

BOARD OF SELECTMEN MEETING
DECEMBER 15, 2015

PRESENT: George Lawrence, Chairman, Becky Doyle, David Lage, Joanne Meshna

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

Chief David Leel: Did not show.

Warrant articles: The Board reviewed a draft of the warrant articles for the 2016 warrant.

Organizations requesting funds: The Board reviewed letters from outside organizations requesting funds from the 2016 Town budget. The following was agreed upon:

- Home Healthcare Hospice & Community Services, \$1,500
- Monadnock Family Services, \$750
- Meals on Wheels, \$1,550
- The River Center, \$250
- Granite State Children's Alliance, \$500
- American Red Cross, \$1,000
- Contoocook Valley Transportation Company, \$500
- Court Appointed Special Advocates for Children (CASA), \$250
- St. Vincent de Paul, \$2,500
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Police facility Committee: The Board met with the Police Facility Committee, Robert McArthur, Mark Hopkins, Bernard Hamill, David Lage, Chief Carpenter and Tom Humphrey (Lou Alvarez absent). Bert explained the charge for the Committee was to evaluate existing and new opportunities for housing the police station for 50 years or more. Several properties were looked at and the Committee tried to figure out what the Town needed. The Committee was concerned that the present police facility cannot handle what is happening in Town. The area is too small, security is a problem as well as fire access, codes are not met, and the evidence room is a disaster.

Building #2 has mold and water damage and is not suitable for rehabilitation as a police station as it does not meet current codes. The Committee would like to see the building built on Town property. The best site is the current Town complex.

Prices to build a new facility were looked at. It appears the cost will be around \$250/square foot.

Bert stated at this point the Committee needs some additional direction. The Committee has suggested some preliminary design work be done or ask the voters by warrant article to authorize design for a police station. Preliminary design would cost around \$5,000, final design would be about 3-5% of the facility value at a cost of \$50,000-\$60,000 up to \$75,000.

Bert explained the evaluation matrix they used. The Town dump was considered but does not serve the Town well as it is so far out. They looked at the Eaton property at the corner of Highbridge and Turnpike

Roads. There are some wetlands and steep slopes and it would have to come off the tax rolls. They also looked at the old highway garage across from the Fire station. It is a small lot and a small police station could be put on the lot but would not be expandable. They also looked at the property to the right of the old highway department. There is a stream running through it. It would work but would have to come off the tax rolls. The Town complex was looked at. It is a good location already off the town rolls.

Selectman Doyle asked about the square footage of the building. Bert responded 8,000 square feet would be optimal. At least half of that would be for garage space and occupied square footage would be around 4,500 square feet. The cost for the project would be approximately 8,000 square feet at \$250 per square foot for a total of \$2M. All the figures were preliminary and Selectman Lage noted the Committee does not know what size the building should be and a schematic design of what the needs are is needed.

The Committee suggested spending \$5,000 to get a more refined list of requirements by an architect that designs police stations based on layout, codes necessities, etc. The Selectmen agreed to review the current budget to see if there were any funds to cover the schematic plans. Otherwise an article could be put on the 2016 warrant. The Committee will determine an amount that is needed.

It was agreed the Committee should look at a police station with the ability to expand to a safety complex.

Jim Coffey: Mr. Coffey informed the Board Southwest Region Planning Commission Executive Board has agreed to file for intervenor status with FERC on the proposed pipeline.

Bob Boynton: Selectman Lawrence read a letter from Bob regarding a wetlands stream mitigation deadline. Bob explained there is not a DES specified deadline. However, if the Conservation Commission does not respond to the applicant's query for mitigation projects and provide a list, the Town is assumed to have no projects and funds for wetland and stream impacts for that project will go into the ARM fund.

An email was received from Wendy suggesting a meeting with Attorney Kanoff so that he may respond to some questions: what is the strategy going to be with FERC, timing of major events, will he represent the Town before SEC or should we have our own representation, when is the right time to begin mitigation discussions/negotiations with KM?

The Board agreed to the meeting with Attorney Kanoff and to include Wendy and Bob.

Minutes: Selectman Doyle made a motion to approve the minutes of the December 8, 2015 meeting. Selectmen Lawrence seconded the motion and it passed unanimously. Selectman Doyle made a motion to approve the minutes of the December 7, 2015 meeting. Selectman Lawrence seconded the motion and it passed unanimously.

Salary adjustments: The Board agreed to put in their budget a 1% COLA and a 2% merit pool for employees. Review of employees will be conducted between April and June with merits effective July 1. Job descriptions are needed for each employee.

Town Clerk/Tax Collector: From discussions with Jessica, she needs to have a deputy for 21 hours a week. It will be up to her how she manages the schedule of hours.

Temple Road house: The Board discussed the Town-owned house on Temple Road. The house could be auctioned. It was agreed Selectman Doyle with contact legal counsel for advice on disposing of the building as it has hazardous waste, and the septic and well are issues.

The meeting adjourned at 9:05 p.m.

Respectfully submitted,
Joanne Meshna, Town Administrator

December 15, 2015 Board of Selectmen minutes approved by:

George H. Lawrence, Chairman

Rebecca M. Doyle

David S. Lage