

**BOARD OF SELECTMEN REGULAR MEETING**  
**Minutes of 08-01-11**  
**5:40 p.m.**

*Selectmen:*

*Colette Worsman, Chairman*  
*Peter F. Brothers, Vice Chairman*  
*Miller C. Lovett*  
*Nathan J. Torr*  
*Herbert R. Vadney*

*Town Manager:*

*Phillip L. Warren*

*Recording Clerk:*

*Karin Landry*

Call to Order: Chair Colette Worsman called the meeting to order at 5:40 p.m. She introduced the Board, Town Manager, and the Recording Clerk, and made announcements pertaining to fire exits, listening assisted devices, the use of microphones, and cell phones.

**ACCEPTANCE AND/OR CORRECTION OF MINUTES:**

**11 -40 Minutes of the July 18, 2011 Workshop and Regular Meeting.**

*Selectman Brothers moved to accept the minutes of the July 18, 2011 Workshop and Regular Meeting. Seconded by Selectman Torr.*

Minor modifications were offered by Chair Worsman:

Workshop, page 4, last paragraph - grammatical correction

Regular Meeting, page 2, fifth paragraph should read: "At some point in the future, Selectman Brothers would like the Board."

Regular Meeting, page 4, first paragraph should read: "He thinks the resignation was prompted by feelings that the Select board was not interested in what the watershed committee was doing."

*All in favor of accepting the minutes as amended. 5-0. Motion passed unanimously.*

**TOWN MANAGER'S REPORT:**

- The Greater Meredith Program will commence work on the courtyard project on Main Street shortly after Labor Day. The plan is to have the work completed prior to the foliage season. The project was scheduled not to conflict with the busy season.

- An informational program on cyanobacteria will take place on Tuesday, August 9, from 5-7 p.m. at the community center. A panel will cover topics including cyano toxins, the science behind it, public health risks, water quality and cyano bacteria, identification and sampling processes, notification protocols, prevention, and sewage disposal and water quality options for property owners. Representatives from the Lake Winnepesaukee Watershed Association will speak regarding watershed planning and the land use/water quality connection. The program is free of charge and the public is invited to attend.

- The household hazardous waste collection was a great success. Although a number of people hoped to dispose of latex paint on the collection day; it is not a hazardous waste. Latex paint can be air dried or added to kitty litter or other absorbent material until it is solid and disposed of in the regular solid waste stream.

- The allocation for a community's participation in the Winnepesaukee River Basin Program was made in the 1970's. While Meredith's percentage is underused at this time, there are other communities that have exceeded their percentage. In order to make the system more flow and equity based, a metering and rate study is underway at the cost of approximately \$475,000. The Town Manager is concerned with the amount that is being spent on the study because he believes a metering system can be accomplished through a much simpler process. The budget for the project is approximately 75% expended at this time, and the work is less than 50% complete. In addition, the Town Manager expressed concerns that the turnaround time for materials that are provided to the town for review are not adequate. He suggested that this might be the time for the cities and towns comprising the group to form a stand-alone authority, and asked for the Board's thoughts on how to proceed. Chair Worsman is concerned that 75% of the funds have been expended and less than 50% of the work is completed, and does not wish to see more money dedicated to a project that never obtains the desired result. While Selectman Brothers understands the frustrations and is concerned with the small amount of progress that has been made on the study, he believes the input from the Town Manager and Dan Leonard are influencing the decisions of the advisory board and that some progress has been made. He is not sure what the Board can do to support the Town Manager in his efforts to present other options for consideration, but thinks that the Board needs to be thinking about finding ways to support the Town Manager's input at hearings. It is important to have conversations like this and get the word out through the media. At some point in the future it would make sense to schedule a meeting with fellow selectmen from participating communities to look at the makeup of the Advisory Board and review how the information from that Board is being disseminated. Selectman Vadney concurs, and suggested that Senator Jeannie Forrester be kept apprised of the situation. He inquired if the contract for the study was a competitive contract. The Town Manager explained that the contract is an addition the state's base contract with its engineering firm that is borne 100% by participating communities. Dialogue ensued regarding a proposal for an inflow and infiltration study that will be submitted to the Board. The results of the study would be used as a comparison to the information the Basin Program gathers. Selectman Torr sees the inflow and infiltration study as mandatory, and inquired when it will begin. The study will be reviewed by the capital improvements committee in September, and subsequently come before the Board. There was an agreement among the Board that it is willing to express concerns by letter under the signature of the selectmen, which the Town Manager welcomes. The Chair thanked the Town Manager for his input and tenacity.

- Information regarding the high risk rural signage program has been posted on the website. Comments have been made related to existing conditions and the placement or non-placement of signs. One comment was made thanking the town for the placement of a sign. The Town Manager's recommendation is that existing signs be replaced. He does not support 99% of the additional signs that were suggested by DOT. If the Town chooses to go forward with replacing existing signs, it will be included in next year's round of funding. The Town Manager will keep the Board updated on the matter.

- The street dance was postponed one night due to rain. It was well attended on Saturday, and all departments worked together to make it successful.

#### **VISITOR'S AND RESIDENT'S COMMENTS:**

Resident Jim Hughes suggested a motion be made showing that the Board is directing the Town Manager in how to proceed as Meredith's representative on the Basin Program Advisory Board. In addition, any letters forwarded under the signature of the Board should also be forwarded to the chairman of the Selectboard of the participating communities.

**SELECTMEN COMMENTS: (Reports on Committees 2nd meeting each month)**

Selectman Torr thanked the Lake Host program for its excellent work at Waukewan Park. The group of young people from the high school and their advisor are good to work with and have done a great job. He also thanked the firefighters for dedicating their time to practice maneuvers with the watercraft on Lake Waukewan last Thursday.

Selectman Torr suggested sending out notification of the household hazardous waste collection with the first installment of tax bills in 2012. The Town Manager will explore doing so and report back to the Board.

Selectman Torr suggested that rules and regulations regarding the removal of dog waste be brought to the attention of the public. Dialogue ensued regarding methods for geese control in an effort to eliminate problems with the waste they are leaving in Hesky Park. The Town Manager will include both matters in the weekly message that is posted on the website.

Selectman Brothers reported on the Planning Board. There are signs that things might be improving in the future. A new business is coming in on Route 3 and the bowling alley has been significantly rehabilitated. There are a number of projects that were previously approved and on hold until the economy improves. A wetlands meeting will be presented to all members of the Board of Selectmen, Planning Board, and Zoning Board on Thursday, August 11. The meeting is an ongoing discussion with Lakes Region Planning Commission and is open to the public.

Selectman Torr reported on the recently completed energy audit. Energy Committee Chairman Ken Colburn asked that some of the statistical information be reassessed and that the town be updated on cost factors for propane, fuel, and electrical. The Board will be updated once the work is finalized by the consultant.

Selectman Torr announced that the Waukewan Watershed Advisory Committee will meet next Wednesday at 8 a.m. at the Annex. It is currently seeking new members.

**NEW BUSINESS:**

**11-41 Abatements**

Five remaining abatements for 2010 were presented for the Board's review at its last workshop. There were a total of 22 abatements in 2010, with 17 recommended adjustments for a total of \$11,307.52. Of the five remaining abatements, there is no change in value recommended for one property. The recommended changes are as follows:

- Adjustment on style and basement finish - \$174.08 in tax impact, value difference \$15,600;
- Land adjusted for location - \$440.32 in tax impact, value difference \$34,400;
- Adjustment to dwelling due to poor condition - \$600.32 in tax impact, value difference \$46,900;

- Adjustment based on inspection and appraisal - \$1,276.16 in tax impact, value difference \$99,700.

The total of the four recommended abatements is \$2,490.88. The Town Manager recommended accepting the abatements as presented and reviewed in workshop.

*Selectman Torr motioned to accept the abatements as recommended in the total amount of \$2,490.88, with no adjustment for one abatement. Seconded by Selectman Lovett. All in favor. Motion passed unanimously.*

Assessor Commerford reviewed assessments as compared to market values in 2011. In 2010, the overall ratio was 104.1%, which is slightly above market value. As of the middle of July 2011, we are at approximately 109.9%. The market is still seeing an overall decline. The few areas where increases are being seen is very minimal. Overall, most neighborhoods and the different types of property are falling within 109-110%. Some waterfront properties are slightly below that. Some of the mobile home park values are higher than 104.1% and will be adjusted this year. Everything is within the range that is acceptable to the DRA. Market values will be monitored through the summer and recommendations will be made for 2012. A recertification process by the DRA will take place in 2013, at which time the town must be between a ratio of 90 and 110%.

**ADJOURNMENT:**

*Selectman Brothers moved to adjourn the meeting at 6:35 p.m. Seconded by Selectman Torr. 5-0. All in favor. Motion passed unanimously.*

Respectfully submitted,

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Phillip L. Warren, Town Manager

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Colette Worsman, Chairman

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Peter F. Brothers, Vice Chairman

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Miller C. Lovett

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Nathan J. Torr

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Herbert R. Vadney