

**Selectmen's Meeting
Monday, December 6, 2021**

Chairman Leslie Babb called the meeting to order at 6:30 PM. Present were Selectmen Leslie Babb, Ernie Day, and Melissa Florio, and Ellen White, Town Administrator, who recorded these minutes. This meeting was held at the Town Office.

Also, present were Scott Brooks, Anne Cunningham, Rob Cunio, Justin Brooks, and Jeff Nicoll.

Review of Mail, Sign Manifests, Approval of Minutes

The accounts payable and payroll manifests were reviewed as well as the red folder containing correspondence.

Ernie made a motion to approve the minutes of the Selectmen's Meeting and Non-Public Session held on 11/29/2021. Melissa seconded. All in favor, the motion passed.

Old / New Business / Discussion:

Planning Board Chair Anne Cunningham provided an update on the short-term rental discussion including information provided at the recent Planning Board and a recent opinion given by Attorney Ratigan. Discussion on how to proceed forward with public hearing deadlines fast approaching. Regulating STR's through a special use permit can be done but requires that certain standards and licensing process are defined. Melissa compiled research she had completed and will forward to Anne for review. A letter received from PretiFlaherty regarding their opinion on the allowance of short-term rentals was discussed. Further discussion ensued on definitions and comparison to rental properties with the main difference being that short-term rentals require a room and meals tax collection. Anne stated that only 3 people spoke at the last Planning Board meeting but did not provide clear indication of their support. With lack of legislation on the matter, judges are left to make decisions while providing minimal feedback. Anne feels there is a high likelihood of litigation and until guidance is clear, the Planning Board should hold off. Ernie is in favor of holding off. Melissa stated it is unclear how to compromise. Anne stated the last day to hold a public hearing is 1/20. Les iterated the importance of not allowing an overuse of a property or its septic system. Melissa will work with Anne to create language. A few known STRs were discussed as examples of overuse of the property.

Department Head Updates

Transfer Station – Justin Brooks had nothing new to report.

Police Department – Les announced he contacted the Governor's office regarding the lack of overnight police backup and coverage in the area and concerns related to recent automobile break-ins. A return call was received and further, Troop E Command followed up and is hopeful that an attempt will be made to reinstate overnight coverage with support coming from higher up.

Fire Department – Chief Rob Cunio reported call volume including 8 medical aid (1 positive covid), 10 current active cases in town, motor vehicle accident with entrapment, 2 mutual aid – fire, 1 fire alarm, and a service call. The AFG grant was submitted this week for reimbursement of the new

radios less the town's 5% contribution. The application process for the State grant for the cardiac monitor has also been started. Annual call volume is 391, 41 calls ahead of 2020. November is reportedly a slow month but was steady. Rob confirmed the last lease payment on Engine 7 is to be paid in June 2022. Lease options for the new Rescue factoring in an order placed in April with 360-day payment deferral calculates to \$66,003 at 2.69%. A 10% increase could be anticipated which would adjust the payment to \$72,606. Engine 7's payment is \$70,540.

Rob provided three quotes he received for a gear dryer for liners: Firematic cabinet for a 2-set for \$4,675; Firetech 4-set for \$7,200 plus \$500 shipping; online distributor 4-set for \$3,500. In reviewing his current budget, an invoice for (3) 25' lengths of hose and an invoice for Forestry III are all that is left to close out the year. Rob requests the option to purchase the cabinet dryer from Firematic out of remaining budget funds. All were in agreement to purchase from Firematic for \$4,675.

Appointments:

2022 Budget Review –

Forest Fire – Rob stated no change and requests level-funding of \$3,000.

Fire Department – Rob presented an overall increase of \$2,500 inclusive of an increase in maintenance on the 2013 Tahoe and annual inspections, and equipment purchases. The total budget request is \$190,255. Melissa questioned if the training budget needs to be increased due to the overage? Rob responded that multiple people have received their certification this year and further training will be in cooperation with Action Ambulance, therefore, no need for adjustment.

Highway – Road Agent Scott Brooks presented a \$5,000 increase in the Summer Highway inclusive of part-time wages and signs and signals for a total of \$281,132.

Winter Highway was presented at an increase of \$46,098 inclusive of part-time wages, salt, sand, and various rental equipment. Total budget proposed is \$400,302.

General Highway was presented at a \$13,852 increase with several line items increased as a result of inflation and necessary routine maintenance on equipment and offset by a decrease in health insurance. Total budget proposed is \$258,672.

Scott provided a handout of proposed warrant articles. Watts Pit may questionably handle the gravel and winter sand for next year but that will be limit. An article for gravel crushing in the amount of \$40,700 is being requested as well as the regular articles for paving, crack seal and seal coating. Remaining budgets and encumbrances were reviewed. With \$150,000 left in the winter and summer maintenance budget Scott will purchase the culvert for Swett Hill Road. Cost is \$19/foot for 15" and State bid pricing will not be honored. Cold Brook, Burnham and Youngs Hill will be addressed with the purchase of 500' of culvert and 1400' of underdrain from this year's maintenance. An order placed now will not be fulfilled until June. Scott stated the \$150,000 for the underdrain will cover the cost of the precast concrete culvert and some install but not all. Les questioned how much more is needed? Scott estimates \$70-80,000 for the precast, \$30,000 for installation and the paving will have to be calculated based on the quote provided by R&D this fall. Paving will cover the reclamation of Swett Hill in its entirety. Scott will review the figures and provide a firm total.

Conservation Commission – Chair Jeff Nicoll reviewed the line items. \$500 will be added for part-time wages for the Recording Secretary. \$1,450 in operating supply will be split into \$450 in training, and \$1,200 in operating supply. All other items remain unchanged. Total proposed budget is \$2,600. Jeff requested an increase in the water quality testing line item from \$3,000 to \$4,500 to cover costs associated with testing in Loon Lake and Round Pond. Les questioned if the results from the testing have been received? Jeff responded that Green Mountain Conservation Group is backlogged but they will be available by the end of the month. Ellen requested proposed amounts for the Town Forester and forest maintenance warrant articles.

Heritage Commission – No known changes and no one was in attendance to present a request.

Public Comment

None presented.

Old / New Business / Discussion continued:

A letter in response to a cease-and-desist order placed on an illegal driveway access on Bennett Road from a Pleasant Drive property was reviewed. Les stated an access from Bennett Road is not permitted per the subdivision of Ossipee Lake Village. Ellen will provide a response in writing.

Melissa questioned if a fee needs to be collected for oil waste collection as is being proposed by Effingham. Justin responded that it is not necessary at this time because the town is not being charged to dispose of it.

Non-Public Session(s):

Les made a motion to enter into a non-public session at 7:58 PM pursuant to RSA 91-A:3, II (e) for legal. Melissa seconded. Roll call vote was taken: Les-yes, Ernie-yes, Melissa-yes. All in favor the motion passed. Les made a motion to reconvene public session at 8:40 PM. Melissa seconded. All in favor the motion passed. Ernie made a motion to seal the minutes as disclosure may render a proposed action ineffective. Melissa seconded. Roll call vote was taken: Melissa-yes, Ernie-yes, Les-yes.

Ernie made a motion to have the Chairman call Jennifer Hayes regarding zoning violations. Melissa seconded. All in favor, the motion passed unanimously.

Les called Jennifer Hayes at 8:44 PM to review the zoning violations and cease-and-desist order placed on the 173 Haverhill Street property. He reviewed what will need to happen to mitigate the present issues. A tentative meeting has been scheduled for Thursday 8:00 am for further review/discussion.

Consent Agenda

Minutes – Selectmen’s Meeting – 11/29/2021	Approved
Accounts Payable – Week ending 12/3/2021	Approved
Payroll Manifest – Week ending 12/1/2021	Approved

Correspondence

Letter – NH DES re: Violation Complaint – 173 Haverhill Street (Map 24, Lot 13)	Reviewed
Letter – NH DES re: Violation Complaint – 69 W. Danforth Rd. (Map 33, Lot 10)	Reviewed
Letter – NH DES re: Violation Status – 113 E. Danforth Rd. (Map 33, Lot 25)	Reviewed
Letter – NH DES re: Violation Inquiry – 462 Ossipee Lake Rd. (Map 31, Lot 8)	Reviewed
Letter – PretiFlaherty re: Opinion rendered on Short-Term Rentals	Reviewed
Notice – 12/13/2021 Public Hearing – Transfer Station Tipping Fee Review	Reviewed
Email/Letter – Bruce Howlett re: Construction impact concerns	Reviewed
Report – Building Permits YTD Collection Summary	Reviewed
Report – Building Permits Issued – 11/1/2021-11/30/2021	Reviewed
Receipt - Tax Payment as Agreed	Reviewed
Receipt - Tax Payment as Agreed	Reviewed
Receipt – Donation from Camp Huckins	Reviewed

Being no further input, Les made a motion to adjourn. Ernie seconded. All in favor, the motion passed.

The meeting adjourned at 9:14 PM.

Respectfully submitted,
Ellen N. White, Town Administrator

Approved by the Board of Selectmen on _____:

Leslie R. Babb

Ernest F. Day, Jr.

Melissa M. Florio