which won't be a lot of money, just a lot of coordination. If all of this is spent it won't leave much cushion moving forward. Russ will meet with Ken, drive the road; with all the ditch work that has been done it should help the water problems therefore we might want to shave a bit of work from Alton Mountain Road based on what has been done to date, finishing it up next year. The worst section is going up the Mountain as the rest is in good shape. Hamwoods Road has to be done and Frohock Brook Road needs to be completed in order not to waste the efforts that has already been done. E. Russell Bailey will talk with the contractor and report back to the Board.

Sidewalks

There will be a meeting with the curb and concrete contractor this week to walk the site again. The removal should begin around the first of October; 3 of the 5 Easements have been signed and there may be a need for a 6th Easement depending on the survey. The Easements that are not in yet; they are verbally approved but we haven't received the final paperwork back. The goal is to do from the Church all the way to the Telephone Company, then to the corner by the old Legion Building over to the Old Wolfeboro intersection.

Pearson Road Community/Senior Center

The roof is complete, the siding and windows need to be done on the Center. We have a contractor who volunteered to put the windows and doors in but can't do that work until the end of the first week of October; those need to be installed before the siding can be done. The Board will do a drive by to view the roof and notify Russ.

NH DOT Right of Way; Rte 11(Bay) Property Impact

We received notice of this issue a year ago July; the State is enforcing their right of way along Route 11 in the Bay on both sides of the road. We just found out that later in the year the State filed with the Registry of Deeds a list of all property owners regarding the encroachment. This has already impacted the property owners and will affect the assessed values of all of the properties. Russ will have Tom talk with the Board in reference to this issue. It was noted that you cannot adverse possess government land.

Police Grant

This is for the annual Speed Grant for the Police Department in the amount of \$4,492.80. Approval is needed for the grant and to have the Board Chairman and Town Administrator to sign the necessary documents.

David Hussey made a motion to accept the Safe Commute Project Grant authorizing R. Loring Carr and E. Russell Bailey to sign and Marc DeCoff seconded. R. Loring Carr noted on page 3 of 5 the paragraph Restriction on State Lobbying. All were in favor of the motion.

Halloween Schedule

Halloween is Friday, October 31st; the recommended hours from the Police Chief are from 5:30 PM to 7:30 PM.

David Hussey made a motion to accept the recommended hours for Halloween, Friday, October 31st from 5:30 PM to 7:30 PM and Marc DeCoff seconded with all in favor of the motion.

Senior Center Sign

The concept of the sign was approved 6 or 8 months ago but there was a concern that it needs to be clear that it is a Town Community/Senior Center. The Town of Alton will be added to the top as well as Community Action Program who runs the Senior Program, the others will be interchangeable. The Rotary Club is donating \$1,000.00 towards the cost with the rest coming from the donations made to the Center.

David Hussey made a motion to accept the sign as designed and Marc DeCoff seconded with all in favor of the motion.

Fire Truck Vote Reconsideration

R. Loring Carr noted that it was his understanding that three (3) Board members would like to reconsider the vote to purchase of the Fire Truck noting that the Fire Truck purchase was put on hold and it cannot be put on hold without the rest of the Board voting. An issue needs to be discussed with the Town Attorney on Thursday.

Marc DeCoff made a motion to put the Fire Truck purchase on hold until after talking with the Town Attorney on Thursday and Lou LaCourse seconded with a vote 2-0-2; with David Hussey and R. Loring Carr abstaining until Thursday.

New Business:

Town of Webster Letter

The Town of Webster is pushing this statewide resolution be supported and placed on the Warrant. R. Loring Carr read the resolution stating that he doesn't support it as it may lead the town back into a donor town. It was the consensus of the Board that they are **not** interested in supporting this.

Assessing Agreement

This is the agreement between the Town of Alton and Ralph "Skip" Cutting for Field Work, doing the measurements on all the buildings for the Assessing Office; each year one quarter of the town is updated in order to maintain the reevaluation requirements under the State Constitution. The \$12,000.00 rate remains the same as it has been in the past.

Marc DeCoff made a motion to approve the agreement for the Professional Services from May 1, 2014 to May 1, 2015 authorizing E. Russell Bailey to sign and R. Loring Carr seconded with all in favor of the motion.

Bowman Road; Use of Easement

Last year Bowman Road had work completed with an Easement at the bottom area just before the Mobile Home Park. Due to the runoff of the road in the paved area the park owner would like to block off an area to divert the water and wanted to make the town aware of this work. Ken Roberts has no issues with this proposed work.

Marc DeCoff made a motion to allow the Mountain View Park to erect the berms needed to redirect the water so his lots aren't flooding out and David Hussey seconded with all in favor of the motion.

Health Insurance Refund

A letter was received regarding a refund for Health Insurance in the amount of \$31,695.43; it has not been received yet but will go into the general fund; it cannot be used in any other way as it covers years other than 2014. Approximately 100K was received last year. The Board acknowledged the anticipated refund.

B & M Park Path; NH Electric Coop

The B & M Trail that goes out to Route 28 by Hannaford's has a wood fence which the Co-op needs to install an air break switch that needs to be accessible for restoration during a power failure. There is a need to make an opening in the fence; the recommendation would be to approve with either putting the rails back or a gate in its place as there is a drop off in that area which is a safety concern.

Marc DeCoff made a motion to approve the request from the Coop and require putting a gate in place to access the switch and Lou LaCourse seconded with all in favor of the motion.

Tax Map Annual Agreement

This is for the Annual Tax Map Agreement; by state law the tax maps have to be updated each year and the amount is in the operating budget under the Assessing Department.

Marc DeCoff made a motion to approve the 2015 Tax Map Maintenance Contract for the Town of Alton, not to exceed \$2,625.00 and to authorize E. Russell Bailey to sign and David Hussey seconded with all in favor of the motion.

Special Event Application; WOW Fest 2014

The Special Events Application for the 2014 WOW Fest which is a bicycle run around the lake. It will have a water aid station on the island area across from Shibley's. The bikers will pull in off the road.

David Hussey made a motion to approve the Special Event Application for the WOW Fest as long as they use the parking area off the road and Marc DeCoff seconded with all in favor of the motion.

Waiver, Map 12 Lot 98 Class VI Road; Drew Hill

By law, in order for a Building permit to be issued the waiver needs to be signed by the Board and that they sign a waiver that they will be responsible for all maintenance and **not** hold the town liable for any issues on the road. There are noted safety concerns from the Fire and Police Department. The recommendation would be to approve the waiver with the conditions set by the Fire Chief and Police Chief.

David Hussey made a motion to approve with the conditions set by the Police Chief and Fire Chief. A discussion took place regarding the conditions; it was determined that it would be so that, Police sedans can access the house after construction and so a fire truck can turn around (a "T") and Marc DeCoff seconded with all in favor of the motion.

Pole Petition; Woodlands Road

R. Loring Carr made a motion to allow the NH Electric Coop to install a 4" conduit under Woodland Road, Lic. No. 3573 and Marc DeCoff seconded with all in favor of the motion.

It was noted that anything that they disturb they have to restore.

Public Input II

Elizabeth Cantrell, Baysider Reporter questioned the dollar amount of the Police Grant which was \$4,492.80 and she also inquired as to further information regarding the reclaiming of the Route 11 state property asking if the town having any legal standing to the matter.

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. The Board was polled in the affirmative and Marc DeCoff seconded with all in favor of the motion.

The meeting adjourned at 7:10 PM.

Respectfully submitted,

Mary K. Jarvis

Mary K. Jarvis
Recording Secretary