

BOARD OF SELECTMEN MEETING  
NOVEMBER 15, 2016

PRESENT: Becky Doyle, Chairman, David Lage, Tim Johnson, Joanne Meshna

The meeting was called to order at 6:00 p.m. at the Town Office.

Kered Management, LLC: Mr. Stephen Lowe, Member, had submitted a proposal for 11 Temple Road. He was asked the time frame of the work and he stated he would try to complete the work in six months beginning in the spring of 2017 around April or May. Mr. Lowe stated he has done six renovations in Massachusetts. He noted he had been inside the house at 11 Temple Road three times and had engineers look at the septic system. He plans to flip the house once completed. The new house will be on the same footprint, he will gut it and there are some beams in the basement that need replacement. Mr. Lowe stated he was aware of the well sharing with other properties.

Selectman Lage made a motion to transfer the property at 11 Temple Road with stipulations as outlined in the proposal with a time line of completion of the project within a year from today. Selectman Johnson seconded the motion and it passed unanimously.

Ken McHugh, 128 Ashburnham Road: Mr. McHugh is an abutter to Tuttle's lot 13/34, and National Finance Corporation's lot 13/33 on Ashburnham Road. Mr. McHugh explained he has objections to the original building permit for lot 13/33, 150 Ashburnham Road, which was to rebuild a new house in place of one that burned down. He did not object to the rebuilding of the house but rather the operation of a sand pit on the adjoining property. An immense amount of material has been hauled out. Mr. McHugh thought it was a commercial operation that should have been permitted and he should have been notified as to what was going on.

Mr. McHugh noted there was a DES administrative order issued in 2015 on lot 13/34 which closed down the site and they issued a cease and desist on all operations. The State has recently assigned a new investigator on the case. The administrator order will be reissued on lot 13/34. Mr. Tuttle was hauling off site and put a culvert into an open stream and was removing clay from a stream in the back.

Selectman Doyle noted in 2015 the Selectmen issued a cease and desist. The Selectmen told them at that time they would need to get approval as a gravel pit or cease activity. They stopped the work.

Mr. McHugh stated what is being done should be considered a commercial excavation. Selectman Lage explained the RSA states if there is a building permit, removal of material being done incidental to that project is permitted. Further Selectman Lage stated if lot 13/33 has a building permit and can remove material for that permit, he should not be excavating on lot 13/34. However, there is no survey other than stakes that are located on lot 13/34. Mr. Hugh stated material is being removed from both lots. He presented the Board with pictures of the site.

Selectman Lage stated it is not a gravel pit. The intent is to build the house. He questioned the Board as to how the Town can be sure once the material is removed a house will be built.

Mr. McHugh stated there is also work going on in the back of the lot near the stream. Selectman Lage noted that was not part of the plan. He added the Building Inspector went to the site and they were to post it and grade the slopes. Mr. McHugh was concerned the well and septic were higher than where the house was and they will not be able to grade off much more. Selectman Lage stated the slope issue is a safety issue now. Once it is finished there will be a retaining wall. Selectman Lage continued because there is a right to excavate because of the building permit, the building project should be going on at the same time. The building permit was issued in June. Selectman Lage noted according to the pictures they are close to where the retaining wall should be built.

The Building Inspector will be asked to check the pit in back of the site and check on the slope, and the building project has to start.

At 6:30 p.m. Selectman Johnson made a motion to enter into a nonpublic session under RSA91-A:3 II(c). Selectman Lage seconded the motion and it passed unanimously.

At 7:50 p.m. Selectman Doyle made a motion to return to public session. Selectman Johnson seconded the motion and it passed unanimously. Selectman Lage made a motion to seal the minutes. Selectman Johnson seconded the motion and it passed unanimously.

Capital Improvement Plan (CIP): Deidre Daly was present to answer questions on the CIP. Further discussion will take place on December 13.

Parks and Recreation: An email was received from Director of Parks and Recreation Mindy Buxton requesting approval for an adult recreation activity to host a trip to Newport, RI to tour the mansions in December. The tour will cost \$20 per person. The 25 person bus will cost \$1,199 and appetizers and drinks will be provided on the bus.

The Board was not in favor of having the Town absorb the cost of the food and bus and only charge for the entry fees to the mansions.

Conservation Commission: The Conservation Commission at its annual meeting on October 19, 2016 recommended Jack Messe, David McTigue and Matt Oliveira be appointed as full members for three year terms. Selectman Lage made a motion to appoint Jack Messe, David McTigue and Matt Oliveira for three year terms. Selectman Johnson seconded the motion and it passed unanimously.

Minutes: Selectman Johnson made a motion to approve the minutes of the November 1 and November 7, 2016 meetings. Selectman Lage seconded the motion and it passed unanimously.

Health Plans: The Board reviewed the six new options for health care. Chief Carpenter, Peter Goewey and Joanne reviewed the plans and their recommendation to the Board was to accept Healthtrust plan BSOS20/40 1KED with prescription option 2. This is a net savings of 10%. Selectman Lage made a motion to proceed with the Healthtrust plan. Selectman Johnson seconded the motion and it passed unanimously. The Board also discussed compensation for employees who do not take insurance

through the Town but through another source. A stipend would be paid to them. All were in favor of the idea; the amount of compensation for not taking the insurance is to be determined.

Heritage Commission: Selectman Doyle reported the Heritage Commission met on the 9<sup>th</sup>. Members will be attending Heritage Commission meetings to determine their roles in other towns.

Fire Chief Hiring Committee: The Fire Chief Hiring Committee will meet on December 17. They are preparing an ad for the newspaper.

Police Facility Committee: The Police Facility Committee will be making a presentation to the Selectmen on November 29.

The meeting adjourned at 9:30 p.m.

Respectfully submitted,  
Joanne Meshna, Town Administrator

Board of Selectmen November 15, 2016 minutes approved by:

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Rebecca M. Doyle, Chairman

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David S. Lage

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Timothy Johnson II