

## **BOARD OF SELECTMEN**

**April 8, 2019**

## **MEMORIAL BUILDING**

**4:00 P.M.**

*The following are to be considered draft minutes until approved by the Board.*

The meeting was called to order at 4:00 p.m. and opened with the Pledge of Allegiance.

Selectmen present: Dick Hendl, Chairman; Tamara Butcher, and George McCusker.

Others present: Whit Smith, Leigh Callaway, Angela MacCreighton, Marla Binzel, Olivia Weathers, and Mike Lawlor.

Leigh received an additional \$739.00 for the 250<sup>th</sup> Charitable Trust. \$600.00 donated by Sugar River Bank for Rubber Duck Race cash prizes and \$139.00 from the donation jar from events of the last two weekends. Tamara moved to accept the \$739.00 donations, seconded by George and unanimously approved.

Leigh reported now that Angela MacCreighton is the Town Treasurer, she had to step down as a Trustee of Trust Funds. Susan Chiarella, a current trustee, has taken on what Angela did for the charitable trust, but does not have the time available to continue. Marla Binzel has agreed to become a Trustee. Leigh recommended Marla as a Trustee of Trust funds. The Board unanimously approved the appointment of Marla. She will need to be on the ballot for the March 2020 elections to serve the remainder of the term. Appointment paperwork was completed and signed.

Dick extended appreciation to Leigh for his efforts in getting the clock and the bell serviced and working at the Town Hall. Leigh reported the issue with the bell was related to the ropes that run the bell. The large rope rings the bell, the little rope bangs a hammer against the bell. Someone pulled both ropes and caused the hammer to jam. Leigh will post information as to how to use the bell. The clock was cleaned and oiled. It stopped a couple of times when Mr. D'Avanza was present. Leigh will be watching the clock to be sure it keeps on running. It is an "8-day clock" that needs to be wound once every 8 days and should be serviced every 5 years.

Fay and Alan George: Fay apologized to the Board for missing the time frame to finalize details for a planned arrangement to remove several items from the property on Main Street. Fay stated she was called out of town for work and thought the matter was being taken care of. Fay explained she also had requested the Board reconsider the remaining items on the list, as some are big ticket items and costly to replace when starting over. She said she had been told it was mentioned the town lawyer at the court date, perhaps the Selectmen would revisit removal of items buried in the snow. Tamara stated the Selectboard had a lengthy discussion regarding the request to remove more items. One board member was adamant there had been plenty of chances for belongings to have been removed from the property. Another member felt the 5 items noted as heirlooms on the list could be removed, and the other Board member "pushed" for a couple more. In a vote of 2 in favor, 1 opposed, the Board approved removing the top 8 items on the list. Payment for Police Detail was to have been made prior to the pre-arranged

appointment, so when the payment was not received in time, the appointment was canceled. Tamara asked the Board for their comments. George stated he has been the one against removing any items due to safety concerns. At least six months has gone by since this whole process began, and he feels the Board has been fair enough during that time. Dick stated he is the one who agreed on the first five items. It gives him no pleasure to have to do so, but he agrees the Board has been more than fair and he agrees no more visits. Dick suggested once an arrangement is made with a contractor to clear the lot, perhaps Fay can arrange something with them. Tamara stated she was the one who felt the top 8 items should be removed, as she can put herself in this position and understands the emotional attachment, but there have been several opportunities for belongings to be removed. = The Board unanimously agreed they will not allow any more visits to the property. Fay and Alan thanked the Board for their time. Fay reported they are making headway in putting money aside to repurchase the property when the time comes and are aware of the additional costs the clean up of the property will incur.

Kennebec Lumber: Olivia Powers stated she is disappointed in the process of the noise issues at the mill. They have not been responsive to her e-mails. Scott Piper offered to keep in touch with her and she has not heard back from him. Things seem to have been at a standstill while Scott was on vacation. She wants to be able to be outside with her kids and enjoy her property. Dick reported the Board got an e-mail from Scott. He has asked Scott for more specifics as to what the plans are. Dick would like to suggest a temporary offer until the details are worked out and that would be for the kilns to operate 7 to 5 Monday through Friday, 8 to 2 on Saturday and not at all on Sunday. Whit noted the fans probably have more than one speed and maybe the noise could be alleviated by lowering the fan speed. Olivia stated she has knowledge that the fan speeds were increased. Mike Lawlor stated the new owner seems to be pushing twice as much wood as before as he sees a lot of wood going by his house. Dick stated he was out there yesterday and feels the noise was at a quantifiable level. Zoning states specific noise found to be obnoxious is not allowed. George stated it seems the problem comes from when they ramped something up, and that is where this problem stems from. In discussion it was noted volumes of wood processed are on record and the mill should be able to acknowledge the increased amount. They also should have records of how they have changed the fans on the kilns. They have been made aware and acknowledged there is a problem. The Board would like a schedule and plans to ameliorate the problem. Olivia stated she has given permission for them to come to her property to test noise levels which they have not done. She has taken readings at various places on her property.

REPORT from ZONING COORDINATOR. -- Board of Selectmen - Monday, April 8, 2019. Here is a summary of permit applications and Zoning Coordinator activity.

Application for Permit – Acted Upon, APPROVED

NONE.

Applications Received, But NOT Acted Upon.

1. Weathers, Route 4A. Referred to BOS to hand off to Planning Board for consideration of whether there is a business being operated on the property.

Other Matters.

A. Attend meeting of Zoning Board of Adjustment.

B. Inquiry from property owner (Route 4A) requesting a meeting to discuss next steps regarding placing or building an addition on the back of existing structure. Zoning Coordinator is familiar with the property. This matter will be referred to BOS to hand off to Planning Board for consideration of whether there is a business being operated on the property.

C. Inquiry/request for meeting from property owner (and owner's agent) regarding construction of a residence on Main Street near the shore of Kolelemook Lake.

D. Preparation of notes regarding history of zoning enforcement in Springfield, NH, per inquiries from members of both the Planning Board and the Board of Selectmen. Compile partial list of business activity in Springfield. Meetings with members of the Planning Board to gather history of events and previous efforts to develop processes for enforcement (failed). Review all zoning applications and inquiries received since July 1, 2016.

E. Attended "work session" of Board of Selectmen to review current process for Zoning Application and consideration of factors, among other things discussed at the work session.

F. Visit Weathers' residence on Route 4A to listen to noise coming from Kennebec lumber mill.

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Whit reported that following the April 4<sup>th</sup> work session he has given a lot of thought to the points brought up by some Planning Board members and Board of Selectmen. He is not in favor of using one process (Zoning Permits) to rectify the failure of another process.(Site Plan or Special Exception Approval). The Zoning Permit process is working well. A process for dealing with non-compliance issues needs more work. Whit stated residents with suspected businesses need to be approached directly rather than using an almost "good enough" zoning permit application that is used to comply with zoning setbacks. Former leaders had indicated a Zoning Permit would not be approved for proposed structures when business use was evident on a piece of property. This was not happening in every case and Planning Board members have expressed concerns discussed at length at the work session.

Whit reported he has an application for Weathers for a shed for their pool. He noted there is a backhoe at the property. Mr. Weathers has a Site Plan and Special Exception to operate his business on property next door. As per discussions that have taken place, he has referred the application to the Selectmen for review of compliance. He feels it would be "ridiculous" to

consider there is a business being operated from the Weathers' residential property when he has a permitted business next door.

He and George met with Corey Swenson regarding an application to place a double-wide home on his property. It was noted there is heavy equipment stored on the property that Corey says he uses to do jobs. Corey has been advised to have a consultation with the Planning Board on April 18. Whit does not feel the placement of his home should be held up. The process of the zoning permit should not be used as the "lever". This is not an all or nothing process.

Whit stated he has ideas for a tri-fold newsletter to make people aware of the zoning requirements and compliance. He feels the same level of energy that is being used on critique of the process should be spent enlisting the town folk to get on board. There are plenty of ways to use existing rules to make the process better.

Dick stated he is working on drafting letters to residents that have been identified with issues. He is not in favor of holding up the zoning permit until there is a fair and clear process for everyone. George is concerned about how to get people in here. Whit stated it begins with neighbors and citizens who make a complaint or raise awareness. The Board of Selectmen are elected to enforce the ordinance. A program of awareness and education will be developed. Dick stated he approves continuing the current process of permitting applications, with the twist that the person with equipment or other form of home business be identified and the Board of Selectmen would follow up with a letter. George and Tamara agree.

The Board agreed to process the permits for Brooks Weathers, and Corey Swenson.

Wayne Smith, of Hogg Hill Road addressed concern with internet speed. He has poor internet speed at his residence and has spoken to Consolidated Communications many times. They have no plans to upgrade the service on Hogg Hill Road. Comcast terminates at the town line. He has done some research and has spoken to Comcast representatives. They won't talk directly to him, but they will speak to a Selectboard member. They told him they will not do any engineering studies until they have a franchise agreement with the Town. He wants to know what can be done to get Comcast to investigate coming to town. Whit reported the ad hoc Internet Committee during their research reached out to Comcast twice, but did not hear back. A report from the committee has been provided to the Planning Board. Whit stated the committee did a small survey and felt the results were a good sampling of the town. Dick asked what outcome Wayne is trying to get. Wayne would like to find out if Comcast has interest in Springfield as a potential franchise site. They will need to do a market analysis and engineering study. Tamara sees no harm in talking to them if there are no cost obligations. George stated he has no problem with making contact. Dick offered to make contact. If there is any cost, he will stop until there is further discussion with the Board. Wayne gave Dick the contact information. Whit recommended if they say there is not enough population density to interest the company, then that is something viable to take to our State representatives to address. Dick will present his results at the next meeting.

Minutes of March 25, 2019: Motion by Tamara to accept the Minutes as written. Motion seconded by George and unanimously approved.

George reported the biomass plant (Springfield Power) is facing a temporary shutdown. He believes the plan is to work through the pulpwood that is on site.

Dick reported he would like to get the process moving for the site work at the Highway Garage. He requested that George work with the Road Agent, Peter Abair, to prepare the RFP. He would like to get the RFP out in May. Dick shared sample documents with George and asked him to also get in touch with Darrin Patten and Ken Jacques, as they have good ideas about possibilities for the site.

Fire Department: Tamara reported the old tanker was purchased for \$4,000 and is gone.

George reported

Zoning: Organizational meeting only.

Conservation: Most of the conversation was about Old Home Day.

Cemetery: Meets tomorrow.

Buildings and Grounds: The board discussed hiring someone part-time to take care of mowing the town grounds and caretaking at the cemeteries. There was discussion as to whether the Cemetery Commission should oversee this employee or Peter. George felt Peter should be in charge. Tamara and Dick addressed their concern that Peter has enough to worry about without mowing the lawns. Taking care of the details of the cemetery grounds didn't work out as well as planned in the past. George stated he has spoken to several people about a position, but no one seems to be interested. Curtis Huff applied a while ago. The Board agreed for George and Peter to interview Curtis. Starting pay at \$15.00 per hour, with a review in 3 months. Tamara and Dick agreed the position will not be under the auspices of the Road Agent, but that George will coordinate the needs of the Cemetery Trustees and buildings and grounds.

Correspondence:

Board reviewed the information received from the attorney who prepared a bond opinion for the town for the recent bank loan for the Fire Department Breathing Apparatus loan for \$99,000.

The Board is concerned with the amount the bond opinion cost and agreed it was in excess of the town's needs. Dick has been in contact with the State Treasurer, the NH Municipal Association, and Sugar River Bank, and the feeling is the extent of the opinion received was way over the top of what the bank required or what the NHMA or State Treasurer has seen for such a small loan amount. Dick has spoken with the firm regarding the fee for the bond opinion and is waiting for a response.

The Board received an e-mail from Mr. Pariseau addressing concerns with the number of unregistered cars and other unsightly debris stored on abutting property Map 49; Lot 628-198 owned by R. Stone. The Board is aware of the issue and have pictures of the site. A letter will be sent to the owner.

Signatures:

Yield assessment reviewed and signed – Abair

Town of Sunapee Transfer Station Contract signed

George noted the recent tea party put on by the 250<sup>th</sup> Committee was a very nice event and people had a lovely time. He wishes attendance had been higher. He was impressed the event was complete with china teacups. The Historical Society did a good job at displaying historical information and artifacts.

There being no further business, the meeting adjourned at 6:05 p.m.

Submitted by,

Janet Roberts,  
Administrative Assistant