

SELECTMEN'S MEETING – MARCH 4, 2009

*Minutes are not final until reviewed and approved by the Board.
Review and approval of minutes generally takes place at the next regularly scheduled meeting.*

ATTENDANCE

Selectmen Nancy L. Carlson, Bruce L. Tatro, and Deborah J. Davis. Town Administrator Elizabeth Fox also was present.

FINANCIAL MATTERS

Selectmen reviewed and approved accounts payable and payroll manifests.

CALL TO ORDER

Chairman Carlson called the meeting to order at 6:15 p.m.

INFORMATION

Impacts of SB2 Selectmen reviewed a chart prepared by the NH Public Center comparing impacts on local appropriations of SB2 versus Town Meeting or Town/City Council.

Carpenter Home Selectmen reviewed monthly financials for the Carpenter Home.

Southwest Region Planning Commission dinner Selectmen received notice of the quarterly dinner. Speakers will focus on lessons learned from the 2008 ice storm. EMD Bohannon will attend. The registration deadline is March 11.

SWRPC training, "Tools for Sustainable Development" Selectmen received notice of the Saturday, March 28th training. The registration deadline is March 20.

CITIZEN CONCERNS – none pending

DEPARTMENT REPORTS – none scheduled

APPOINTMENTS –

6:15 -- 6:20 Assistant Solid Waste Manager Steve Stewart (see **OLD BUSINESS**)

NOMINATIONS – notice has been posted requesting nominations for the Conservation Commission, CIP Committee, SRDD Advisory Board, Open Space Committee, Recreation Committee, Cable Commission town representative

CONFIRMATIONS – Town Treasurer

ENFORCEMENT – none scheduled

PUBLIC HEARINGS – none scheduled

CONSIDERATION OF OLD BUSINESS

Appointment of Town Treasurer Selectmen reviewed a draft written agreement, prepared by Fox pursuant to RSA 41:26-e, confirming re-appointment of Treasurer William Hutwelker. Selectmen also reviewed and approved position description, revised to reflect the changes in the position selection method approved by the Town.

Motion by Tatro to appoint Hutwelker to the position of Town Treasurer, pursuant to RSA 41:26-e and execute the written agreement – Attachment #1. Second by Davis. All in favor.

Non-public Session- RSA 91-A:3IIa (see **NON-PUBLIC SESSION**)

Moore Nanotechnologies conservation easement Fox reported that the Town's insurance carrier has concerns regarding the indemnification and insurance clauses proposed in the draft easement. Fox has asked the carrier to talk directly with Town Counsel to develop satisfactory language. For follow up, Fox will place this item on the Board's March 25th agenda.

Gocht septic system Selectmen reviewed February 27, 2009 correspondence from Russ Gocht, as well as advice to the Board from Town Council (September 2, 2008 and November 11, 2009 correspondence).

Fox summarized a follow-up conversation with Town Attorney Fernald. Town Attorneys Fernald and Bradley continue to feel that a repair to the septic system serving the existing cottage would not trigger action of the Board. The attorneys advised Fox of their opinion that installing a modern, physically smaller septic system would be an improvement, as would be indemnifying the Town (offered by the Gochts). Fernald continues advise if Selectmen doubt they have authority to conduct public hearings pursuant to RSA 41:14a.

Selectmen discussed the separate nature of the two major issues posed by the Gochts – the first, proposed changes to structures on the property, and the second, proposed changes to the leach field sited on Town property. Board members agreed that Selectmen will make no recommendations to the ZBA regarding the Gocht application for area variances or request for re-hearing of the ZBA decision. The Gochts have stated that they will not change the septic system if they are unable to attain ZBA approvals. Selectmen agreed that no Board action is appropriate until the Gochts are ready to alter the septic system.

Selectmen discussed the terms of the Town Meeting vote and the easement that granted the right to construct and repair a leachfield on Town property. Tatro noted that the original septic system approval (1978) showed the system being constructed on the Gocht parcel. Regardless of construction plans, all agreed that a modern septic system likely would be an improvement over the nearly 30-year-old existing system.

Although the property currently is used as a vacation home, Selectmen acknowledged a high likelihood that it will become a year-round residence in the future.

Selectmen re-affirmed their desire to amend the easement document so that it represents the actual location of the leach field location. Board members agreed to decide how to address changes to the leach field when the Gochts are ready to make the changes.

Public uses of Mt. Caesar lands Fox reported that she is preparing background information for a committee formed to consider uses of Mt. Caesar lands left in trust to the benefit of the Carpenter Home. Selectmen discussed the committee's charge.

Motion by Tatro to appoint members, including Theresa DiLuzio, Bruce Bohannon, Mike Lilly, Dan Zeh and Jeffrey Goller and authorize Fox to mail letters of appointment. Second by Davis. All in favor.

Implementation of budget results from official ballot voting Selectmen and Fox discussed making preparations to adjust the Town budget, as a consequence of likely shortfalls in State funding. Fox will confer with department heads, and encourage development of creative approaches for accomplishing critical Town services.

The group discussed the Carpenter Home. Topics included sources of funding, an increased tendency for citizens to care for elderly relatives themselves, the status of income-generating investments, and necessary capital improvements.

State Representative Carlson received the Board's support for her intention to advocate for continued funding of home-based community services and local staffing of UNH Cooperative Extension, and to advocate against the proposed hiring of additional corrections officers.

CONSIDERATION OF NEW BUSINESS

Page Homestead project Community Development Block Grant Five easements are required for water/sewer service to the Page Homestead senior housing project. Fox outlined the process used to solicit appraisers to evaluate the easements; the cost will be funded by the block grant.

Motion by Davis to award the \$1,500 contract to Fran Chapman. Second by Tatro. All in favor.

Applications for Elderly Deferrals Selectmen reviewed applications from owners of Tax Map 72-9-313, 18-234 and 41-29. Fox reported that two of the applicants have received deferrals in the past; interest is set by statute at 5% and the Town holds liens on the properties. Where applicable, mortgage holders have approved the deferrals.

Motion by Davis to approve the deferral applications. Second by Tatro. All in favor.

Carpenter Home RFQ Selectmen reviewed a revised draft RFQ for a certified building heat loss, boiler and water heater replacement for the Carpenter Home. Selectmen recommended that Grounds & Facilities Maintenance Supervisor Faulkner make any remaining typographical corrections, and release the RFQ.

Audit Questionnaire Selectmen responded collectively to the auditors' questionnaire. Fox will compile and submit the group's responses.

Repairs required to Recycling Center baler Assistant Solid Waste Manager Steve Stewart presented an estimate of \$1,275 for repairs to the old baler. Stewart reported that S. Self reviewed the estimate, and deemed it reasonable.

Motion by Tatro to approve the expenditure. Second by Davis. All in favor.

Mill K plantings Selectmen authorized forwarding to the Conservation Commission the list of suggested plantings provided by Jim Phippard.

Property tax accounts Selectmen reviewed accounts in arrears, and authorized Fox to prepare letters for Selectmen signature to property owners confirming the risk that these outstanding taxes pose to their property and to request action to address these outstanding bills.

CONSIDERATION OF MINUTES

Motion by Davis to approve the minutes of the February 25, 2009 regular meeting and non-public sessions. Second by Tatro. All in favor.

CONSENT AGENDA

1. Event Permit #2009-03, Cheshire Figure Skating Club.
2. Intent to cut, Tax Map 5, Lot 1
3. Letter to Devoid; applications of rents

Motion by Davis to approve the consent agenda. Second by Tatro. All in favor.

NON-PUBLIC SESSION

At 7:40, Selectmen voted unanimously by roll call to enter non-public session, pursuant to RSA 91-A:3IIa, to discuss personnel. Present were Carlson, Tatro, Davis, and Fox.

Selectmen left non-public session at 8:00 p.m., voting by roll call to seal minutes of the session indefinitely.

ADJOURNMENT

Motion by Davis to adjourn; second by Tatro. All in favor. The meeting adjourned at 8:08.

Respectfully submitted,

Victoria Reck Barlow
Recording Secretary

LIST OF FUTURE AGENDA/PENDING ITEMS

1. Personnel policy updates – drafting of updates ongoing.
2. Disposition of South Grove Street Land acquired by tax deed - pending.
3. RFP – Town Facilities assessment.
4. Subdivision Road Standards. Draft developed by DPW Director Dunham distributed to Selectmen. Review pending. Winter Maintenance draft – BOS suggestions re-worked at provided to Dunham 1/5 for final review before forwarding to Town Counsel as requested for an opinion.
5. Street Addressing Committee. Review of file and project status underway. Committee meeting to be scheduled.
6. Discussion, defining roles and responsibilities between Selectmen, DPW and West Swanzey Sidewalk Committee. Research underway. 2009 work plan discussed with committee.
7. Town ordinances – Fireworks. Further consideration deferred to allow for input of full time fire chief following hiring.
8. Carpenter Home Properties – Discussion with counsel re: options. Authorization to investigate pending.
9. Westbrook Court – Class VI – Camuso (Richmond).
10. Old Home Day Committee recruitment.