

**Town of Chester
Board of Selectmen Meeting
Thursday, October 18th, 2018
Municipal Complex
Approved Minutes**

I Preliminaries

Call the Meeting to Order
Roll Call
Pledge of Allegiance
Additions and Deletions
Public Comment
Approval of Minutes
Items for Signature
American Legion Update
Spring Hill Farm
Great Hill Cemetery
Roundtable
Non-Public Sessions
Adjournment

1.1 Call to Order

Chairman Owens called this meeting of the Town of Chester Board of Selectmen to order at 7:00pm.

1.2 Roll Call

Selectmen present:

Steve D’Angelo
Joseph Hagan
Stephen Landau
Jeremy Owens

Selectmen absent:

Cass Buckley

Members of the Public present, at various times:

Jess Edwards, American Legion
Richard LeBlanc, Spring Hill Farm Board of Trustees
Nancy Myette
Dick Trask, American Legion
Maria Veale, Chester Charitable Foundation
Penny Williams, Tri-Town Times
And other persons unknown to the Recording Secretary

1.3 Pledge of Allegiance

Chairman Owens led the attendees in the Pledge of Allegiance.

1.4 Chairman’s Additions and Deletions

Richard LeBlanc had asked to be added to discuss Spring Hill Farm access.

1.5 Public Comments

As no Members of the Public wished to be heard, Public Comment was closed at 7:01pm.

II. Old Business

2.1 Approval of Minutes

An approval sheet for the previous weeks' meeting minutes is in the signature folder.

2.2 Items for Signature

All members should review and sign items in the Signature Folder. Included in the folder is a letter to DRA requesting permission to use funds from the Undesignated Fund Balance to pay for the over-expenditure on the Edwards Mill Dam work; this also needs to be signed by the Budget Committee.

III. New Business

3.1 American Legion

Jess Edwards and Dick Trask of the American Legion appeared before the Selectmen to follow up on items discussed at their original meeting of September 20th, 2018.

Mr. Edwards reported that members of the Legion, the Auxiliary, and the Sons of the Legion met and voted unanimously to lease the Maintenance Garage from the Town for \$1 a year with the lease to expire at Town Meeting, and to draft a Warrant Article for Town Meeting to lease it for 99 years, again at \$1 each year. They plan to rent space in it to other parties, for boats or cars, in order to raise funds. They did have questions about liability and maintenance of the property.

Selectman D'Angelo asked where the Maintenance Department was supposed to move its equipment to; Selectman Landau suggested the Wason Pond Barn or Garage, although Recreation uses the garage during its summer program

Insofar as liability is concerned, Mr. Trask stated that the Legion had insurance that would cover all of their outbuildings. Mr. Edwards suggested that as the owner, maintenance should be the responsibility of the Town, but Chairman Owens demurred, stating that this would be impractical in return for a rent of \$1/year. Selectman D'Angelo agreed; for that amount, the Legion must take care of maintenance.

Selectman Hagan suggested that the Selectmen draft the Warrant Article in order to avoid any errors. Selectman Landau agreed, stating that Town Counsel would be asked to draft both the lease and the Warrant Article.

Selectman Landau estimated that the Legion should be able to take over the Maintenance Garage by the beginning of 2019; in the meantime, a space has been cleared for them to store their grill, grill tanks, and any other small items of outside equipment.

Before departing the meeting at 7:19pm, Mr. Edwards and Mr. Trask invited the public to the American Legion's Spaghetti Supper and Silent Auction, which will take place this Saturday, October 20th, 2018 from 6pm to 9pm in the MPR.

3.2 Spring Hill Farm

Richard LeBlanc appeared before the Selectmen to discuss the Spring Hill Farmhouse.

He has heard that the Selectmen plan to restrict access to the Farmhouse, and stated that he needs to be able to use it on days when he spends long periods of time working at the Farm. Secondly, he is unhappy that another group is utilizing the alarm code that belongs to the Trustees. And thirdly, he informed the Selectmen that they would be responsible for replacing batteries in the smoke detectors at the Farmhouse from now on.

There was some disagreement about the breaker that has been found flipped off a number of times. The Fire Department and Alarm Company believe that it was done manually, and arranged to have a breaker lock installed; Mr. LeBlanc had informed Selectman Landau that it is an electrical problem, and he plans to have an electrician look at it.

Although the plan was to have all alarm codes deleted from the Spring Hill Farmhouse other than those of the Police and Fire, the Selectmen do not object to Mr. LeBlanc having one. Alarm Systems Plus will be contacted about having a monitoring function added to the alarm.

Mr. LeBlanc departed the meeting at 7:37pm.

3.3 Great Hill Cemetery

The Great Hill Cemetery Trustees had appeared before the Selectmen at their October 4th meeting, looking for assistance with turkeys that were tearing up the grass in search of grubs.

Selectman Landau stated that Groundskeeper Dalrymple had solicited quotes to mitigate the grub problem: one spraying now, for \$700, and three sprayings next year for \$1,650. He believes these prices are reasonable and expected. The Great Hill Cemetery budget line only contains \$100, but as Selectman D’Angelo pointed out, it is a bottom line budget.

Selectman Hagan moved to expend \$700 for the initial grub removal application as soon as practicable; Selectman D’Angelo seconded the motion. The vote was four in favor with Vice-Chairman Buckley absent; motion carried.

IV. Selectmen’s Business

4.1 Roundtable

Selectman Landau:

- Nothing to report.

Selectman D’Angelo:

- As the Spring Hill Farmhouse is no longer residential, its function needs to be determined before Building Inspector Bunker and Fire Chief Bolduc can determine what sort of codes it needs to meet. It was suggested that they visit the Spring Hill Farm Advisory Committee to discuss plans for the building before appearing before the Selectmen.
- The Selectmen are having their CIP meeting with the Planning Board on November 7th; the School Board is not available that night and plans to meet with the PB on November 14th. Should the Selectmen delay their meeting a week? No decision was made.
- Stevens Hall had an air quality evaluation and all was deemed well.
- There was a discussion at this past Tuesday’s PACT Committee meeting about the poor quality of the meeting recordings. He suggested that they put a request into the CIP for upgraded equipment.
- As the Police Department now has an ID maker, he suggested that all employees and regular

vendors have IDs that expire at the end of each Fiscal Year.

Selectman Hagan:

- Nothing to report.

Chairman Owens:

- The Spring Hill Farm Advisory Committee has requested that the heat be left on low in the Farmhouse all winter rather than winterizing the building. The Selectmen were amenable to this request. It is unknown if there is any sort of freeze alarm in place; Selectman Landau will check on this.
- Police Chief Berube has requested to hold an active shooter presentation for the Town's employees. This might require closing the building for a period of time. The Selectmen would like to see the program before they approve.
- The Recreation Department has requested permission to have a Petty Cash account in order to have a 'bank' during cash events. Selectman D'Angelo is not in favor of cash events in general, and suggested that the Recreation Department get a 'Square' instead. As there was a split between Selectmen in favor and opposed, Recreation Director Reishus will be asked to meet with the Selectmen to explain the reasoning.
- The Southern New Hampshire Planning Commission is seeking projects for its Ten Year Transportation Plan.
- The Northeast Resource Recovery Association is having its annual Meeting and Luncheon on Wednesday, November 7th, should anyone like to attend.
- A letter was received from NH DES about the Chesterbrook School of Natural Learning being designated as the owner of a public water system. It is unknown if the Building Inspector is aware of this.

4.2 Public Comment

Maria Veale stood and was recognized. She asked if the American Legion was planning to store items in the Wason Pond Barn; they are not. She then wished to confirm that the Selectmen did not plan on storing any maintenance equipment in the aisles, as they use them for building obstacles for the Pounder during the off season. This was confirmed. Selectman Landau stated that the Highway Department is outgrowing their garage, and when a new one is built at some point in the future, Maintenance will take that building over.

As no other Members of the Public wished to be heard, Public Comment was closed at 8:06pm.

4.3 Non-Public Sessions

Selectman D'Angelo moved that the Board go into non-public session under RSA 91-A:3 II (d) Property; Selectman Hagan seconded the motion. The vote was four in favor with Vice-Chairman Buckley absent; motion carried.

The meeting room was closed at 8:07pm.

The meeting room was re-opened at 8:35pm.

Chairman Owens moved that the Board come out of non-public session; Selectman Landau seconded the motion. The vote was four in favor with Vice-Chairman Buckley absent; motion carried.

Selectman D'Angelo moved that the minutes to the non-public session on Property be sealed for a period of one (1) year; Selectman Hagan seconded the motion. The vote was four in

favor with Vice-Chairman Buckley absent; motion carried.

V. Adjournment

The next regularly scheduled meeting of the Board of Selectmen will be Thursday, October 25th, 2018.

Selectman Hagan moved to adjourn the meeting; Selectman D'Angelo seconded the motion. The vote was four in favor with Vice-Chairman Buckley absent; motion carried.

The meeting was adjourned at 8:37pm.

Respectfully Submitted,

Debra H. Doda
Recording Secretary