

**Board of Selectmen Meeting
Minutes of 12/03/07
5:30 p.m.**

Selectmen:

***Frank S. Michel, Chairman
Peter F. Brothers, Vice Chairman
Robert C. Flanders
Miller C. Lovett
Colette Worsman***

***Town Manager:
Recording Clerk:***

***Carol M. Granfield
Karin Landry***

Call to Order: Chairman Frank Michel called the meeting to order at 5:30 p.m.

The Chair introduced the Board, Town Manager, and Recording Clerk. He made announcements pertaining to fire exits, listening assisted devices, and the use of microphones. Comments and questions are to be directed through the Chair.

ACCEPTANCE AND/OR CORRECTION OF MINUTES:

07-57 November 19, 2007 Workshop, Regular Board Meeting, and Non-Public Meeting

Selectman Flanders moved to approve the minutes of the November 19, 2007 Workshop, Regular Board Meeting, and Non-Public Meeting. Seconded by Selectman Worsman.

The minutes of the November 19 workshop refer to a decrease in vendors over the past four years at Meredith Harley Davidson and Hart's during Bike Week. Selectman Worsman remembers that Paul Lessard stated that the number of vendors decreased because Meredith Harley Davidson and Hart's chose to accept fewer vendors. The Chair directed the Recording Clerk to review the recording, confirm the information with Paul Lessard, and amend the minutes, if necessary. Selectman Worsman would like to know the number of vendors during Bike Week each year since Meredith Harley Davidson was built. Additionally, a signature line for Selectman Lovett must be added to the November 19 Workshop minutes.

Selectman Flanders amended the motion to exclude the minutes of the November 19, 2007 Workshop. Selectman Worsman was agreeable to the amendment. All in favor. 5-0. Motion passed unanimously.

TOWN MANAGER'S REPORT:

- The budget workshops will be held at the Town Hall Annex next week. The schedule is as follows:

December 4: Public Works, Police, Fire, and Parks & Recreation

December 5: Water & Sewer, Community Development, Assessing, Administrative, and Administrative Services

December 5: Town Clerk, Library, Conservation Commission, Regional Agencies, review of Debt Service, CIP Capital Projects, and Revenue

The meetings will be taped. Food will be provided during the budget workshops.

- The December 4 budget workshop will be followed by a Fire Station Building Advisory Committee meeting at 7:30 p.m. The public is welcome to attend.
- The Department of Transportation is not prepared to go forward with the meeting scheduled for Thursday at 7 p.m. to discuss the Meredith Center intersection. They wish to reschedule the meeting to January.
- The official lighting of the tree in Hesky Park was successful. The Town Manager thanked Public Works and Parks & Recreation for their work in coordinating the event. She also thanked Hart's and Mame's for providing refreshments.
- There was a large turn-out for the open house at the Community Center this Sunday. Many activities were scheduled for those who attended.
- The Town issued a Request for Proposal for a contract administration for the CDBG grant. The contract was awarded to Donna Kerwin Lane for \$13,400. The grant covers the costs of administration, so no additional funds will be expended on that.
- The employee recognition program is scheduled this Friday. The Town offices will be closed from 12-2 p.m.
- The newly hired Fire Chief, Jim Carrier, resigned from the Department. The position involves more time that he anticipated. The Deputy Chief will operate the Department in the interim. Chuck Palm has resumed the position of part-time Fire Chief. Several of those who were finalists in the search for a Fire Chief are being interviewed to fill the position.
- The Waukevan Watershed Advisory Committee has requested a low-salt area on Waukevan Street. The request will be discussed at a workshop before anything is done. Dialogue ensued regarding the time sensitive nature of the decision and the impact it will have this winter. The Director of Public Works is in favor of the designation, recommending the low-salt area begin on South Main Street. The Town Manager will schedule the matter for a workshop in the near future.

The Chair asked the Town Manager to pass along the Board's regards and thanks to Chuck Palm for taking on the duties of part-time Chief.

VISITOR'S AND RESIDENT'S COMMENTS:

None.

SELECTMAN'S COMMENTS:

Selectman Flanders told the Board that the Waukewan Watershed Advisory Committee has been working diligently to put together a website. It has not been possible to get the support they need from Town staff because of the existing demands on staff time. The Committee has put a Request for Proposal together to solicit proposals from private companies to create the website. Additionally, the Committee received a proposal from a company that takes aerial photographs of the shoreline on Lake Waukewan, including GIS positioning information. Doing so will make it easy to identify exactly what exists at a certain point in time. It would serve as an effective tool for Mr. Edney in performing his work as Code Enforcement Officer. The Committee is seeking a second proposal. Selectman Worsman expressed concerns with going to the extent of using aerial photography to enforce compliance.

Selectman Worsman told the Board that the Planning Board is working diligently on preparing for zoning changes for Town Meeting. A zoning meeting is scheduled this Tuesday.

Selectman Worsman reported that she received an e-mail from Brian Wolfe regarding the milfoil infestation in Lake Winnisquam. The amount of matching funds is unknown at this time. A letter conveying this information will be forwarded to the Board and Town. The Chair thanked Selectman Worsman for her work in bringing the matter to the attention of the Board. Selectman Worsman inquired how much money is currently set aside for exotic species in the budget. The Town Manager will have that information during the budget review process.

NEW BUSINESS:**07-70 Acquisition of Land for the Purpose of Expanding Meredith's Water Treatment Plant**

A public hearing was held on the acquisition of land for the purpose of expanding Meredith's water treatment plant approximately one month ago. Those that spoke at the hearing advocated against the acquisition of the parcel. The Board is ready to move forth with a motion based on the information presented at the hearing.

Selectman Flanders clarified that the people who spoke against the acquisition of the parcel were the people who own, or represent the owner, of the property.

Selectman Flanders moved that the Town Manager:

- 1. Task Ray Korber of KV Partners, LLC, to conduct a further study to permit the Town to assess alternatives as suggested by Peter Gerrity involving the potential acquisition of other land owned by Mr. Gerrity which would be near the current water treatment facility and which might serve as a location to carry out certain functions associated with*

- the operation of the Water Company including equipment and vehicle storage and similar functions; and*
2. *Task Mr. Korber to assist the Selectmen in their consideration of any alternative site suggested by Mr. Gerrity by promptly investigating the characteristics of any such site and establishing comparative criteria to aid the Selectmen in their consideration of any such site; and*
 3. *Pursuant to New Hampshire RSA 498-A:10 and in furtherance of her Eminent Domain Petition, to commission such studies, surveys, tests, soundings and appraisals as she deems warranted so as to provide the Selectmen with information which may be considered at such time as the Selectmen may choose to vote upon the Manager's July 20, 2007, Petition for Eminent Domain.*

Seconded by Selectman Brothers.

Selectman Lovett told the Board that he is going to vote in favor of the motion with some reservation. There are other issues relating to the adequacy of the water system and its ability to function that are not included in the motion. He would like to see the appointment of a committee or commission by the Board to look at these issues.

All in favor. 5-0. Motion passed unanimously.

07-71 Waiver Request for Shared Drive Access B&N Designs

A workshop was held on the matter on November 26. Jeff Burd, P.E., on behalf of B&N Design, requested road standard waivers associated with a proposed common access to three lots on property located between Waukewan Street, Birch Hill Road and New Hampshire Route 104. No questions were brought forth and the item is scheduled for action by the Board.

Mr. Burd recapped the four waivers from road standards requested on behalf of B&N Design for a shared driveway to more than two residential lots in a subdivision. Waivers are required for a 50' right of way, 26' cross section, 1,000' road length, and a circular turnaround. The waivers have been reviewed by the Fire Department and Department of Public Works. The driveway will remain permanently private and privately maintained. There will be no further subdivision of the property.

Selectman Brothers moved that in light of: (1) the favorable reviews by the Department of Public Works and the Fire Department, (2) the recommendation of the Planning Board to grant the waivers, and (3) the safeguards incorporated as conditions of subdivision approval granted on 11/13/07, that the Board grant the request of B&N Design for waivers to our Minimum Road Standards in order to permit the proposed shared common access to three lots be treated as a private driveway. These waivers are granted on the premise that any dedication associated with the shared driveway is void, and that the shared driveway shall forever be maintained privately. Seconded by Selectman Worsman. All in favor. 5-0. Motion passed unanimously.

Selectman Worsman motioned to adjourn the meeting at 6:05 p.m. Seconded by Selectman Brothers. All in favor. 5-0. Motion passed unanimously.

Respectfully submitted,

Carol M. Granfield, Town Manager

Frank S. Michel, Chairman

Karin Landry, Recording Clerk

Peter F. Brothers, Vice Chairman

Robert C. Flanders

Miller C. Lovett

Colette Worsman