

ALTON BOARD OF SELECTMEN
 Meeting Minutes
 Public Session I
 (Reorganization Meeting)
 March 17, 2014
 Public Session
 ALTON TOWN HALL
Approved: April 7, 2014

R. Loring Carr convened the meeting at 6:02 PM and led the assembly in the Pledge of Allegiance to the Flag and a Moment of Silence. The following members and staff were present:

R. Loring Carr, Chairman
 Cydney Johnson, Vice Chairman
 Marc DeCoff, Selectman
 Lou LaCourse, Selectman
 E. Russell Bailey, Town Administrator

Robert Daniels, Selectman was absent

Approval of the Agenda

Cydney Johnson made a motion to approve the agenda as presented and Marc DeCoff seconded with all in favor of the motion.

Reorganization of the Board:

Marc DeCoff made a motion to appoint R. Loring Carr to serve as Chairman of the Board of Selectmen and Cydney Johnson seconded with all in favor of the motion.

As Chairman of the Board, R. Loring Carr welcomed Lou LaCourse as the newest member of the Board of Selectmen.

Lou LaCourse made a motion to appoint Marc DeCoff to serve as Vice-Chairman of the Board of Selectmen and Cydney Johnson seconded with all in favor of the motion.

	2013	2014
Chairman Board of Selectmen	R. Loring Carr	R. Loring Carr
Vice Chairman Board of Selectmen	Cydney Johnson	Marc DeCoff
Planning Board	David Hussey	Marc DeCoff
Planning Alternate	Marc DeCoff	R. Loring Carr

Budget Committee	R. Loring Carr	Lou LaCourse
Budget Alternate	Marc DeCoff Cydney Johnson (2 nd alternate)	Cydney Johnson
Parks & Recreation	Cydney Johnson	Cydney Johnson
Conservation	Robert Daniels	Robert Daniels
NH Coalition	Cydney Johnson	Eliminate
ZBA Liaison	R. Loring Carr	Lou LaCourse
LRPC	Robert Daniels	Robert Daniels
Household Hazardous Waste	R. Loring Carr	R. Loring Carr
BECDC	Cydney Johnson	Cydney Johnson
Fire Department	Marc DeCoff	Eliminate
School Liaison	Robert Daniels	Eliminate
Milfoil Committee	David Hussey	Robert Daniels
Fundraising Committee		Eliminate
Economic Development Committee	Cydney Johnson & David Hussey	Table
Zoning & Ordinances (ZAC)	David Hussey & R. Loring Carr	Lou LaCourse & Marc DeCoff
Old Home Weekend Committee		Cydney Johnson & R. Loring Carr

R. Loring Carr discussed the Economic Development Committee which was tabled. This was previously mentioned with the triangle at Stockbridge Corner Road; the possibility of having a sign located there. R. Loring Carr would like to consider having a committee to get Alton recognized and on the map; possibly a slogan. This should be addressed at a future meeting with thoughts of what to call this committee.

Appointments:

None

Announcements:

E. Russell Bailey made mention of the upcoming Annual Rabies Clinic but did not have a specific date at this point in time.

Selectmen's Committee Reports

None

Town Administrator's Report and Updates

None

Public Input I

Ruth Messier approached the table wishing the Board good luck. She also noted that Channel 9 mentioned that Alton had the largest number of residents of Irish descent. She also expressed her desire and the need to appoint a Town Historian as she noted that there is no one that really knows the history items in town, in particular the historic water bandstand and its value. She would like to see a marker placed with the history of the water bandstand to bring it to the attention of the people.

R. Loring Carr noted that this was previously considered, very expensive, would have to be placed on the road and didn't meet the criteria of the State unless they would waiver on the requirements.

Tim Croes announced that the Old Home Weekend Committee's next meeting is Friday, 3/21/2014 at 8:00 AM at the Gilman Museum, if there is an interest in attending.

Approval of Selectmen's Minutes

Marc DeCoff made a motion to approve the minutes of Public Session I, March 10, 2014, and R. Loring Carr seconded. The vote was 3-0-1 with Lou LaCourse abstaining.

Cydney Johnson made a motion to approve the minutes of Non Public Session, March 10, 2014, as presented and R. Loring Carr seconded. The vote was 3-0-1 with Lou LaCourse abstaining.

Cydney Johnson made a motion to approve the minutes of Public Session II, March 10, 2014, as presented and Marc DeCoff seconded. The vote was 3-0-1 with Lou LaCourse abstaining.

Old Business:

Review 2014 Projects/Warrant Articles

E. Russell Bailey did a brief overview and discussion of the Warrant Articles beginning with Article 9.

Article 9: Sale of town property, it has been many years since we have done this; we will need to find the names of an auctioneer(s) in the state then set a minimum amount, by the Board, based upon an appraiser review of each of the properties, not to be sold under that minimum. The Assessor would make a file for each of the properties and put together an RFQ or bid document. We will need to find out if they get a percentage or a fixed amount of the sale not knowing how they base their options or if it is a buyer's premium. We can also contact other towns that have done this recently to see how they have proceeded.

Article 10: Capital Reserve for the Town Hall, last year the roof was bid out, which included the dormers, trim and removal of the chimney. John Dever is researching the bids which ranged from \$23,600.00 up to \$122,800.00 with the low bidder not pricing the whole job. We are confirming the information for the next bidder for \$94,100.00 and will be coming back to the Board with a recommendation. There are sufficient funds with the new Warrant Article to get the roof, trim and dormers repaired along with the chimney removed. The contractor will honor the bid price given and the intent is to have one contractor do all the work.

Article 11: Sidewalks, the goal is to rebuild the sidewalks from Monument Square to Old Wolfboro Intersection then cross the road over to Mooney's proceeding down to the Church near the Auto Repair Shop if funding is available. The town crew would do all the removal and prep work for the locations then we would bid out the curbing and concrete. We are currently preparing bids for both which will go out separately. The bids should be ready for the Board's review at the next meeting. A question regarding sealing the concrete and how often it needs to be done was brought forward. Sealing has been done in the past and E. Russell Bailey will check into this and report back to the Board. At the intersection of Route 140, we would like to get the poles removed, move the streetlight to the museum property and widen that intersection as it is very dangerous due to the angle of the sidewalk. This would need to be coordinated with DOT and the electric company. Also mentioned was removing a couple of parking spaces for visibility issues on that corner.

Article 12: Landfill Closure Capital Reserve, this is to meet the requirements of testing the monitoring wells and do the report for DES. There is the drainage on the North side towards the subdivision and would like to schedule a workshop with the Board, Engineer and Scott Simonds sometime in April possibly at the same time that we go over the road reconstruction schedule with Ken Roberts. There would be a wetlands permit and possibly a solid waste permit.

Article 13: This is a standard article for the employees who are retiring.

Article 14: Transfer Station Capital Reserve, this is to add funding for the next phase of the Transfer Station which is the recycling section of the facility. In

summer or early fall before budget season we should hold a workshop with Scott Simonds to present to the Board recommendations for improvements as this is a long term project. We do not have sufficient space and storage is inadequate for a baler. FYI, materials are currently being brought in to finish the section of roof for the C&D facility and should be completed shortly.

Article 15: Milfoil Capital Reserve, there is no action that we need to take as the Committee is taking care of this. The grant application has been filed for the funding for the treatment and pulling of milfoil along with the money raised from town meeting.

Article 16: Water Bandstand Capital Reserve, this is to fix the bandstand; it does not need to be addressed tonight. The roof needs replacing, the ceiling underneath needs to be fixed or re-done with either a vinyl or weather tight material. There has been a suggestion from staff to rebuild the bandstand opposed to fixing it. We will need to pursue the options. R. Loring Carr wants to take a walk around to view the bandstand. A recess is set for Tuesday, 3/18/2014 at 5:30 PM.

Article 17: Cemetery Capital Reserve for building improvements.

Article 18: Senior Center, there is sufficient funding available at this time to start the foundation and to get the shell done and sealed. The next phase is a 36x36 addition on the left side. Possibly at the next meeting deciding whether to go with a basement or not and set up a meeting with Ken for highway scheduling as they will be doing the site work.

Article 19: Operating Budget, will come back to this Article at the end of the discussion of the Articles.

Article 20: Ambulance Operation Funds, based upon the approval of this and the operating budget we will be starting the new per diem schedule which was previously approved by the Board.

Article 21: Alton Fire Station Capital Reserve, spoken with the Fire Chief regarding the needs of the Central Station.

Article 22: Alton Fire Equipment Capital Reserve, this is to add 100K to the fire equipment fund along with the revenue from the sale of the property. Before budget season we should meet with the Fire Chief to discuss the status of the equipment.

Article 23: West Alton Station, this is for improvements to this building with a need for a plan of action for moving forward. It has been requested that the Chief put a list together of what he feels needs to be done and I would hope to have that list for the next meeting. The Board needs to decide if they want to

do a site walk before finalizing what gets done. E. Russell Bailey needs the Board's approval to contact the Fire Association that holds the lease for the building before completing the work. The current lease expires in 2014 with a ten (10) year option to extend; hopefully by the end of May we will have both the plan of action and the finalized lease.

Article 24: Highway Equipment Capital Reserve, highway is currently working on the bid specs for the pickup with a plow. It was decided we would retire that vehicle from highway and shift it over to Cemetery as their current vehicle will not pass inspection. The Board will need to approve the Chairman to review the specs so that we may get it out for advertising.

Cydney Johnson made a motion to give the Chairman authority to review the bid specs for the new truck for highway and Marc DeCoff seconded with all in favor of the motion.

Article 25: Capital Reserve for Emergency Maintenance, this will be coming up very soon as highway is already 50% through their equipment maintenance fund. The grader needs major work on the transmission in the range of 20K which will pretty much run their account and the sweeper is currently not working. The question came up as to whether to rent a grader and see if the decision can wait until we meet with Ken on the road reconstruction schedule.

Article 26: Capital Reserve Highway Building Maintenance, this is to establish a reserve for the highway building. We have quotes for different options for the roof; one to reseal the current roof with a rubber coating and another from the people that are doing the roof at the C&D facility for a metal roof. It is about 14K less to put a new metal roof opposed to resealing the old rubber roof. The Board needs to consider approving putting together bid specs for a new roof. The question posed was if there was structural damage to the roof or just leakage; it appears that it is a leakage issue. There is a question as to the insulation in the roof. It was decided to send the bid out with three (3) options to replace.

Marc DeCoff made a motion to send the bid specs for a new metal roof with three options:

1. Steel Roof with no insulation
2. Steel Roof with complete insulation
3. Steel Roof with per square footage of insulation as necessary

And Cydney Johnson seconded with all in favor of the motion.

Article 27: Highway Reconstruction, we need to have a workshop with Ken based on prior approval by the Board for Monument Square and to finish Trask Side Road. We are looking at mid April for the meeting.

Article 28: Library Building Fund, The bid will be done by the Library Trustees themselves.

Articles 29 through 39 are the Non-Profit organizations.

Article 40: Stockbridge Corner Road, the discontinuance of the spur on Stockbridge Road was approved and we will need to get together with the town attorney to draw up the proper paperwork to show the discontinuance. The abutters will be getting half of the road as a minimum and the rest will become the driveway for the first house. Based on the Board's instructions we will be maintaining ownership of a small portion of the triangle which has an easement for drainage that was given to the State. This will all be effective in September due to the state DOT construction job calling for it to be done then. The blockage of the road will be done in either May or June with a need for signage. A schedule will be forth coming from the State remembering that Stockbridge will be closed for approximately a week with traffic rerouted down Hamwoods Road to Prospect. The box culvert needs to be put in just before Chamberlain Road. This will be done either during school break or done over the summer. A concern of the work during motorcycle weekend was brought forward.

There is no action with the other Articles other than Article 45 which is the combining of positions for Town Clerk/Tax Collector which will be effective with the election in 2015.

Article 19: Operating Budget, E. Russell Bailey noted that the Operating Budget passed and asked the Board's approval to allow Police Chief, Ryan Heath to come forward to discuss the approval of the lease for the Police vehicles.

The Chief approached the Board to discuss the leasing of the Police vehicles. There is no difference in price on the specs for all white or all black vehicles. The Chief recommended Tilton AutoServ in the amount of \$24,754.00 for base model 2014 Dodge Charger AWD police package as previously discussed during the budget process. The biggest concern is consistency with the fleet matching not only for a professional appearance but easy recognition by the public to know their community Police Department. There is also a potential for this to be used in a civil case against us that we are not readily recognizable. Graphics were provided to the Board and the vehicles and the LED lighting was discussed. Additional warranties were discussed and after fully equipping the vehicles it will be brought back to the Board, then a decision will be made on the warranty. The 2014 Chargers have not been built yet; they need to be ordered before April in order to get the vehicles in a timely manner and it is predicted that we should get the vehicles by the end of May. The consensus of the Board was black and white vehicles with a blue stripe.

Marc DeCoff made a motion to authorize the Chief to order the four (4) vehicles from Tilton AutoServ and Cydney Johnson seconded with all in favor of the motion.

It was noted that the Chief would come back to the Board with the warranty information.

Lou LaCourse questioned what would happen with the older vehicles? E. Russell Bailey responded that one needs to come to the Assessor, one to Grounds & Buildings and Marc DeCoff brought forward the question of using one for going back and forth to court; the 4th vehicle is not currently running. This decision does not need to be made at this time for the 3rd vehicle.

New Business:

Land Use Items

Marc DeCoff made a motion to approve the 2014 Excavation Intent for Map 21 Lot 36 and Cydney Johnson seconded with all in favor of the motion.

Public Input II

None

Non-Public Session

R. Loring Carr made a motion to enter into non-public session pursuant to RSA91-A:3,II(a) personnel (c) character/reputation and (e) claims/litigation and Marc DeCoff seconded with all in favor of the motion.

The Board adjourned at 7:20 PM

Respectfully submitted,

Mary K. Jarvis
Recording Secretary