

MINUTES

SELECTMEN'S MEETING

May 15, 2017

The Campton Board of Selectmen met at 6:30 p.m. at the Campton Municipal Building. Present were Selectmen, Peter Laufenberg, Charles Wheeler, Charles Cheney, and Karl Kelly and Carina Park, Town Administrator and Eleanor Dewey, Office Assistant and recorder. Selectman Davis was not present due to a conflict in schedule. During the work session, the Board signed the manifests and reviewed the bills. They signed 1 employee's request for personal leave, 1 Tax Abatement, 4 Building Permits, 1 Sign Permit, 2 Intents to Cut, 1 Veteran's Exemption for 2018 and 1 Solar Exemption and 1 Memorandum of Understanding regarding Livermore Falls.

Call to Order: Chair Laufenberg called the meeting to order at 6:30 p.m. The Minutes this evening were recorded.

Members of the public who attended the meeting were: Gregory Jencks, Omer C. Ahern, Jr., Ken Evans, Mary A. O'Brien, Benjamin Wilson, Pauline Burhoe, Randy Chesley, Gordon Chesley and Jane Kellogg.

Approval of Minutes: Chair Laufenberg inquired if there were any revisions or concerns regarding the Public and Non-Public Minutes of May 1, 2017. There were 2 revisions made by Selectman Kelly, and a Motion was made and seconded to approve the Public Minutes, as revised and the 3 sets of Non-Public Minutes as written, and with a roll call vote: Selectman Laufenberg – aye, Selectman Wheeler – aye, and Selectman Cheney – aye, and Selectman Kelly – aye, the Public Minutes were approved as revised and 3 sets of Non-Public Minutes were unanimously approved as written.

Privilege of the Floor: None

New Business: Chair Laufenberg called on Omer C. Ahern, Jr., Grafton, District 3, County Commissioner to give an update on the County. Commissioner Ahern confirmed that the Board received a copy of the Proposed County Commissioners' Budget and he discussed the challenges that the County has ahead regarding the budget. Some of those challenges relate to: wages, salaries and benefits which utilize 60% of the budget already and their wage study indicates that increases need to be considered. In addition, additional employees have been requested this year and the fact that certain departments have Unions, salaries have not been negotiated as yet with the Unions. Another challenge is the increase in the employee health insurance in the amount of 16%. Commissioner Ahern explained that the nursing home is not fully reimbursed by the Federal Government whereby \$50.16 per day of revenue is lost for every Medicaid and Medicare patient (which is the biggest percentage of the patients). That being said, the taxpayers have to pick up that \$50.16 per day per patient. The Nursing Home also faces the problem of acquiring nursing staff as the County is competing with other healthcare facilities in the area so they have to hire contract nurses which is more costly. In addition, all the sewer lines need replacing, in the amount of \$210,000.00. He explained that while there is an increase in

revenue, there is an increase in expenses, ultimately increasing the County Budget by 5.7%. Discussion ensued. Commissioner Ahern stated that if the public had any questions or interest regarding the County, they can get an update on PBTV or Utube at justOmer. The Board thanked Commissioner for his update, as well as Commissioner Ahern thanking the Board for their time and service.

Livermore Falls Update: Chair Laufenberg called on Ben Wilson from the NH Department of Resources & Economic Development to give an update on the project at Livermore Falls. Mr. Wilson gave a little history on Livermore Falls and the State's involvement. He indicated that the East side of the river the project has been completed which encompasses the Town of Holderness. The State is now focusing on the West side of the river which encompasses the Town of Campton. Because the West side has historical value an interpretive walk will be created, making a nice safe walk down to the Mill site. Clearing of the property has already commenced. A safe developed parking lot will be constructed to keep the vehicles and individuals safe and they are working on a safe way to keep vehicles from parking on the side of the highway. An archeological study has been done and knowledge will be incorporated in the interpretive walk with many, many signs all the way down to the mill area. A crossing will be constructed with fencing for a safe lookout area to view up and down the river. Mr. Wilson encouraged the public to view the site as the falls are absolutely beautiful right now. Mr. Wilson also presented a draft plan for the site, which he left with the Selectmen this evening. Mr. Wilson stated that funds have been received from Groton Wind settlement in the amount of \$150,000.00 and these funds will be directed to the West side for this project. Mr. Wilson mentioned that the East side charges a small parking fee to the public and Mr. Randy Chesley, a member of the public, expressed that he was not in favor of a fee. He expressed that many children who want to enjoy the area do not have the funds to pay the fee, and beside, the purpose is to attract children and keep them off the street, however, a fee will deter them from utilizing the site. Mr. Wilson stated that he cannot speak for the East side regarding fees, but he will give Mr. Chesley a contact person to discuss the matter. The West side will have no fee. It was clarified that the fee is only for parking of a vehicle. There is no fee if individuals walk or ride their bike to the East side facility. As far as a timeline, Mr. Wilson expressed that it is hoped all will be completed so the site can be a part of Campton's 250th Celebration. Mr. Randy Chesley inquired if there was going to be access to the water on the West side. Mr. Wilson confirmed that there will be a stair case going down from the river viewing site which will go down to the original dam. Mr. Wilson informed the Board that when a final plan is completed he will make sure the Board gets a copy. Mr. Wilson recognized individuals that were here this evening that have been instrumental in this project, those being: Mr. Ahern, Ken Evans, Mary O'Brien and Jane Kellogg and he thanked the Board for their time this evening.

Citizen Concern – Burhoe Way: Present for this discussion were: Gordon Chesley, Randy Chesley and Pauline Burhoe. Chair Laufenberg called on Mr. Gordon Chesley who explained that Burhoe Way has been closed off as an access right of way (by the present owner of the old Town Office Building) and this right of way is the access to his residence and to Pauline Burhoe's residence. Mr. Gordon Chesley informed the Board that the right of way has been their access way for over 40 years and has been maintained by previous Road Agents of the Town and the present Road Agent and he would like the right of way opened by the Town. Discussion ensued regarding safety and emergency vehicles not being

able to pass, the fact that a road sign was installed by the Town, and is now down, and the road is acknowledged on google map. Gordon and Randy Chesley interpret the law that after 20 years of access and maintenance, the right of way becomes a right of way that cannot be closed off as no permission has been granted, therefore, no access can be taken away, and they believe it is the Town's responsibility to keep it open. The Board explained that road signs are installed on private roads for 911 purposes, but that fact does not designate the road a Town road, nor does the fact that google map recognizes Burhoe Way. Such recognition does not determine whether or not it is a Town road. The Board acknowledged that the property was owned by the school when it was sold to the new owner and previous to that the Town Office was housed in the Building and was being rented by the Town from the school. **A plan was provided this evening referencing the right of way, where it begins and where it ends. The Board expressed that this is a civil matter and the Town has no authority to demand that the new owner provide access, and suggested that Mr. Chesley and Mrs. Burhoe approach the new owner of the old Town Office Building to hopefully come to some agreement or to pursue other avenues. Mrs. Burhoe acknowledged that she did speak with the new owner and he mentioned that it was a liability issue. In conclusion, the Chesleys and Mrs. Burhoe agreed to speak with the new owner, and if no satisfaction is obtained, they will come before the Board again.**

Road Agent Update – 2017 Paving Bids: Chair Laufenberg called on Butch Bain, Road Agent. Mr. Bain explained that he wanted to get the paving proposals out as soon as possible and asked the Board's approval to do so. **Discussion ensued pertaining to paving costs, advertising in the newspaper and confirmation that the proposal notice will not have any specifics. It will be indicated in the notice to contact the Road Agent for road specifications before contractors submit their proposals. The Board unanimously agreed to advertise for paving proposals as soon as possible and Carina will draft the notice to be placed in the newspapers.**

Mr. Bain also discussed that he would like to get the proposal out for plowing as well. Carina stated that she would like to put together a contract before the proposal process begins. **The Board concurred that Carina will research other nearby Towns for their average hourly compensation rate and examples of contracts. Carina will draft the sub-contractor guidelines, contract and pay rates for the next meeting on June 5, 2017 for the Board's review.**

Mr. Bain also discussed the mechanical problems with the International truck and some more potential costs over and above the present repair figure of \$3,992.00; however, Mr. Bain said his budget will be fine, but it will exhaust a good portion of his line item for maintenance.

Carina informed the Board that Mr. Bain was able to obtain some panels from Superior Fence for free and he was able to fix the dumpster and saved the Town \$1,500.00.

Tax Abatements – **Carina discussed an abatement for Campton Redimix which she had to revise for additional interest and the Board signed the revised abatement this evening. Carina also explained two properties in Six Flags that she gave 2 options for resolving. Discussion ensued and a Motion was made and seconded and the Motion was unanimously approved to abate the two properties in Six Flags.**

Old Business: None

Correspondence: Carina explained that Mad River Coffee has filed for a building permit to extend their deck for handicapped purposes and would like permission from the Town to extend their liquor license to serve liquor on the deck. **The Board signed the letter of approval from the Town of Campton.**

A letter from NH Fish and Game Department was received regarding a right of way to Pemigewasset Wildlife Management Area over Owls Nest Golf Course. Selectman Wheeler explained that Owls Nest did some work on the course and the original cart path used for the right of way has been taken out; however, there are alternate routes. **Selectman Wheeler stated that he has spoken to NH Fish and Game and he will be meeting with them on May 25th to resolve the matter and he will update the Board at that time.**

Hannah Joyce, Tax Collector provided an updated tax agreement list. The Board reviewed and is satisfied with the results thus far.

Carina inquired if the Board was interested in a government grant being offered for water updating regarding Beebe River. The grant would be for \$50,000.00 and discussion ensued. A Motion was then made to move forward to apply for the \$50,000.00 grant for water updating in Beebe River. The Motion was seconded and with a roll call vote the Motion was unanimously approved.

Carina stated that notice was received from North Country Environmental Services indicating that the rates were going to increase for dumping of solid waste material and bulky waste material, etc. and the Town of Thornton also received this notice.

Carina explained that she received a phone call from Ellen Payeur, daughter of Doris Phinney and Ms. Payeur stated that her family would like to donate Doris Phinney's property located at 30 Broomstick Lane to the Town (after her mother passes away). Ms. Payeur would like to know if the Town will accept the donation. Discussion ensued. The Board agreed to go look at the property and they will revisit the matter at the next Board Meeting on June 5th.

Carina informed the Board that the Blair Bridge repairs have been completed, i.e. lights, siding, knee braces and the Electric Coop has taken down some trees.

Carina spoke with Greg Colby, Town Auditor, and a draft of the audit will be submitted to the Board in approximately two weeks.

Carina informed the Board that the Personnel Policy Committee should have a first draft of the new policy for the Board to review in June. Carina stated that there are some items the Committee would like the Board to review and agree upon, such as opt out, etc.

Campton Inn – Carina brought Selectman Kelly up to date on the issue with the unsigned certified return receipt sent to Mr. and Mrs. Bean (previous owners), as he was not in attendance at the previous meeting. Since that time, Carina has spoken to Mr. Bean and he has acknowledged receipt of the right to repurchase letter from the Town. Mr. Bean addressed concerns that there is an IRS lien on the

property and he was concerned that would impede on his repurchasing. Carina spoke with Town Attorney and she was assured that the IRS lien would not impede on any process taken whether it be the auction or Mr. Bean repurchasing. Carina explained that Mr. Bean has a deadline date of May 23, 2017 to inform the Town whether or not he will repurchase the property. Carina stated that she has the auctioneer's contract, but she will hold off on reviewing it with the Board until she hears from Mr. Bean. If Mr. Bean chooses not to repurchase, the Town will still be in the same time line for the auction to proceed.

Fire Chief Dan Defosses informed Carina that the ambulance was out for repair, but at present, he was waiting to hear from the mechanic as to what the problem is, and he may be in to discuss the issue with the Board.

Memorial Day – Carina stated that Ann Marie Foote has volunteered to assist (which Carina is grateful for), and Carina has gotten the Fire Department, the Police Department and the Boy Scouts on Board to help. She now needs a speaker and it was suggested that one Board member be the speaker. Discussion ensued regarding members being out of Town on that day and other commitments by Board members. **It was suggested that Carina inquire if Chief Warn would be interested in speaking. Selectman Kelly inquired if the Board felt a member of the Board should be present. Selectman Kelly stated he has attended in the past; however, he will not be there this year. Selectman Wheeler stated that he could attend, but will not be able to speak because of his employment commitments. Carina stated she will attend as well. A suggestion was made regarding a possible speaker, who resides in Campton, who is a retired Army officer Veteran. Carina will inquire. Carina mentioned that next year (with the Board's permission) she would like to ask the Boy Scouts to spearhead the Memorial Day event at the cemetery. The Board had no issue with this suggestion.**

Carina informed the Board that Certified Computer Services will be at the office at 3:30 tomorrow if any of the Board members would like to resolve the issues they are having with their Town email addresses.

There being no further correspondence, Chair Laufenberg called on Butch Bain, Road Agent. Mr. Bain stated that Mr. James Powers would like to fix Glade Circle to bring it up to Town road standards to eventually bring to a Warrant Article to approve as a Town Road. Mr. Bain explained that there are several issues there pertaining to under drainage and he asked if Selectman Cheney would like to view the road with him and Mr. Powers next week. **Discussion ensued and Selectman Cheney agreed to view the road and will make arrangements with Mr. Bain.**

Carina informed the Board that Selectman Davis was unable to attend this evening; however, she wanted the Board to know that she is working diligently on the 250th Celebration. The 250th Committee has been in touch with the Fire Department regarding the fireworks display at Blair Cemetery and have discussed the parking area situation with the Police Department.

Non-Public Session in accordance with RSA 91-A: 3, II (c): Chair Laufenberg called for a Motion to go into Non Public Session under RSA 91 –A: 3, II (c) regarding personnel. The Motion was made and seconded, and with a roll call vote: Selectman Laufenberg – aye, Selectman Wheeler – aye, Selectman

Kelly – aye, and Selectman Cheney – aye, the Board went into Non-Public Session at 8:45 p.m. The Board came out of Non-Public Session at 9:05 p.m.

Board Concerns and Directives: Selectman Kelly requested that Carina make arrangements for his attendance at the “Right to Know” workshop.

Adjourn: There being no further business, Chair Laufenberg declared the meeting adjourned at 9:10 p.m.

Respectfully submitted,

Eleanor M. Dewey, Office Assistant and Recorder