

BOARD OF SELECTMEN

SEPTEMBER 10, 2018

MEMORIAL BUILDING

4:00 P.M.

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

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

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

Others present: Mike and Judy Lawlor, and Whit Smith.

Tamara stated she appreciates everyone's willingness to participate in the Pledge.

Firewood: There were no bids received for the firewood. The Board briefly discussed options. George suggested perhaps the highway department could bring the wood out and have it available for the 250th Committee to raffle. No decision was reached, and the matter was tabled.

REPORT from ZONING COORDINATOR. -- Board of Selectmen - Monday, September 10, 2018.
Here is a summary of permit applications and Zoning Coordinator activity.

Application for Permit – Acted Upon, Approved:

1. Almas Juntas Trust, Cynthia Wentworth, Trustee, 2291 George Hill Road; Mark Sanford (son) wants to build a second "shed" at the back of large lot (33 acres). Zoning Coordinator has been out to the site and has reviewed the plans. There are no setback issues and no wetlands issue. The structure will be less than 35' high.
APPROVED by Zoning Coordinator pursuant to delegation of authority.

2. Olivia Weathers, 2386 Route 4A; REVISIONS to application for 16' x 40' swim pool – applicant neglected to include concrete apron and small "pool shed" in original application. Zoning Coordinator has been out to the site. Location is marked and staked. There are no setback issues and no wetlands issue. The structure will be less than 35' high.
APPROVED by Zoning Coordinator pursuant to delegation of authority.

Application for Permit PENDING:

3. John & Rhonda Condon, 33 Homan Rd; application for zoning permit to build garage. Appointment to visit land owner at site on Sunday, September 9. Confirm distance to side lot line to make sure there is no issue with setback requirements.

4. Anna Hutton & Mark Hiatt, 113 Town Farm Rd; application to add deck (8' x 12') to the back of small cabin. The cabin appears to be an existing structure in designated wetlands 100' buffer. Scheduled meeting with land owner(s) to discuss alternatives available to proceed with the project – necessary steps in order to obtain a Zoning Permit.

5. PREVIOUSLY REPORTED: Christine Austin, 140 Woodcrest Road (Private); Application to the Planning Board for Conditional Use approval to allow the ground (basement) level to be considered an Accessory Dwelling Unit.

6. PREVIOUSLY REPORTED: Bryan O'Day, 15 Stryker Road; Application for conversion of single family dwelling unit to two-family dwelling unit.

Other Matters.

A. Inquiry from property owner on George Hill Road regarding activity on neighboring lot where owner appears to have been clearing timber in preparation for building or development.

B. Inquiry from property owner on Hogg Hill Road regarding building a carport attached to existing garage structure.

<< RWS 09/08/2018 >>

Whit reported he has met with John and Rhonda Condon, and measured side-yard setbacks. The proposed garage will be 45-46' from the property line. There are not wetlands or shoreland issues. He recommends approval of the application. Application approved and signed.

Whit will be meeting with Anna Hutton and Mark Hiatt to assist them with completing an application to the Planning Board.

The Planning Board will be hearing cases for Brian O'Day and Tunis LLC at their meeting on September 20th. Whit produced a copy of the public hearing notice as there had not been one posted. Whit stated that the applications were timely.

Whit reported he has shared notes regarding the recent meeting of the *ad hoc* Internet Committee.

Dick reported the 250th Committee has contacted a professor at Colby-Sawyer for the potential of students coming to help with projects of the Committee. Dick noted there is a potential for 3-4 students per semester. Dick wondered if perhaps the Internet Committee could make use of the assistance. Whit thought perhaps one or two students could assist with research. There seems to be a lot of mystery about the rules of municipal participation in NH. Tamara felt it would add a level perspective to the committee. Whit commented that there is a vast diversity of backgrounds from the participants on the committee.

Minutes of August 27, 2018: Motion by George to accept as written, seconded by Dick, and unanimously approved.

Carter Brook Road: Tamara spoke to Peter Abair. Peter reported gravel has been put down, and the road looks better. The logger left a message for the Cote's but have not heard back. Dick stated he also talked to Pete and has e-mailed Mrs. Cote. George noted his concern with the road after the rain that is predicted. Pete will continue to keep an eye on the road.

Roof Overhang: "Kudo's" were extended to Peter for the roof overhang he has done at the highway garage. Dick suggested, and made a motion to pay for the expenses out of the funds left from the roofing project. Motion seconded by George and unanimously approved.

Pete has spoken to Dick about a third person for the highway department and has some candidates in mind. Full-time versus part-time needs to be worked out. George suggested waiting until spring to hire. Ed Abair has always been willing to plow when needed in the past and perhaps he would be interested this year.

Freightliner in Lebanon has a used 2009 truck for \$35,000. It has all been gone through, sand-blasted and painted. They will bring it for Pete to look at. They most likely are willing to give us something for a trade-in.

Dick reported IKO has sent their decision regarding the warranty on the old shingles at the Town Hall. They have denied the claim for poor ventilation in the attic space.

Dick has received a quote from Mason for \$5,100 for the upstairs of the Meetinghouse, which includes some of the work Mason has already done. He suggested perhaps waiting to see if the funds for the lift come to fruition, as there may not be a need to heat the second floor. He suggested encumbering the funds at the end of this year.

Coverage for elections: George will be there from 8:00 a.m. to 5:00 p.m. Dick will do from 3:00 to 7:00 and he is counting. Tamara will attend as her schedule permits. She has a meeting tomorrow afternoon.

Board and Department Updates. Board members reported on their respective Boards.

Cemetery: George stated the Commission recently met. The new Davis Hill Cemetery sign has been installed. Everyone on the Commission likes it and they have received many favorable comments.

The Commission has received permission from landowners abutting Pleasantview Cemetery to take down some trees in danger of causing stone damage. One of the landowners wants to keep the wood. Peter Abair will cut the trees. The mowing is a little behind in the upper cemetery, but not bad for this time of year. Peter will fill in some holes there. The Commission will be looking for someone else to do the stone cleaning and repair. They have tried to contact Stone Vault many times. Stone Vault has not returned to do the work they said they would and they have not returned their calls.

Tamara noted she had met with a Mr. Colby who has a revolutionary war family member buried in the cemetery. They found his grave and he would like a revolutionary war marker there, which she will take care of. Mr. Colby cleaned the stone of his family member and told her of the product he used. She is willing to learn how to use the product and will volunteer her time to clean some of the stones.

The Commission is also trying to see if they can find any documentation about where the markers they purchased for unmarked graves should go. Unfortunately, Frank was the only one who knew the location. Dick suggested if locations cannot be determined, perhaps there is a spot where the markers can be displayed.

The Cemetery Commission and Conservation Commission are hoping to get together and schedule some hikes as part of the efforts of the 250th Committee for events in 2019.

While the discussion was taking place, Whit found a website for the NH Cemetery Association that listed cemetery suppliers and contractors around the State that may be useful to the Commissioners.

Conservation Commission: George reported he had not attended the meeting. The Commission was going to be doing some research with DES regarding perched beaches.

Signatures: Tamara signed the contract for Auctions International for sale of the fire department tanker.

Miscellaneous Business:

Tax Deeding: Tamara reported out of the 13 properties in jeopardy of being tax deeded, one resident has paid the amount due. One is renegotiating a loan with the closing expected to be complete before the end of this month. One paid off a large portion of the bill, but were asked show up to meet with the Board. The property with 50/50 interest by separate families has given verbal agreement to pay the other owner's share if it is not paid in time, and one owner has confirmed the appointment. Two certified letters were returned unclaimed. Letters were sent both certified and regular mail.

Stoney Brook Road Status: The Board has reviewed the very comprehensive report submitted by Chief Julian. Speed bumps that can be removed in the winter has been suggested as a possible solution. The Board needs to look into whether speed bumps can be used on public roads. Tamara suggested a speed table if a speed bump is not permitted.

At 5:00 p.m. the room was cleared and motion made by Tamara to enter into non-public session per RSA 91:A3 – personnel. Motion seconded by Dick and unanimously approved.

At 5:30 p.m. Tamara moved to return to public session. Motion seconded by Dick and unanimously approved. Dick moved to seal the non-public minutes, seconded by George and unanimously approved.

The meeting adjourned at 5:30 p.m.

Submitted by,
Janet Roberts