

**Town of Chesterfield
Board of Selectmen**

**MINUTES
October 22, 2008**

Call to Order

Chairman Jon McKeon called the meeting to order at 6:00 PM. Others in attendance were Board member Bob Brockmann and Administrator Rick Carrier. Dan Cotter was absent.

Appointments

➤ 6:30 Doris & Francis Hauert, Rebecca Todd

The Board, Todd and Hauerts reviewed the draft agreement. Paragraph 1 notes payment for the use of the area. This had been stricken by the Board and reinserted by Todd. Paragraph 2 notes town would not assert any property right against Hauert for the Town's use of the turnaround. Todd stated that this was added in the event a future Board tried to take the land. It was noted in paragraph 14 that any amendments to the plan must not be done without prior mutual consent.

Bevis asked that paragraph 6 be amended to include a time frame in the event Tayne Rancourt is not available that it would include a contractor for necessary bulldozer work. Todd advised that paragraph 8 should not note the removal of lower branches on the adjacent trees to allow safe passage of Town vehicles are at the discretion of the road agent. She thought this duplicative. This was resolved on the site. McKeon stated it should be in for the future if another road agent were in charge. Todd suggested that prior to removal consent be received from Hauerts. Bevis stated that when it has an effect on someone who lives there he always asks permission. Hauert asked what if they refused. Bevis stated that it would be taken to the Select Board.

Brockmann stated he has trouble with paragraph 3 giving the property owner sole discretion to discontinue the turnaround even as soon as next May. Todd stated that is not the Hauert's intention. If the Town has doubts of their good faith then we need to have a different discussion. McKeon stated we should continue to work through this process.

McKeon stated he sees the main issues to address are that the Town doesn't plan on paying for the use. We haven't in the past and don't want to make a precedent. Todd stated this would have financial impact on the property and is a significant burden on the Hauerts. They have the long term in mind. She stated that according to law if there is a public benefit then up to the public to bear the costs and not ask the Hauerts to bear the burden. This doesn't come close to the value of the land. McKeon stated we would be expending more money and materials. If we were to have a monetary amount there would have to be a time tied to that. Todd suggested

a rebate against further taxes. She stated that the impact was to the entire property and not just to this field. McKeon stated that this is a temporary structure and once removed, the impact is not there. Todd stated the Hauerts have to live with it, trucks turning in the winter and looking at it in the summer. McKeon stated if it has that significant an impact it would be addressed in the assessment.

Brockmann does not think there is enough protection for the Town. Our attorney would not be happy with the scales unequally balanced. Todd stated they thought that way about their position. Hauert stated that if they sold the property and the problems were with the Hauerts then the Town could go back and use the driveway. Bevis stated he thinks the same issue would come up.

Todd stated she would discuss this further with the Hauerts. In review she noted that Brockmann's concerns were with payment, duration and changing the agreement at will.

McKeon will work with Todd on the agreement during the week via e-mail and phone. Todd asked that they get the earliest meeting available next week.

Carrier left the meeting for the nonpublic session.

- Non public RSA 91-A:3 II (a & c)

*Brockmann moved to enter nonpublic session pursuant to RSA 91-A:3 II (a&c).
McKeon seconded the motion, which carried.*

*Brockmann moved to adjourn from nonpublic session. McKeon seconded the motion,
which carried.*

For Signature

- Manifest #43
- Selectmen minutes – Oct 15th & 16th
- Property Tax warrant
- Winter Operations procedures
- Bevis correspondence
- Notice of Lien
- Welcome to Chesterfield letter
- Payroll change notice - cemetery

For Discussion

- Planning Board budget – amended

The Board reviewed the amended budget to include a phone and its installation under Office Supplies and Equipment line. McKeon advised that the vote was split on having an additional phone for Blum. He will get the true cost of the phone and installation. It was discussed perhaps Blum should keep a log of the calls she takes

while she is in the office. She had stated she takes many calls for other departments. The budget increased 11.6%.

➤ Budget Committee discussions

Carrier had a copy of the BC letter of August 2008 for review. They had never received the Selectmen's response sent by Cotter. The Board decided to table this until there is a full board. Carrier advised that the BC is proceeding a bit differently this year. They first review the proposed budgets and then form questions they would like answered in writing.

➤ 2008 pay scale comparisons

The Board reviewed the comparable size towns' pay scales.

➤ Health insurance options

Information has been received that the Town's Health Insurance rates are going down by .8% and the dental up by 3.7%. Carrier advised that if the Board chose they could reduce costs further by changing the prescription co-pays from \$10/\$20/\$30 to \$45 for preferred brand-name to reduce the premium cost by 2.7%.

The Board decided to keep the plan as it is because the savings wouldn't be worth it. It could cost those employees more each month that need to get the brand name prescriptions because they are unavailable as a generic.

➤ Bonus applications

The Board decided to table this discussion until a full Board is present.

➤ Edson correspondence

The Board reviewed the Edsons' letter regarding their assessment. A copy went to DRA and one would go to the assessor. Carrier will draft a response.

➤ Code Enforcement correspondence

The Board reviewed Greenwood's letter to Pierre Saba regarding the lights on the hotel noting violation to the site plan approval of the Planning Board and requiring a plan of action to correct the violation.

McKeon suggested that Greenwood get material data sheets on replacement lights on the building. These cut sheets will note if the lights are down cast and Greenwood would not have to make that determination.

➤ Old Business

Town Hall insulation – Farnum is scheduled to insulate the Town Hall on Monday, November 24th. The Board would like him to look at the Historical Society at the same time to see what type of insulation could be done there and its cost.

Department Head reviews – The Board will complete the reviews next meeting for Carrier and Dunbar.

Board appointments – McKeon stated he would have his boards' done by next week. Brockmann advised Souza still needed to be contacted. He also had a recommendation for a ZBA alternate.

Lobby floor – McKeon advised that Jeff from Spectrum Floors is not returning his calls.

➤ Other business

1. Carrier advised the tax rate has been set and confirmed by DRA. It was 2¢ lower than expected; Chesterfield \$17.34/thousand and Spofford \$17.53/thousand. The tax bills will be printed and would be due December 15th.

2. Rudolph has advised that the state fee for car registrations could go up from \$2.50 to \$3.00. All of these funds go directly to the Town. The Board asks that Rudolph look into this further.

3. McKeon asked if there had been any activity at the Town Offices from the assessing meeting. Ross advised that only 2 people had come in. Brockmann suggests that the Board take a more aggressive approach to diffuse misunderstandings. It should be noted that the assessments are not what raised the Town budget. Increases from the new building, new car registrations being down and building permit applications being down each affected the town portion. It should also be noted that the new county jail had increased the county budget. The Board decided to draft a press release noting these influences. It was also discussed there be an example of taxes given from last year to this with the revaluation. Brockmann will have a draft ready for next meeting.

4. McKeon asked if Rick Harrington has updated the owner manuals. Carrier has not received anything.

5. The Board would like letters of thanks sent to the DRA representatives and John Hatfield for their participation in the assessing meeting.

Information

- Employee review
- TOFO Committee minutes
- Cemetery Commission minutes
- Scrap Metal prices notice
- Misc. correspondence & newsletters

Adjournment

With no other business to conduct, Brockmann moved to adjourn, McKeon seconded and the motion carried.

The meeting was adjourned at 10:15 pm.

Respectfully submitted,

Carol Ross
Secretary

Approved by:

Jon McKeon, Chairperson

Date

Daniel J. Cotter

Date

Robert Brockmann

Date