

**Town of Chester
Board of Selectmen Meeting
Thursday, August 22nd, 2013
Municipal Complex
Approved Minutes**

I Preliminaries

7:00 PM Call the Meeting to Order
Roll Call
Pledge of Allegiance
Chairman’s Additions or Deletions
Public Comment (10 minutes)
Approval of Minutes
Michael Oleson, Road Agent
Scott Marsh and Jean Packard, Assessing Department
Bill Burke, Police Chief, and Rick Ferrero and Randy Kerkman, Candidates
Roundtable
Public Comment (10 minutes)
Non-Public Sessions
Adjournment

1.1 Call to Order

Chairman Landau called this meeting of the Town of Chester Board of Selectmen to order at 7:06pm.

1.2 Roll Call

Selectmen present:

- Joe Castricone
- Jack Cannon
- Joseph Hagen
- Stephen Landau
- Richard LeBlanc

Members of the Public present, at various times:

- Bill Burke, Police Chief
- Colin Costine
- Rick Ferrero
- Randy Kerkman
- Scott Marsh, MRI
- Michael Oleson, Road Agent
- Jean Packard, Assistant Assessor
- Matt Rittenhouse, Tri-Town Times
- Leroy Scott
- And other persons unknown to the Recording Secretary

1.3 Pledge of Allegiance

Chairman Landau led the attendees in the Pledge of Allegiance.

1.4 Additions and Deletions

54 There were four non-public sessions added, three on Reputation and one on Pending Litigation.

56 *1.5 Public Comment*

58 Colin Costine stood and was recognized. He has heard that the Fire Department was planning to
60 purchase a used ambulance from Kingston using Association money. He wished to point out that
insurance and maintenance would be paid from taxpayer funds, and that when the ambulance needed
62 replacing, the Town would be asked to pay for that as well.

64 Selectman LeBlanc stated that he had also heard this rumor, but that he believed that the Town’s rescue
vehicle served as its ambulance. Chairman Landau stated that he had heard the rumor this morning,
66 but that he knows nothing further. Selectman Castricone, liaison to the Fire Department, stated that he
had not spoken with Fire Chief Antoine about this.

68 Leroy Scott stood and was recognized. He asked about rules & regulations signs to be posted at Wason
Pond; he has yet to see any. He also noted that one week ago, an incident took place at Wason Pond
70 that required response from emergency personnel and the ambulance.

72 Selectman LeBlanc stated that he had spoken with Recreation Coordinator Sharon Mulrennan about
ordering these signs. Apparently due to the Conservation Easement, the signs must be ordered from
74 the State and a specific small size. However, if the signs are placed outside the property itself, in the
Town’s right of way, these requirements do not apply. He has recommended that she order four signs to
76 be placed on either side of the driveway, and she will be handling this issue.

78 Mr. Scott also mentioned persons diving from the footbridge ‘windows’, noting that the Town of Milton
had a similar problem and passed an ordinance to prohibit the practice. He distributed copies of the
80 ordinance to the Selectmen.

82 Selectman LeBlanc noted again a report that someone had been ‘doing donuts’ at night on Wason Pond
property, and stated that as the Town planned to spend ~\$90k on the fields there, he continues to
84 recommend that the property be gated from dusk to dawn.

86 As no other members of the public wished to speak, Public Comment was closed at 7:14pm.

88 **II. Old Business**

90 *2.1 Approval of Minutes*

92 This subject was not addressed tonight.

94 **III. New Business**

96 *3.1 Michael Oleson, Road Agent*

98 Road Agent Oleson appeared before the Board to update them on various roadwork projects.

100 The work on Shepherd Home was completed yesterday.

102 The work on Lincoln Lane was also completed yesterday. He has spoken with the Planning Coordinator
and the Building Inspector about a fence in the area, which simply needs to be easily removable. Jeff
104 Adler will be inspecting the site with Road Agent Oleson tomorrow, and is expected to write a letter to
the Planning Board the next week.

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108 Birch Road will be reclaimed and paved by Brox during the first two weeks of September. As he needed
to remove a number of stumps, he believes it might settle over the winter; as a result, he does not plan
to apply the wear course until next June.

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112 Selectman Cannon asked if it might be possible to perform the paving work by the Fire Station fuel tanks
at the same time, since the vendor will already be in town. (This is, of course, not paid for by the
Highway Department budget.) Road Agent Oleson will inquire.

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116 The Highway Department has also been performing mowing, brush removal, and detention pond
cleanout. The detention ponds must be cleaned by hand, which is pricey.

118 Selectman Castricone thanked Road Agent Oleson for dealing with the beaver issue at Wason Pond.

120 Road Agent Oleson departed the meeting at 7:20pm.

122 *3.2 Scott Marsh and Jean Packard, Assessing Department*

124 Assessor Marsh and Assistant Assessor Packard appeared before the Board to update them on various
Assessing matters.

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128 The assessments of the Villages at Chester have been adjusted, as originally discussed last summer.
The assessments have been reduced an average of 18% for a total of \$1.384m. Assessor Marsh stated
that this would not impact tax revenue at all; there was originally ~\$6m in new construction added to
130 Town this year, so with the \$1.384m subtracted, there is still ~\$4.7m worth of new assessments. The
resulting change of ~\$33k in tax revenue, about 0.2%, is spread out over the entire Town and School
132 budget.

134 Chairman Landau moved to accept the reassessment of the Villages at Chester Condominiums as
provided by the Assessor and Assistant Assessor; Selectman Cannon seconded the motion. The vote
136 was unanimous in the affirmative; so moved.

138 Assistant Assessor Packard asked the Board to sign the MS1 extension; this occurs every year. The form
is due on September 1st, but the Utilities information never arrives until the very end of August. Some
140 towns file an estimated MS1 and then revise it afterwards, which is more work and the setting of the tax
rate is not affected either way.

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144 Chairman Landau moved to extend the MS1 for two weeks; Selectman LeBlanc seconded the motion.
The vote was unanimous in the affirmative; so moved.

146 Chairman Landau noted that the town had received a letter from the firm of Donahue, Tucker, &
Ciandella, asking if the town wished to file an amicus brief (at the cost of ~\$600-900) to remain part of
148 the Fairpoint/Granite State Telephone/Dunbarton lawsuit. Assessor Marsh stated that other communities
he is familiar with are filing amicus briefs and he would recommend that Chester do so as well.
150 Selectman Cannon agreed, stating there was no reason to leave the process now.

152 Chairman Landau moved to join the litigation for the Fairpoint, Dunbarton, and Granite State Telephone
tax abatement case as requested by Donahue, Tucker, & Ciandella; Selectman Castricone seconded the
154 motion. The vote was unanimous in the affirmative; so moved.

156 Assessor Marsh and Assistant Assessor Packard departed the meeting at 7:34pm.

158 *3.3 Bill Burke, Police Chief, and Rick Ferrero and Randy Kerkman, Candidates*

160 Police Chief Burke appeared before the Board with Mr. Ferrero and Mr. Kerkman, candidates for full-time
and part-time police department openings, respectively.

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Police Chief Burke reported that since Officer Holston left the Department, he had received ~50
164 resumes. These were narrowed down to 5-10 applicants who had their backgrounds checked and took
oral boards. Mr. Ferrero and Mr. Kerkman were the two finalists chosen. Both have their full-time
166 certification already, and can test out of the New Hampshire academy with a passing grade of 80%;
failing that, there would only be a few daytime classes they would need to take. This would save time
168 over the usual Academy attendance of 14-16 weeks.

170 As the remainder of these interviews needed to be performed in non-public session, Police Chief Burke,
Mr. Ferrero and Mr. Kerkman departed the meeting temporarily at 7:41pm.

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IV. Selectmen’s Business

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4.1 Roundtable

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Selectman Cannon:

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- He attended the Highway Safety Committee meeting two weeks ago. A discussion of the
180 102/121 intersection took place; it appears that this is not a high-priority situation for the State.
Various improvements for the intersection were discussed, including high-visibility stop signs and
182 LED-type lights to replace the standard light bulbs in the flashing traffic lights. It is unlikely that
either of these would be expensive – Selectman Castricone estimated ~\$800 for the light bulbs.
As this intersection is the responsibility of the State, Chairman Landau will provide Selectman
184 Cannon with the contact information for DOT employees with whom he has been in contact.

Selectman Castricone:

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- The parking lot near the Fire Department fuel tanks needs repaving; however, it is not in this
188 year’s budget, and he has not spoken to Fire Chief Antoine about it.
- He attended the last Recreation Department meeting, where the Wason Pond bathhouse was
190 discussed. The current plan is to have two family-style restrooms in the front of the building,
and storage in the rear. Plans will be available in ~1 week. The metal roof is on at the cost of
192 \$1,136 in materials; the labor was provided by workfare. Some issues, though, include the
gutting of the interior, the regular cleaning, and the winterization/closing in cold weather. Who
194 would do this, and who would pay for it?
- He has received a maintenance proposal for the trees at Stevens Hall; the work to be done
196 includes aerating and fertilizing the ground, cutting dead wood, and treating for fungus and
disease. Per Selectman LeBlanc, Maintenance Supervisor Amato has requested a contract from
198 the vendor. Chairman Landau suggested that the Heritage Commission be notified that after a
discussion with a qualified tree surgeon, the trees were determined to be in good shape and
200 their plan for a memorial should be modified to take this into account.

202 Selectman Castricone moved that the Town take care of the trees in front of Stevens Hall at a
cost of no more than \$1500; Selectman LeBlanc seconded the motion. The vote was unanimous
204 in the affirmative; so moved.

Selectman LeBlanc:

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- He read aloud a positive letter received from a new resident to Town.

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Vice-Chairman Hagan:

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- Nothing to report.

Chairman Landau:

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- The Wason Pond RFP went out. Planning Board is to be consulted on September 4th; bids are due September 5th, and the bids are to be opened at a special Board of Selectmen’s meeting on September 6th, 2013 at 6:00pm. They will then be given to Finance Director Smith for an analysis to be performed and ready by Monday, September 9th. Copies will also be forwarded to Town Counsel.

4.2 *Public Comment*

As no members of the public wished to speak, Public Comment was closed at 8:12pm.

4.3 *Non-Public Session*

Selectman Cannon moved that the Board go into non-public session for four items under RSA 91-A:3 II (c), Reputation; Selectman Castricone seconded the motion. The vote was unanimous in the affirmative; so moved.

Selectman Cannon moved that the Board go into non-public session for one item under RSA 91-A:3 II (e), Pending Litigation; Vice-Chairman Hagan seconded the motion. The vote was unanimous in the affirmative; so moved.

The meeting room was closed at 8:16pm. Police Chief Burke and Mr. Kerkman remained in the meeting room.

Mr. Kerkman departed the meeting at 8:36pm.

Mr. Ferrero entered the meeting room at 8:37pm.

Police Chief Burke and Mr. Ferrero departed the meeting at 9:02pm.

The meeting room was re-opened at 9:40pm.

Chairman Landau moved that the Board come out of non-public session; Selectman LeBlanc seconded the motion. The vote was unanimous in the affirmative; so moved.

Chairman Landau moved that the Board seal the first non-public session, with Mr. Kerkman and Mr. Ferrero, for a period of one year; Selectman Cannon seconded the motion. The vote was unanimous in the affirmative; so moved.

Chairman Landau moved that the Board seal the second non-public session, on Pending Litigation, for an indefinite period; Selectman Cannon seconded the motion. The vote was unanimous in the affirmative; so moved.

Chairman Landau moved that the Board seal the third, fourth, fifth, and sixth non-public sessions, on Reputation, for an indefinite period; Selectman Cannon seconded the motion. The vote was unanimous in the affirmative; so moved.

V. Adjournment

There will be no Board of Selectmen’s meeting on Thursday, August 29th or Thursday, September 5th, 2013; there will be a meeting on Friday, September 6th, 2013 at 6:00pm.

Chairman Landau moved to adjourn the meeting; Selectman Castricone seconded the motion. The vote was unanimous in the affirmative; so moved.

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The meeting was adjourned at 9:42pm.

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Respectfully Submitted,

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Debra H. Doda