

MINUTES

October 2, 2006

The Selectmen met for their weekly meeting at 6 p.m. Due to a public hearing scheduled for tonight, the meeting was being held at the Campton Historical Society Building (Old Town Hall). Present at the meeting were Selectmen Charles Wheeler, Sharon Davis, Charles Cheney, James McGarr and Jon Homer. The Board began their meeting by reviewing and signing the manifest. They also signed two new residency applications and three Intents to Build, and one sign permit. They also signed an appointment for Richard Butterfield for the position of part-time police officer.

At 6:30 p.m. the Board met again with residents of the Cox Road area. They have met on two separate occasions with first the Stickneys and then the other neighbors on that end of the road. Due to conflicting opinions and remarks, the Board suggested that all parties involved meet on the same day and time and discuss it. Ann Marie sent a letter to Mr. Stickney advising him not to do anything further on the road and inviting him and his neighbors to meet tonight. All the neighbors were notified, and Mr. Stickney's letter was sent certified, and he signed for it. In attendance were Rev. Bayard Hancock, Mr. & Mrs. Woods, Mr. Browne, Mr. Crowley, and Mrs. Armstrong. Mr. Woods indicated that Mr. Boule could not attend. Neither Mr. Stickney nor his brother was in attendance. Also present was Road Agent Butch Bain. Selectman Davis indicated that she had walked the entire road, and did not see any sign of a berm, but just two water bars. She also mentioned that the compost pile that was mentioned at a previous meeting was in the middle of the right of way. Mr. Browne stated that he was concerned about what and how often the Stickneys were planning on traveling over this section of road. He indicated that first it had been mentioned that it would be for their tractors, and then large dump trucks carrying gravel was another activity that they mentioned. Selectmen Davis and McGarr both brought up the fact that last week the Board had voted and passed a motion to put a 3 ton load limit on the road. Selectman Davis also read sections of an email from our Town Attorney's legal opinion in regards to Class VI roads. Attorney Bates stated that the public has a right to travel over a Class VI road, and the Town cannot interfere. If the road is made subject to "gates and bars", they cannot be locked. He also indicated that the berm previously in the road was interfering in that right of passage. Selectman McGarr suggested that if the residents wanted to discontinue the road that they should present a petition to the Board of Selectmen to be included in the Town Meeting Warrant to be voted on by the voters of the Town. The petition would require the signatures of 25 registered Campton voters, and must be presented to the Board by the end of January. The petition must ask that the road be completely discontinued in order for the road to no longer be considered a public road. People who own land along the road would still have the private legal right to pass over the road to reach their properties. Selectman Homer mentioned that there have been incidents of accidents with the use of "gates and bars". Selectman McGarr indicated that the gate that the Forest Service put on Industrial Way is a good example of what kind of gate is used. Selectman Homer also indicated that the State DOT has a website which would address standards for such gates as well. Rev. Hancock expressed concern about motorcycles, and off road vehicles roaring by his house when he is out in yard, and he has scrambled to run into his bushes to avoid being hit. Road Agent Butch Bain indicated that if these vehicles travel over a public way that they need to be registered, and this would be an

enforcement issue by the Police Department. Mention was also made that three dug wells are in the vicinity of Bickford Brook which runs along the side of this roadway. The Board suggested to the neighbors that if they do present a petitioned article that they should be prepared to attend Town Meeting and speak on the petition if they want the support and understanding of the voters.

Road Agent Butch Bain stayed on for a few minutes to discuss a few items with the Board. He indicated that unfortunately it does not look like there will be a Highway Garage erected by winter, and would like the Board to consider a job site trailer for his crew. He indicated that he had done some research and found that we could rent a trailer from Tilton Sales for \$145.00 a month. This would give the men somewhere to get out of the cold rather than keep their vehicles running. The trailer comes with two desks, and a file cabinet, and can be set up to be heated with either propane or electric. He felt that the propane may be the least expensive way to go. There is an electric pole already there by the salt shed so they could hook up the power from there. The Board felt that this was a good idea, and Ann Marie confirmed along with Butch that there is money in his budget to cover this for the rest of this year. Butch also indicated that they could get some stairs for an additional \$30.00 a month, but they will build their own. He also wanted the Board to know that he is putting an inventory together of all the Highway equipment, and will have this to the Board shortly. Ann Marie complimented the crew for their help at the Town Office in removing the window air conditioners, and changing ceiling bulbs for the office staff. Butch also indicated that if he can obtain a snow blower at the State surplus for around \$50.00 that they can help maintain the snow shoveling in the winter months at the office. He also mentioned looking at a device for thawing culverts which would help maintain the roads better in the winter months. He indicated that when he worked for the Town of Plymouth that they did this on a regular basis, and it helped keep the roads in better shape. The Board was supportive with all his ideas, and thanked him for coming in tonight.

At 7 p.m. the Board opened the public hearing for the Community Development Block Grant application for a Feasibility Study at Beebe River with a motion from Selectman Cheney, and seconded by Selectman Wheeler, and voted in the affirmative by all. Chairman of the Board, Charles Cheney began the first public hearing. He noted that there were information packets available for the public. Selectman Cheney began by explaining these CDBG funds are available to municipalities for economic development, public facility and housing rehabilitation projects and feasibility studies that primarily benefit low and moderate income persons. Campton is eligible for \$500,000 a year for public facility/housing rehabilitation, \$500,000 for economic development projects, as well as \$500,000 for emergency funds. Feasibility Study funds are available for up to \$12,000 a year. He explained that the purpose of this grand request was a proposed feasibility application to CDFA for up to \$12,000 in CDBG funds for a Beebe River Infrastructure Status and Needs Feasibility Study, including determination of boundary lines. The majority of the residents in that area are of low and moderate income. The Town is requesting \$12,000. Selectman Cheney then ask for public comments. There were none. Selectman Homer made a motion to close this first public hearing, and it was seconded by Selectman McGarr, and voted in the affirmative by all.

The second public hearing was opened with a motion from Selectman McGarr, and seconded by Selectman Wheeler, and voted in the affirmative by all. Chairman Cheney explained that the

purpose of this second public hearing was to discuss the proposed Housing and Community Development Plan. This plan was part of the handouts available. Selectman Cheney indicated that this plan summarized the goals of the Town which includes the following:

Goal: Encourage a varied stock of safe, sanitary, decent and affordable housing for persons of all age and income groups. (Short-term and Long-term goal).

Goal: Encourage economic development activities to increase quality industrial and commercial development. Encourage the expansion and retention of employment opportunities for residents. (Short-term and Long-term goal).

Goal: Encourage municipal and private water and wastewater systems that are safe, sanitary and that meet DES regulations. (Short-term and Long-term goal).

Goal: Preserve and promote the town's historically and culturally significant structures. (Short-term and Long-term goal).

Goal: Promote activities that protect the health and safety of residents and visitors. (Short-term and Long-term goal).

Goal: Promote adequate health and social services for residents and visitors. (Short-term and Long-term goal).

Goal: Determine Beebe River Village District's infrastructure ownership via surveys and deeds in an effort to stabilize and strengthen the District's capacity to main the infrastructure.

As a matter of policy, Campton will minimize the involuntary displacement of households from their neighborhoods. Public comment was asked and none given on this plan.

Selectman McGarr made a motion to adopt this updated Housing and Community Development Plan, and it was seconded by Selectman Homer, and voted in the affirmative by all. Selectman McGarr made a motion to close this second public hearing, which was seconded by Selectman Wheeler and voted in the affirmative by all.

The third and final public hearing was opened with a motion from Selectman McGarr, and seconded by Selectman Wheeler, and voted in the affirmative by all. This hearing dealt with the Residential Antidisplacement and Relocation Assistance Plan. This project does not involve any displacement or relocation of persons or business. If the Town were to undertake such a project, this is plan that we would follow. Copies of this plan were included in the handouts. Selectman McGarr made a motion for this plan to be adopted, and Selectman Wheeler seconded it, with a vote in the affirmative by all. A motion was then made by Selectman McGarr and seconded by Selectman Wheeler to approve submittal of the application for the grant and to authorize the Chairman, Charles Cheney to sign and submit the application, and upon approval of the application, authorize the Chairman to execute any documents which may be necessary effectuate the CDBG contract. This motion was voted in the affirmative by all. With a motion

from Selectman Homer, and seconded by Selectman McGarr, the public hearing portion of tonight's meeting was closed. Voted in the affirmative by all.

Since the public hearing ended earlier than expected, the Board decided to start reviewing their correspondence until their next scheduled appointment. The Board discussed a memorandum from Chief Warn in which he gave a detailed response into the Board's request for guidance in setting up a fine system for offending off premise signs. There was a lot to read over, and laws cited so some additional thought will be needed to get this set up. A certificate for completing an Emergency Management course will be placed in Chief Warn's file.

Attorney Deborah Reynolds was next on the agenda. She had wanted to meet with the Board and introduce herself as a candidate for the State Senate. Before she got started David & Morgan Stickney came in. The Board explained that they were scheduled to be here an hour ago, and they had already met with their neighbors. The Board informed the Stickneys that they voted at last week's meeting to put a 3 ton load limit on Cox Road. They also advised them that the abutters were aware that they could put up some "gates and bars" if they did not lock it. They also discussed getting a petition for a Town Meeting warrant article to have the road discontinued completely. This petition would need the signatures of 25 registered voters, and it was strongly suggested that if they did this that they should have someone at Town Meeting prepared to speak on the article. At this point, both David & Morgan Stickney left with Mr. David Stickney commenting that we will see what happens.

Deborah Reynolds then came forward and introduced herself to the Board. She explained that she is the Democratic candidate for this State Senate position, and that this District is the second largest in the State consisting of 31 Towns. She is a Franklin Pierce graduate, and has been married to Attorney Michael Conklin for 23 years. They have a joint law practice in the Lincoln/Woodstock area and also in Plymouth. She will be out campaigning in the area Towns over the next week with Governor Lynch. She was appointed to the NH Human Rights Commission. Some of the things she would like to accomplish are to get more children eligible for the Healthy Kids program, work to get utilities to focus on getting high speed internet access up to our area, and get more representation for the Grafton County Towns in this area. Some concerns that she and the Board discussed covered the increasing cost of Grafton County government, high electric bills, and lack of public transportation. She mentioned that a lot of people are not aware of who the present State Senator was, however, it was pointed out that Senator Carl Johnson had actually been here a few weeks ago with his wife.

At 7:45 p.m., the Board with a motion from Selectmen McGarr, and seconded by Selectman Homer went into Non Public Session under RSA 91-A: 3, II (c) to discuss two tax matters. This motion was voted in the affirmative by all. A third person scheduled tonight for the same purpose called earlier in the day, and cancelled.

At 8:15 p.m. the Board came out of Non Public Session with a motion from Selectmen McGarr, and seconded by Selectman Cheney, and voted in the affirmative by all. The Board then met with assessor Mark Nieder to continue their discussion from a few weeks ago about cyclical data collection and how to apply or not apply the information. Selectman Homer began the discussion by indicating that he realized that we had a contract with Mark, but he would really

like to go back to the picking up data, other than annual pick up in a five year cycle. Mark indicated that actually the Board signs a contract every year for the next year of the cycle, and the 2006 work has been completed. He was actually preparing to start Jason Bickford on next year's work, and had him up in Waterville Estates today. The Board still felt strongly about the inequity of picking up some improvements in year one, and others not until year four or five. Mark felt strongly that any errors or omissions from 2004 should not be put off until 2009. He indicated that it would be as inequitable to know there was an error, and leave it, whether it be in the Town's or the taxpayer's favor. He also reminded the Board that any changes that they make are still based on the values from 2004, and are equalized with the current ratio so they are not valued higher than if this change was done in 2004. He indicated that they are doing assessing work in Belmont, Ashland, Tamworth, and Bennington, and they pick up these changes in these Towns. Selectman McGarr was concerned about us keeping these values up, and being penalized by the County tax's formula which caused their portion of the tax rate to go up significantly since the reval. The Board could still not reach any consensus on this matter, and decided not to take a vote at this time. They agreed that Mark should continue to have his data collector go out and collect the data, and they will discuss it more among themselves at their next meeting.

At 8:30 p.m., Ann Marie gave the Board a spreadsheet which detailed the request for proposals that we had sent out from five local banks for the bond on the Fire Substation. The results were as follows: Northway Bank – 4%, 5 and 10 year bond, Community Guaranty Savings – 4.70% - 5 year, 4.80% - 10 year, Laconia Savings Bank – 4.20% - 5 year, 4.30% - 10 year, Citizens Bank- 4.75% - 5 year only, Meredith Village Savings Bank – 5.06% - 5 year, 5.45% - 10 year. Selectman Wheeler made a motion that we accept Northway Bank's Request for Proposal as the lowest rate offered at 4% for 10 years, and this was seconded by Selectman Homer. Selectmen Cheney and McGarr also voted in favor of awarding this RFP to Northway Bank, and Selectman Sharon Davis abstained from the vote due to her affiliation with the bank.

The Board went on to review the minutes from the September 25th meeting. With a motion from Selectman McGarr, and seconded by Selectman Homer, the minutes both public and Non Public were approved as written. Voted in the affirmative by all.

The Board then went on to a combined conversation of other and Selectmen's input. Selectman Wheeler mentioned that he had spoken to Chief Warn, and that the Police Department's server had gone down. They had lost about a week's worth of work. Chuck Grand has managed to get them back up and running and they will be looking at putting money in their next year's budget for a new server. Selectman McGarr indicated that he had some business which he needed to discuss under a Non Public Session. He made a motion to go into Non Public Session under RSA 91-A: 3, II (c) in reference to reputation. This was seconded by Selectman Wheeler, and voted in the affirmative by all.

The Board came out of Non Public Session about 10 minutes later, and Selectman Wheeler made a motion to seal these minutes, with a seconded from Selectman Homer, and voted in the affirmative by all.

The Board went on to discuss other business. Ann Marie conveyed that she had spoken to John Timson about the work on the Timson Bridge. The bridge would be repaired, and then turned over to the Timsons, and no longer maintained by the Town as the Board did not feel that this was actually a Town bridge, and had been taken care of all these years due to a long standing agreement with previous Boards, and John's father. John Timson seemed to have no problem with this, but had to relay the information to his sister and brother-in-law who apparently will be inheriting the house since his father's death a few months ago. Ann Marie indicated that Diana Timson Leach and her husband had called, and were not happy with the Town's offer. Selectman Homer indicated that she thought the Board should withdraw the offer, and not fix the bridge at all. The other Board Members agreed, and the offer was withdrawn. No work will be done on this bridge.

The meeting adjourned at 9:30 p.m.

Respectfully submitted,

Ann Marie Foote
Town Administrator