

## SELECTMEN'S MEETING

September 26, 2012

Executive Board Attending: David Upton, Susan Hansel, Maury Collins, Edie Drinkwater, Admin. Assist.

Others Attending: David Voymas, Terry Mednick, Dennis Dellagrecia, Maureen Lord, Sara Sandberg, Barry Tolman, Karen Tolman, Kathy Blaudschun

Chair David Upton opened the meeting at 6:03 PM.

David Voymas came before the Board to present names of two people to fill vacancies on the Agricultural Commission. The vacancies are due to the resignation Margaret Schillemat and GiGi Batchelder.

Judi Lang was presented to replace Margaret Schillemat. Her term will expire in 2013.

Jacqueline Roland was presented to replace GiGi Batchelder whose term will expire in 2014. Jacqueline is sixteen and therefore will not have voting privileges. David Voymas indicated that he discussed this matter with an attorney at the LGC and was informed that her attendance could still be considered when needed to meet the criteria for a quorum.

With no further discussion, Maury made a motion to approve both Judi Lang and Jacqueline Roland to fill the vacancies on the Agricultural Commission.

Susan seconded the motion.

The motion then carried by unanimous vote of 3-0.

David Voymas then opened discussion regarding setting up an Expendable Trust Fund or some other bank account for receiving and maintaining donations to the Agricultural Commission. Edie will help research the possible options and then work with David Voymas to format a Warrant Article for March Town Meeting.

David Voymas reported that the Farmers' Market is on hold at this time.

There was a brief discussion regarding the different levels of insurance required for the Farmers' Market and how the Town can help support and encourage the Market but remain separate from this private business venture.

The Board remains open to further ideas and research into the funding of insurance coverage to support the Farmers' Market.

Next, Barry and Karen Tolman came before the board to request a renewal of a previous Building Permit from 2011.

David made a motion to renew the Building permit for the Tolmans.

Maury seconded the motion.

The motion then carried by a unanimous vote of 3-0.

Next Terry Mednick came before the Board to voice his complaint regarding the response to the BTLA inquiry regarding an abatement case dating back to 2010. Terry reviewed his property assessment history from 2006-2010. He also reviewed an agreement struck with David Marazoff (A Cross Country Appraisal employee in 2008).

Terry claims that no changes occurred to his property and therefore the revised assessment and revaluation in 2010 on his property was improper.

Terry presented an outline he intends to present in Court where he may seek a ruling.

The Board listened but felt they did not have enough knowledge to overturn previous decisions.

Terry was informed that the Board relies upon the professional services of the assessing company in these matters.

Terry must decide how he wishes to proceed.

The next item was a further review of the Building permit approved a week earlier for Beatrice Warner. It has been determined that the mobile home will be the third residence on this property. The property is recorded as 6.99 acres which is enough to support these homes. Road frontage as well as setbacks are also met at this time. The only caution, which the land owner will be alerted to, is that close attention to all zoning requirements will be necessary if, in the future, the land is sub-divided. Any shortfall from the currently recorded size of the lot could make this difficult to configure. This is just a cautionary notice to the land owner.

The audience was given a brief time for questions and comments.

Karen Tolman indicated that they too had problems with previous assessing practices that seem to have been improperly implemented.

Maureen Lord raised questions regarding Terry Mednick's residency status. She had concerns from two stand points. 1. How this relates to his taxation issues. 2. How can he meet the requirement to be a First Responder for the Town of Nelson if he is not a resident in Nelson or a neighboring Town?

Next, the Board reviewed and discussed the RFP format and content. There was discussion of the cyclical process of property assessment. There was some confusion regarding property assessment (inventory & measuring) versus evaluation changes (5<sup>th</sup> year).

The Board agreed that Joanne Tramontozzi from the DRA will be called in to review the different options for requesting assessing services.

Next the discussion turned to the counter height at the Town Clerk's area. Edie reported that no final commitment has come in yet from David Drasba. The Contractor is ready to begin the remake of the counter tomorrow afternoon. He understands that he can't begin unless he has approval from David Drasba for payment. This will be lowered to a more comfortable height.

David reported that the right side handrail will be installed to the second floor now that the renovation is complete. David and Rob Germeroth will do the installation.

Susan noted that the steps need some sort of highlight stripes especially on the bottom step where it is very hard to see. The Board agreed to address that issue as well as the rail.

Maury gave a brief report on the Sidewalk project. Several people have made contact with Maury but the wait continues for estimates and projected timing for this project.

Edie reported that Rich Popovic contacted the LGC legal department with questions regarding the Stankevich Property and a possible change of use. LGC legal counsel advised that the

property owner has a right to request a change of use variance from the ZBA. This is a fully legal remedy for their situation.

David reported that the State does not intend to paint the stripes on the newly paved Nelson Road. There are no funds available for these projects throughout the State.

David was also informed that the Study of State roads in Nelson will also be put off until next year. Then after evaluation of the data recommendations will be made to address any safety issues.

The Town Road Study was the next topic of discussion. David reported that his research found that speed limits less than 35 MPH are not enforceable without a properly processed Town Ordinance.

David explained the process as follows:

Conduct Traffic Studies

Assemble and analyze data

Present data/findings to the Governing Body (Board of Selectmen)

David suggested that Karen and Barry Tolman might be appointed as Traffic Study Coordinators to assist the Board with these studies. Their duties would be to Coordinate and facilitate the Traffic Studies in accordance with RSA 265 section 63 between those requesting the study and the Nelson Police Department, assemble and analyze data, report and make recommendations to the Board of Selectmen. The term of the appointment would be one year to run from one Town Meeting to the next.

David then made a motion to create the position of Traffic Study Coordinator.

Maury seconded the motion.

The motion then carried by unanimous vote of 3-0.

David then asked Karen and Barry Tolman if they would be interested in serving in that position. They replied in the affirmative.

David then made a motion to appointment Karen and Barry Tolman as Traffic Study Coordinators for the remainder of this year.

Briefly, several areas were suggested to begin the studies.

Maury seconded the motion.

The motion then carried by unanimous vote of 3-0.

Next David thanked Richie Pratt for the supervision and work done to clean up the Ingalls property. Richie also donated the use of his excavator for this project. Maury and Susan also offered their thanks.

The property was taken for taxes and will be held for a period of time until it is agreed to use or to sell the property.

Maury offered thanks to Greg Rothman and Linda Singer for their donation of slate to repair the Town Hall sidewalk. David and Susan also responded with their thanks.

The first Budget appointment was confirmed for Monday October 15, 2012 at 5:00 PM with Chief Pratt.

David then reported that Kelly French had suggested there might be a possibility of joining the SAU 29 Health Insurance pool through LGC.

The benefit could be a substantially reduced rate.

David, Edie, Mike Tarr, and Nick Barrett will meet with Lea Mclaughlin from the LGC tomorrow

to review all aspects of such a change.

This would require approval from SAU 29 and a two year commitment to the plan.

David then reported on information received in a recent Selectman's Class.

One item discussed was Zoning Ordinances imposed by the State of New Hampshire.

One is that Building Permits could not be issued on less than Class V roads unless a list of qualifications has been met. Planning Board involvement is required as well as certification by the property owner of a filing at the Registry of Deeds that the Town will never be required to provide services or maintenance of the road to the property.

David then suggested a theme for this year's Town Report be the people who serve the Town.

This recognition would include elected, appointed, and volunteers throughout the Town.

This project was briefly discussed and all agreed to further develop this plan for the Town Report.

The Halloween Party at the Town Hall was the next topic presented for discussion by Susan.

The normal rental fee was discussed.

Because this is a function for all children in the Town it was suggested that the fee be waived.

Everyone agreed

Maury made a motion that the Town Hall fee be waived for the Halloween Party.

Susan seconded the motion.

The motion then carried by unanimous vote of 3-0.

Eddie will notify Candy Fulford who arranged for the Town Hall Rental for the party.

Maureen Lord requested permission to address the Board.

After approval she informed the Board of a notice she found on "Face Book".

At 2:55 PM on September 5th a posting appeared for Julia Lennon on her "Face Book" page announcing her new job as Deputy Town Clerk/ Tax Collector. Maureen, reading from a copy of the minutes, noted that the Board went into Non-Public session at 6:10 PM to discuss the hiring and compensation for that position. Maureen wanted to know how Julia could have posted her announcement at 2:55 PM. (Before the meeting took place).

The Board was surprised. David noted it was a premature announcement that would be discussed with Julia.

All paperwork was then presented for review and signing.

Susan made a motion to approve the minutes of the September 19<sup>th</sup> meeting as presented.

David seconded the motion.

The motion then carried by unanimous vote of 3-0.

Susan made a motion to approve the manifest as presented.

Maury seconded the motion.

The motion then carried by unanimous vote of 3-0.

David made a motion to approve payment of \$390.00 for emergency lights and signs for the second floor of the Old Brick Schoolhouse. These lights and signs were recommended by the Fire Chief.

Maury seconded the motion.

The motion then carried by unanimous vote of 3-0

With nothing further, David made a motion to adjourn the meeting.  
Maury seconded the motion.  
The motion then carried by unanimous vote of 3-0.  
Meeting adjourned at 8:16 PM

September 26, 2012

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David Upton, Chair

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Maury Collins

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Susan Hansel