

Town of Chesterfield Board of Selectmen

MINUTES May 13, 2009

Call to Order

Chairman Jon McKeon called the meeting to order at 6:00 pm. Others in attendance were Board member Cliff Emery and Carol Ross. Bob Brockmann and Rick Carrier were absent.

Appointments

➤ 6:30 - Tom Duston

Duston advised of changes in State law regarding conservation easements. He also presented a history of the Chesterfield Conservation Commission and Fund. He advised that the State now requires that the Town must hold interest in any conservation easements taken in Town if any Town funds are used. Currently Monadnock Conservancy holds the easements and has taken responsibility in managing those easements. Having the Town as the secondary holder with Executory Interest would protect the Town in the event the primary holder doesn't follow through.

Duston advised that Pat Haley is donating a conservation easement to the Town on a 40 acre lot. The Conservation Commission has voted to pay \$7,500 from the Conservation Fund to cover the transaction costs, i.e. deeds, survey, appraisals. Monadnock Conservancy would be the primary holder and the Town would be the secondary holder. The Selectboard needs to approve taking the executory interest. The easement would protect forestland, recreation land and the natural resources and the owner would still have the right to log.

McKeon advised it is the goal to have 20 – 25% open space in Town. He noted that New York City has 27%.

McKeon doesn't see a problem with taking on the executor interest. It would be in the Town's interest to do so. Emery agreed. Duston advised that a deed would be drawn and signed by Monadnock Conservancy and then the Selectboard.

For Signature

- Manifest #20
- Selectmen minutes – May 7th
- Tax Collector's warrant

For Discussion

➤ Wares Grove Septic bids

The Board opened the bids. Bid #1 is for the State Grant criteria and Bid #2 is without the grant.

Pat Rawson Construction – Bid #1 \$29,200 Bid #2 \$24,200

Ed Cseuge & Son – Bid #2 \$18,640

VanDyke Construction – Bid #1 \$17,600 Bid#2 \$17,600 (They did not supply the required bid documents.)

Morello Construction – Bid #1 \$27,800 Bid #2 \$24,800

Project Resource Group – Bid #1 \$33,053 Bid #2 \$32,053

Northern Field Services – Bid #2 \$19,352 (This bid included a 1,000 gal holding tank instead of the proposed 500 gal tank.)

The Board discussed the bids. VanDyke was thrown out because all documents hadn't been supplied. They decided to go with the Bid #1 as Bid #2 wasn't low enough to go without the grant money. Morello was the low bidder by \$1,400 less than Pat Rawson.

The Board discussed whether it was in the Town's interest to go with Rawson because of their level of confidence in his work, his history of work done for the Town and his experience with the Town. Rawson has familiarity of the project area and knows the care taker. The Board feels this would result in a net savings between the 2 low bidders. Rawson will also use local electrical and plumbing contractors.

The Board asked Ross to contact the State regarding the close bids and what is required to get the grant with respect to these bids.

➤ Fuel Oil bids

The Board opened the fuel bids.

Fleming Oil - #2 fuel \$2.099/gal and Kerosene \$2.349/gal for a total of \$19,975.65

Sandri Oil - #2 fuel \$2.178/gal and Kerosene \$2.578/gal for a total of \$20,924.30

Barrows - #2 fuel \$2.119/gal and Kerosene \$2.699/gal

Jackson - #2 fuel \$1.999/gal and Kerosene \$2.529/gal for a total of \$19432.65.

McKeon will check to see what Jackson's history is and the Board will make a decision next week.

➤ Intent to deed properties

A list of the properties that will be deeded the end of this month for non-payment of taxes was reviewed. The Board will contact those on the list to encourage payment.

➤ Campbell drainage

The Board reviewed Emery's e-mail regarding Susan Campbell's drainage complaint. She advised that the EPA had told her it is an underground water issue from Pinnacle Springs. Emery asked her for a copy of the written report from EPA and any suggestions they have to remedy the problem. Campbell's interpretation of the EPA's comments was that this is a Town problem.

➤ Mileage reimbursement

The Board reviewed the memo explaining the mileage used. Emery has spoken with the employee and the employee told him he would try harder to consolidate trips.

➤ Old Business

Spofford Place – Crocker had contacted the State and Feds regarding the lien removal. He asked what the outstanding tax amounts were due to the Town and Ross supplied this information.

Master Plan – The Board would like an updated version of the matrix from Bevis.

Board appointments – Jim Larkin and Debbie Bokum are interested in participating on the P&R Commission. The Board is waiting to hear back from Zannotti.

Lawn mowing/trimming – The Board asked to find out what mowing is done by the Cemetery Commission with costs.

➤ Other business

1. Emery was at the last School Board meeting and gave an overview of the discussion. He presented the Chesterfield Gap analysis for discussion next week.
2. The Board reviewed Joseph Kowalski's letter regarding his abatement. Kowalski had addressed the letter to the assessors and cc'd the Town. The Board will address this when Carrier returns.
3. Van Houten submitted a junk yard complaint. It will be given to the Code Enforcement Officer.
4. Emery advised that a few years ago Van Houten had bought up the possibility of the Town charging when the Fire Dept cleans up after an accident as has been done in Putney, VT. McKeon advised that when this came before them last the Fire Dept didn't want to process because they didn't think it would be worth it. Emery will contact Van Houten.
5. The Board was given the Planning Board's public hearing notice for May 18th when Riverside Hotel and Camp Spofford would be addressed.
6. Jane Anderson had requested the use of 3 tables for the Library book sale to begin this Saturday and run for a couple of weeks. The Board approved the request.
7. Cool Monadnock had called reminding of a meeting to be held next Wednesday at 6:30 pm regarding energy savings in Municipalities. This is in conflict with the Board's regular meeting.
8. A pre-construction meeting is scheduled for Monday, May 18th at the Town Offices at 9:00 am. Ross will contact all parties involved.

Information

- Hazard Mitigation agenda
- Roxbury public notice for cell tower
- Police Department class certifications
- Old Chesterfield Rd culvert meeting Friday, 6 pm.
- Misc. correspondence & newsletters

Legal

- Kwader motion to rehear the ZBA application

Adjournment

With no other business to conduct, Emery moved to continue the meeting until Monday, May 18th at 9:00 am, McKeon seconded and the motion carried.

The meeting was adjourned at 9:40 pm.

Respectfully submitted,

Carol Ross
Secretary

Approved by:

Jon McKeon, Chairperson

Date

Robert Brockmann

Date

Clifford Emery

Date