

Board of Selectmen's Meeting Minutes
Monday, October 6, 2008
Meeting House 6:30pm

preliminary

Chairman Iocovozzi called the meeting to order at 6:30pm.

Present: Chr. Cosmas Iocovozzi, Selectmen Jack O'Reilly and Jan Stuart, Administrative Assistant Beatrice Marconi, Building Inspector Charlie Smart, Ruth and George Fletcher, Larry Haas, John Lamson, Mary Frank, Eric Weinraub of Altus Engineering and Lyle Grant.

Pledge of Allegiance

Selectman Stuart moved to accept the minutes of September 15 and 22 (both public and non public) with Selectman O'Reilly seconding. On a roll call vote, the motion passed 3-0.

The Chair spoke briefly to the audience explaining why the Selectmen decided to hold their meeting at this location. Besides there to pick out a paint scheme, with all the work being done there this year with the grant, the Selectmen wanted to see the transition and how the project was coming along.

Coleman Drive Plans – Altus Engineering

Eric Weinraub presented the plans ready to go out to potential bidders. Hislop's topo survey is included. Plans call for grinding 22' in width in an attempt to match the center line. The roadway is not centered in the R.O.W. area so Eric hopes to follow the existing flow. He calls for a uniform grade and will flatten where necessary to aid the proper drainage path. Is not going to fix the current debunked culvert but will install a new catch basin. Will have a paved swale. He doesn't expect any drainage problems from the road but this work will not solve the fields' drainage problems. One of Klanchesser's driveways will go away with the construction of the other. Eric's advice is to do no work on the project this year, but only put it to bid. He will get the needed permit by notification. Bid will indicate a 2009 paving project. Binder coat for spring 09 and wearing coarse either late summer or spring 2010. Cos was not thrilled with catch basins but saw no other way around it.

Brickyard/Gungalow Leg

Eric tells the Board that the final invoice is forthcoming with the \$130 for loam deducted. He also informed the Selectmen that the final phase of the project is coming soon.

Town Garage Engineering/Plans

Chr. Iocovozzi stated that the Board needed to discuss this further with the water flow problems in that area.

Captain's Landing Engineering Proposal

Chr Iocovozzi was concerned with the limited depth of the underground utilities. Eric stated that before the project begins, he will do some observations of that issue. RL Rossi ran into some line concerns when he was doing the culverts. The pole near Little Bay had a lot of erosion. Eric was aware of this and was going to stabilize with rip rap. Regarding shoulders, 2' to 4' out from asphalt is recommended. Shoulders do have a purpose and although loaming and seeding up to the tar 'looks' good it creates drainage issues. Gundalow may have an issue down the road. ***Selectman O'Reilly moved to accept the Altus Engineering proposal for Captain's Landing not to exceed \$ 10,900. Selectman Stuart seconded. Roll call motion passed 3-0.***

Coleman Survey by Knight Hill

Selectman O'Reilly moved to approve the additional work needed to address the encroachments at the Coleman turn around, not to exceed \$1,000. Work to be preformed by Knight Hill Surveyors. Selectman Stuart seconded. Motion passed 3-0 on a roll call vote.

Police Garage Survey by Knight Hill

Three options were proposed. Option 1 was detailed and exact and tied into Fema mapping.

Option 2 was dealing with certain assumptions and no Fema connectivity. Option 3 was dealing with certain assumptions and tied in with Fema. *Selectman Stuart moved to accept the proposal for option 1 not to exceed \$2,500 for the Police Station garage survey by Knight Hill. Selectman O'Reilly seconded.* The Board felt that it was important that the Town owned properties properly be depicted. *On a roll call vote, the motion passed 3-0 to do it right.*

Town Owned Land – Nimble Hill Area – Plot Plan by Knight Hill

Selectman Stuart spoke to this issue stating she had a conversation with Cliff Abbott who noticed that the plan, although showing the soccer field, did not show this area as expansion land for the Cemetery in the future. Mr. Hislop stated, for him to alter the plan, he needed Selectmen approval. *Selectman O'Reilly moved to have Knight Hill correct the town owned land plot plan to annotate the Cemetery expansion land where the recreation field is projected. Selectman Stuart seconded. Motion passed 3-0.*

Library Building

Although the Library Trustees were not in attendance, they forwarded a copy of RSA 202-A:6 which clearly states that the Library trustees shall have the entire custody and management of the public library and of all the property of the town relating thereto, including management and budget. They also ask that any purchase orders that come through that pertain to the Library that they review and sign. The Trustees will be approaching the Board at Budget time with new cleaning company proposal at which time the dependency on our Custodian will diminish for 2009.

Meeting House Paint Selection

Ruth Fletcher speaking on behalf of the Deacons stated that everyone was happy with the current paint scheme. Regarding the ceiling, it was decided to try to patch paint the areas that have water damage rather than do it to its entirety. *Selectman O'Reilly moved to leave the paint scheme as it is at the Meeting House. Selectman Stuart seconded. Motion passed 3-0.*

FairPoint Underground Utilities – Nimble Hill Road adjacent to Meeting House

Selectman O'Reilly moved to authorize up to \$2,040 in payment to FairPoint for the relocation of their lines to be underground Nimble Hill Road. Selectman Stuart seconded. Motion passed on a roll call vote 3-0. C Smart indicated that a proposal from ComCast will soon be coming.

Police Station Sensors – Maldini Proposal

Charlie Smart, our Building Inspector tells that Board that this is an energy efficient move.

Selectman O'Reilly moved to approve the Police Station Sensor proposal not to exceed \$985. Selectman Stuart seconded. Motion passed 3-0 on a roll call vote.

Meeting House – Haas Proposal - \$60,700 – Three Phases

Exterior Wash – repair wood where needed – Prime all bare wood - \$4,700

Interior Floor Treatment – 6' exposed wood border, throughout pews & aisles, - scraped, filled and painted along with pews. - \$25,700

Woodworking & Painting – 9 exterior window and door fans to be restored, painted and installed, Front entry door, remove interior header trim, adjust jamb, reinstall header trim, repair doors for new lockset. Stairs – repair split treads and reset. Two front windows treatment and period renovate along with sash work and paint - \$ 30,300.

After discussion, Mr. Haas will adjust the interior floor treatment proposal by removing the border. Meanwhile, *Selectman O'Reilly moved to approve the Haas/Hall proposal not to exceed \$4,700 for exterior cleaning and repair. Selectman Stuart seconded. Motion passed 3-0 on a roll call vote. Selectman O'Reilly moved to approve the Haas/Hall proposal not to exceed*

\$30,300 for woodworking and painting. Selectman Stuart seconded. Roll call vote passed 3-0.
The building can still be used while work is proceeding.

Meeting House – Haas Proposal – Insulation

Includes insulation of ceiling, hatch and floor \$6,100. ***Selectman O'Reilly moved to authorize Haas & Hall's proposal for insulation at the Meeting House not to exceed \$6,100. Selectman Stuart seconded. Roll call - passed 3-0.***

Meeting House – Duct Work Proposal – Brulotte

Selectman Stuart moved to approve Brulotte's proposal not to exceed \$5,400 for duct work at the Meeting House. Selectman O'Reilly seconded. Motion passed 3-0.

Meeting House Stewardship Document

Selectman Stuart asked if the legal description had been attached to the Stewardship Agreement or submitted yet as she was concerned that it be clear on the agreement that the Board authorizes only the foot print to be included. Charlie Smart responded that it could be the foot print or foot print plus 2' – and that it was the Board's call. The words 'immediate surroundings' will be removed and 'foot print of building' inserted.

Town Forest Signs Proposal

Selectman O'Reilly stated that he had a conversation with Justin Richardson and he stated he'd be happy to bring it to the Conservation Commission for discussion. Reedys proposal was at \$1,800 each and Sign o Rama was at \$2,827.50 for two. We need two. Proposals to be forwarded.

Oil Bids

Selectman Stuart moved to accept the Lamprey fuel fixed amount of \$3.39 per gal. Selectman O'Reilly seconded. Although the other companies offering were less as they worked on rack plus margin, Selectman Stuart felt it was time to lock in as the others' prices fluxuated daily. ***Motion passed 2-1 with Chr. Iocovozzi wanting to wait another week before locking in.***

Town Facilities Use Application:

Town Hall – Oct 31 – Kitchen & Audi – Party – DeeDee & Mike Walsh – Requested by A. Moore.
This item was tabled as Selectman Stuart wanted us to check on the requirements for a detail to be present through ***a motion by Selectman O'Reilly – seconded by Selectman Stuart. Motion to table passed 3-0.***
Town Hall – April 16 2009 – UNH Marine Docents – Meeting & Dinner – ***On a motion by Selectman O'Reilly to approve with fee waive, Selectman Stuart seconded and the motion passed 3-0.***

Misc:

2009 Vehicle Purchase: Chr. Iocovozzi will get the specs on a 2 ton for Tonka replacement.

Mower: Selectman Stuart stated that the current mower used for Fox Point, cul de sacs and road side was so old that getting parts was a concern. She felt purchasing a mower out of the Fox Point account was a possibility. Both Selectman O'Reilly and Chr Iocovozzi felt otherwise but agreed to get prices for mowers and multi attachment mower/tractor type machinery to discuss further. Len Thomas will look at the needs of the town and bring back information. She felt Len should be given the authority to seek out and buy. Discussion went on for 1 machine? 2? 3 point hitch, cab, plow, brush hog, etc? Cos hates to see equipment sitting around and felt multi purpose attachments would benefit many areas. Selectman O'Reilly said we should determine the need and spend wisely.

Transfer Station: This Wednesday it will be closing at 6:30pm. Next week may be 6:00pm depending on light.

Coleman Drive Encroachment – Justin Richardson filled the Board in on how this phase is progressing with the Knight Hill survey and his legal obligations.

Old Parsonage Chimney Cap – Stepping Stone Masonry

This company is Wastrom's associate. Wastrom was hired for brick work and foundation work at the OP. Part way through the job, he discovered flashing needed to be removed and replaced along with a chimney cap due to the critters getting in the building. *Selectman O'Reilly moved to approve the additional \$1,640 needed to pay for this phase. Selectman Stuart seconded. Motion passed 3-0.*

Correspondence:

Chr. Iocovozzi read a thank you letter from Kori Low for the help the Town gave for the fund raiser for the memorial bench and scholarship fund established for Will Berky.

Selectman O'Reilly moved to adjourn at 8:47pm. Selectman Stuart seconded. Motion passed 3-0.

Respectively submitted

Beatrice Marconi
Administrative Assistance