



Selectmen's Meeting
Town Office
Wednesday, August 7, 2013
6:00 P.M.

Present: Selectmen Sam Seppala, Roberta Oeser, Dan Aho, Town Administrator Carlotta Lilback Pini, and Executive Secretary Nicole Sesia

Approved Minutes

CALL TO ORDER / PLEDGE OF ALLEGIANCE

CITIZEN'S FORUM

Burt Goodrich, Chairman of Economic Development Task Force, would like to make a few suggestions about the Selectmen's goal setting. Burt recommends that the Board appoints a Rindge Trails Committee. There were 6 or 7 pages of good ideas documented from initial public forum for the Trails Project. Appoint a public safety facility steering committee to combine all of the information and plans for the public safety buildings to hopefully get a plan for the March 2014 town meeting. Burt would be willing to be on both committees as he was on the Board of Selectmen the last time the fire station was brought forward.

GENERAL BUSINESS

Roberta made a motion to approve the accounts payable and payroll for 7/31 and 8/7. Dan seconded the motion and the Board voted unanimously in favor.

Roberta made a motion to approve the Board of Selectmen minutes from 7/24 with revisions. Dan seconded the motion and the Board voted unanimously in favor.

ABATEMENT HEARING

Stephen Lindell abatement hearing for his South Woodbound Road property. Silas Little, Mr. Lindell's attorney represented Mr. Lindell for the hearing. Mr. Little stated the abutting properties are being assessed a lot lower than Mr. Lindell's property. The land on both the abutting property and Mr. Lindell's property are about the same. Roberta stated that one of the abutters has wooded acreage, and the Lindell property is mostly fields. Roberta informed the Board that, that piece of property is a nice piece a lot of people wanted the property. Mr. Little argued that the two properties right next to it that are valued way less. Dave DuVernay explained that KRT appraisal company went out and looked at the property and dropped it from \$288,000 to \$237,500 due to the removal of the chicken coop. This appraisal was done on the structure and not on the land. KRT had an appointment with Mr. Lindell and he did not show. Mr. Lindell explained that he missed the appointment and did try and reschedule. Also the house and the barn are in very bad shape almost unsalvageable. Mr. Lindell is looking for an assessment that shows the house and the barn are not worth a whole lot. \$36,000 could be put into current use which would make the taxes cheaper, right now that is taxed as excess land. The biggest adjustment is the depreciation of the house. Sylas stated that the Lamoureux's building is at 40%

depreciation and Mr. Lindell's is at 40% and they are not even close in value. The outside condition is probably about average where the inside condition is inhabitable. Mr. Lindell explained that there is stone and some brick open underneath the barn and the house has a stone foundation and a dug well in the basement. Roberta thinks the land value is right and suggests he apply for a current use and reduce it the \$36,000. Roberta suggests that the building value be dropped from average to fair. Mr. Little asked how you can call this an approved housing lot when there isn't a working well or septic. Roberta came up with lower the assessment to \$223,000. Dan came with \$220,000 and Sam agrees that \$220,00 is about right.

Dan made a motion to lower the assessment to \$220,000. Roberta seconded the motion and the Board voted unanimously in favor.

Southwest Regional Planning Commission Dues

Pat Martin believes that it is very beneficial for a town to be part of SWRPC. Carlotta has brought this forward because we had put it in the 18month budget but wasn't included in the 12 month budget. The planning board has extra money due to not hiring a planning director yet. Roberta asked what the amount that the Planning Board has theoretically saved is? Kim McCummings stated that the Planning Board has looked at resumes about 15 local applicants and a couple look very promising. About the end of August interviews will be conducted and hopefully select and have hired by September. It would cost \$6,629 a year to be part of SWRPC. Roberta explained the files are horrible in the Planning office and suggested that maybe hiring a part time temporary file clerk with the extra money wouldn't be a bad idea. Kim stated the Planning Board should not pay the whole membership fee, if it's spread over a couple different departments than the Planning Board wouldn't have a problem chipping in. Dave stated that we have to do something with the filing system that could work better. Charlie Eicher explained that the last time this came up Matt Henry, former Planning Director, came up with a list of how much money SWRPC saved the Planning Board and decided that it would be cheaper to not purchase the SWRPC and just purchase the services. Carlotta would be able to get them to prorate. Carlotta suggested that we have SWRPC come out and explain what they do and how they can help the Town. They helped us to get into the Fast Roads Grant. Sam would like to have some more information about what it will cost versus benefit before we make a decision.

Oil Contract

Carlotta and Mike Cloutier, Director of Public Works, usually work on the oil contract together but Mike is on vacation. Carlotta reached out to Karen Gray of the School Board and she wrote back and said she was watching it and hoping that they would make a decision this week. Karen emailed this morning and John Peard told her 3.29 per gallon if the price dropped before he made the purchase Karen would get that price. Karen has confirmed with the superintendent and Carlotta emailed back stating we would be in. Dan got a price quote at 3.11 but Carlotta had already told Karen we would go with John Peard. Carlotta believed that the school was supposed to be looking around for the best priced oil instead of just going with previous years. Carlotta suggests a meeting with Mike to find out why we didn't look around instead of following the school districts lead.

Propane Contract

The Board has a memo of the prices of the propane contract. Mike recommends the Board awards the contract to Allen and Matthewson as they are the lowest. They were the cheapest last year also. Roberta made a motion that we receive propane from Allen and Matthewson. Dan seconded the motion and the Board voted unanimously in favor.

Approval of Freedom Lane

Carlotta explained that because this is a shared driveway with three others the street had to have a name. Mr. Ketola needed a name for the street in order to sell the property. He made several suggestions and the best one was Freedom Lane.

Roberta made a motion to approve the new road name off Route 119 as Freedom Lane. Dan seconded and the Board voted unanimously in favor.

Selectmen's goals

Dan agrees with Burt about developing a Trails Committee to oversee the trails and their maintenance.

Roberta is unsure about trail improvements due to finances.

Roberta thinks that next year is not the time for the public safety building to be brought up due to previous years voting issues. Sam stated that the bond rate is skyrocketing. Dan thinks it wouldn't be a bad idea to look into creating a committee for the Town buildings.

Dan and Roberta both think we need to look into the compensation rates, and agree we need to put some time aside for it. Sam would like to see how we are compared to other towns like us.

Roberta definitely wants to work on technology. The departments need to evaluate their needs and maybe a RFP for the technological equipment they need. A computer tech will know exactly what each department will need. Kim suggested maybe having someone (intern) from Franklin Pierce to give input. 5 people on the committee.

Sam commented on how great the road looks and how short sections are now paved that were once real rough. Old New Ipswich Road one of the citizens complained about all the dust and the possible use of calcium chloride. Mike just doesn't have the money to treat with calcium chloride. Carlotta stated that it is not in any plan to pave any dirt roads.

Carlotta suggested maybe asking the history committee to help develop a celebration for 250 years as a town.

The Budget Advisory Committee and the Board of Selectmen need to continue working together

Roberta asked what the CIP costs. Carlotta is going to look at the price and put it on the next agenda. Carlotta explained that if the board ratifies these goals the next step is to set up a meeting with the department heads.

Roberta would like to get the minutes finished and posted online.

Need to add better public communication into the goals.

Sam made a motion to adopt 2013 goals and objectives adding in public communications. Roberta seconded the motion and the Board voted unanimously in favor.

INFORMATIONAL ITEMS / COMMUNICATION

The Selectmen were invited to the Speaking for the Forest event.

There will be a hearing for Lake Monomonac on August 30, 2013.

Residents of Lake Monomonac are very concerned about people anchoring their boats offshore and partying close to their property, late at night. There is a law that will stop more than one boat from anchoring at one spot at a time called rafting.

Roberta made a motion to go into nonpublic RSA 91-A:3 II (a).

Adjournment