

BOARD OF SELECTMEN
MEMORIAL BUILDING

APRIL 13, 2015
6:15 P.M.

Selectmen present: Donald Hill, Chairman; George McCusker, and Leigh Callaway.
Others present: Diane Frechette, Real Estate Appraiser from NH Department of Revenue and George Hildum, Real Estate Assessor for the Town.

Pete Abair, Tom Duling and Deborah Blesdell arrived at 7:00 p.m.

Diane reviewed assessment review standards with the Board. The Department of Revenue will be doing assessment review independent of the revaluation process being done by Avitar Associates. Their sampling will be based on sales and building permits reviewing general accuracy of the data in the assessment files. Diane will also review files for current use, and exemption and credit compliance.

George reported that Avitar had hoped to be further along with their review process then they are with data collection, but the heavy snow slowed them down. They plan to be back the beginning of May. Things look fine in terms of timing for completion.

Deb Blesdell spoke to the Board about holding a dog contest at Old Home Day. She plans a fun contest where everyone wins a prize. She questioned if there was some sort of waiver that participants needed to sign. She will put together contest rules. The Selectmen will check with the town's insurance and town counsel about liability and waiver questions.

Pete Abair reported repairs for the white truck is \$3200.00 so far this year. The truck has a new spreader chain, turbo, clutch plate, oil pan, king pins and shocks. For the year of the truck it is in really good shape. The estimate on engine rebuild is \$8,000 and possibly another \$2,000 to replace the radiator. The truck is not worth anything the way it is. Pete can get by this summer without it, nothing needs to be done right away, but he cannot operate with only two trucks in the winter. There would probably be a one year warranty with the rebuild. Leigh presented a spreadsheet with several possible scenarios for repair or replacement. There is no money appropriated in the budget to do so. Pete's paving estimate has come in a few thousand dollar less than before Town Meeting, but due to the harsh winter, wages and fuel are up. George stated that there is no need to hurry to do this. It needs to be looked at carefully. He has spoken to multiple mechanics who don't think it is worth fixing. We have all summer long to look for a used truck. Pete felt if the truck were repaired that it could be kept on the road another 2-3 years. Don agreed there is no rush to do anything tonight. George stated Bryan O'Day and Chuck Fay have expressed an availability to do a rebuild. Pete noted that Chuck doesn't have the appropriate insurance to work on town equipment. George stated he felt that could be taken care of. Don suggested that Pete give Bryan and Chuck a call to come look at the truck, and in the meantime to start looking to see if something used is available.

Leigh reported that the CIP is heavy with anticipated expenses next year. Pete stated that is why he would like to consider repairing the white truck and extending replacement out another 2 years.

Leigh reported since there is no budget line appropriation for a new vehicle, an appropriation for a truck could be made with a request to the Department of Revenue for an emergency appropriation. This requires a meeting with the budget committee. A letter of request must identify the revenue source. The fund balance might be a possible source.

Don commended Pete with a great job this winter and spring.

Minutes of March 23, 2015. George moved to approve as written, seconded by Leigh and unanimously approved.

Unfinished Business/Project List: The Board voted to continue the meeting to 2 pm on Wednesday, April 15th to dedicate time to review the project list.

Building Permits: Brunelle – Bowman Road. Motion by Don to request the building permit be resubmitted with documentation and measurements that match what was submitted and approved by the Zoning Board. Motion seconded by Leigh and unanimously approved.

T-Mobile – Oak Hill Tower: Tom reported they are locating another antenna about 1/3 of the way up the tower. A structural analysis was included. The structure meets loading requirements. The Board voted unanimously to approve.

The Library Trustees have requested the appointment of Harriet Callaway as an alternate trustee. So moved by Don, seconded by George. Don and George approved the motion. Leigh abstained.

Cemetery Trustee report: George reported Tim Hayes can no longer serve as a cemetery trustee as he no longer lives in town. Rick Corbett has agreed to step in. The Board will wait for word from Dale Milne.

Yield Tax: The Board discussed the report of cut for Garfield. The matrix submitted reflects difficult access as a consideration when assessing the timber harvested. Don moved the Town's policy has been to take the middle ground on all timber harvests and reduce the costs to the town by not employing a town forester. Quite often timber is taxed at a low enough rate that most find acceptable. There is the ability to challenge a yield assessment. The motion was seconded by George and unanimously approved.

Disabled Property Tax Exemption: The Selectmen received a request for exemption. The application was denied. The town does not currently have exemptions for disabilities. This needs to be approved by the voters. Motion by Leigh to investigate the criteria and possibly present as a warrant article at next year's town meeting. Motion seconded by Don and unanimously approved. Leigh will add this to the unfinished business list.

Leigh reported the Library investigated the 501C(3) status. Towns qualify as tax exempt organizations and donations made are tax exempt. There are no 501C(3) or other filings or approvals necessary. If a donor needs a receipt they need to request something in writing for donations over and above a certain dollar amount.

State of NH DES has contacted the Town Office regarding the 5 year test as a Public Water Supply. Since the Kindergarten is no longer housed here the occupancy numbers are borderline as to the requirements. The fee is currently around \$85.00. Leigh moved to approve to continue the Public Water Supply Inspection. Motion seconded by Don and unanimously approved.

Primex Representative, Sally Tanner, met with Janet regarding property liability and workmen's compensation insurance coverage. The Town used to be covered by Primex and a representative stops by annually to see if the town may be interested in switching. The Board would like to get the names of three towns that have switched for a reference. Don noted that switching from the current policy through Property Liability Trust may add an additional layer of complication with dividing up contacts etc.

The Board reviewed 911 addressing issues that have been brought to the Town's attention with an address on Shore Drive and Sanborn Hill Road. At the recommendation of the E-911 management a letter will be sent asking for voluntary cooperation in renumbering. Motion approving the above made by Don, seconded by George and unanimously approved.

Application for Solar Exemption has been reviewed, and found to be complete. George Hildum has recommended approval. Motion by Don to approve, seconded by Leigh and unanimously approved.

Notice from Peter Abair regarding a culvert failure on Sanborn Hill Road. Don approved and signed a letter requesting repair.

Leigh noted he would like to hold a staff lunch for everyone who uses town owned computers to brief employees as a proactive thing regarding computer security. He will speak to Mike at Certified Computer Solutions to see if he would like to come too. Motion approving the above made by Leigh, seconded by Don and unanimously approved. Selectmen authorized Leigh to go ahead and set a date and make arrangements.

An updated E-911 Liaison form was approved and signed by the Board.

Intent to Cut Timber form reviewed for Michael Howard. Cutting has already taken place. The application was not dated. The Board agreed to sign the Intent after Michael has come back in and dated it.

George reported the Conservation Commission met with Brooks Weathers regarding logging in the Kinsley Lot next year. Discussion is taking place about selective cutting, etc.

The Conservation Commission will host Green-Up Day on Saturday, May 2 from 9-11 a.m. There will be someone at the Fire Station to hand out bags and coordinate clean-up routes.

George stated he attended the Easter Egg Hunt and he was informed there may not be an Old Home Day because there was not enough volunteer participation. Don reported at the Spaghetti Dinner this weekend the decision was made to proceed.

Leigh noted on the way out the door of the spaghetti dinner he overheard someone telling some people they couldn't go upstairs. He says he had made the statement that it was ok for people to be up there. In thinking about it afterwards, he recommended and the Board agreed that the organization using the hall has oversight. The Board discussed there is concern about young children being unattended and concern about misuse.

At 8:30 p.m. the Board voted to continue this meeting to Wednesday, April 15, 2015 at 2:00 p.m.

Submitted by,

Janet Roberts
Administrative Assistant