

APPROVED

Town of New Boston Selectmen's Meeting January 16, 2018

PRESENT: Joe Constance Selectman
Rodney Towne Selectman
Christine Quirk Selectman via iPad
Peter Flynn Town Administrator

Fire Ward Wayne Blassberg, Finance Committee members Bill Gould, Kim Colbert, Brandy Mitroff, Ken Lombard, Nick Sanders and Bill Schmidt, School Board Chairman Wendy Lambert, Recreation Director Mike Sindoni, Fire Inspector Eric Dubowik, Fire Chief Dan MacDonald, Police Chief Jim Brace, Victor and Amy Parrish, Susan Carr, Patrick Burke, Don Grosso, Karen Scott, Keith Gentili, David Litwinovich and Kaleb Jacob of the public were present for all or part of the meeting.

A. CALL TO ORDER: A regular meeting of the Board of Selectmen was called to order by Rodney Towne at 6:00PM beginning with the Pledge of Allegiance.

Consent Agenda-The Selectmen signed the consent agenda. Joe moved to approve the consent agenda. Christine seconded the motion. All were in favor. 3-0

B. PUBLIC FORUM:

Susan Carr of Roby Road was present and noted a group of citizens sent a letter requesting the Selectmen to submit a letter of interest to SNHPC to participate in the Becoming Age Friendly Pilot Program by the January 19 due date. Joe moved to authorize Peter to send a letter of interest to SNHPC to participate in the Becoming Age Friendly Pilot Program. Christine seconded the motion. All were in favor. 3-0

Item 1: PUBLIC HEARING RE: BOND for Construction of Fire Station

Fire Station Warrant Article - \$2,510,000

Rodney called the Public Hearing to order at 6:03 PM.

Rodney then read Warrant Article 10 aloud as follows:

Article 10: To see if the Town will vote to raise and appropriate the sum of two million five hundred ten thousand dollars (\$2,510,000) for the purpose of design and construction of a new Fire and EMS Facility in the Town of New Boston and to include funds for the repurposing/demolition of the present Fire Station. Said sum to be raised by the issuance of serial bond(s) or notes not to exceed two million five hundred ten thousand dollars (\$2,510,000) under and in compliance with the provisions of the Municipal Finance Act (RSA Chapter 33:1 e seg., as amended) and, to authorize the Board of Selectmen to issue and negotiate such bonds or notes, to determine the rate(s) of interest thereon and to take such other actions as may be

necessary to effect the issuance , negotiation, sale and delivery of such bonds or notes as shall be in the best interest of the Town of New Boston. (3/5ths vote required)

Discussion: Fire Chief Dan MacDonald and Fire Ward Wayne Blassberg presented a Powerpoint Presentation on the proposal for a new Fire Station planned for the March Warrant.

Dan noted the Presentation reviews goals of a new fire station, history of the project, grants identified, call volume increasing as the town grows, comparison of New Boston Fire Department operations to Fire Department operations in all NH towns and cost comparison of the Fire Department to all other town departments, proposed site plan, front of building view and interior layout.

The driveway onto Route 13 will not be built due to elevation of the road compared to the land where the Fire Station is proposed. The land is 10' above the FEMA flood plain and over the "100 year flood plain. During the past two 100 year floods this property did not flood.

The cost per square foot of the project can be provided.

The proposed meeting room is a focus of the project to provide a specialized proper training room for volunteers and help make volunteering more attractive. 50% of the conference room is expected to be paid by grants. Monthly Fire Department breakfasts are not planned to be held in the conference room.

The current Fire Station generator could be moved to the Town Hall and Old Engine House as there is no generator there currently. A new generator and a cistern are planned at the proposed Fire Station.

Wayne noted he asked Peter for a bond calculation that he then reviewed with a chart showing the approximate effect on the tax rate for each year of the bond. Interest rates are changing and could change again before the March vote. The first payment would not be due until 2019. Building construction would begin summer 2018. It will have to be researched if the bond would have prepayment penalties if paid off early. The Fire Wards also reviewed a spreadsheet showing the total a New Boston property owner would pay over the 20 years of the bond according to the value of their home.

Town officials noted they have not considered using any surplus toward the proposed fire station. The \$2.5 million includes a management reserve in case of unexpected construction costs according to industry standards. It also includes winter construction costs, and costs to renovate or demolish the current Fire Station. This money would only be used if necessary and would be returned to the bond supplier if not used.

The Selectmen are considering options for the current Fire Station including Recreation Department uses, town vehicle storage, removing part of the building and keeping some, or turning the area into a parking lot or grassy area. This decision could be made by the Selectmen in time for the Deliberative Session or be decided over time with input from a committee.

Bob Belanger of Francestown Road was present and asked about the condition of the roof at the current Fire Station. Dan noted it was replaced approximately six years ago and is in good condition. Bob said it is time for the Fire Department to get a new building as they have been working out of an inefficient building for a long time. He said the current Fire Station could be a good resource for the town and money is included in the bond for the current Station so voters are getting more out of the bond than just a new Fire Station.

Angela Sullivan of Briar Hill Road was present and said she spoke to families last year who supported the new Fire Station but did not vote for it because the future of the current Fire Station was unknown. She encouraged the Selectmen to consider this.

Bill Schmidt asked why this was not on the CIP Schedule. CIP Committee Chairman Brandy Mitroff was present and noted it was considered but the Committee decided not to include bond issues on the Schedule as they require a supermajority vote. CRFs are majority based and the Committee decided that bond issues would not be CRF issues. Rodney agreed this was not on the CIP Schedule due to the large amount and said that when town vehicles start costing over \$1 million that payment schedule should be reconsidered as well. Joe noted supermajorities are bond and ballot issues, CRFs are for smaller items.

Don Grosso of Joe English Road was present and referred to the spreadsheet showing the total a New Boston property owner would pay over the 20 years of the bond according to the value of their home. He said \$90-\$170 per year is a small amount to pay for Fire and EMT service in town.

Rodney moved to close the Public Hearing at 6:42 PM. Christine seconded the motion. All were in favor. 3-0

Item 2: PUBLIC HEARING RE: 2018 BUDGET

Presentation of entire 2018 Budget consisting of Operating Budget and Warrant Articles - (Handouts provided for the audience)

Rodney called the Public Hearing to order at 6:43 PM.

Article 1 is for election of public officials.

Articles 2-9 are Planning Board Articles. The Planning Board will hold a Public Hearing for these.

Rodney and Joe then read all Warrant Articles aloud as follows (The Selectmen and audience agreed that Explanations would not be read aloud as they were included in the handout):

Article 10: To see if the Town will vote to raise and appropriate the sum of two million five hundred ten thousand dollars (\$2,510,000) for the purpose of design and construction of a new Fire and EMS Facility in the Town of New Boston and to include funds for the repurposing/demolition of the present Fire Station. Said sum to be raised by the issuance of serial bond(s) or notes not to exceed two million five hundred ten thousand dollars (\$2,510,000) under and in compliance with the provisions of the Municipal Finance Act (RSA Chapter 33:1 e seg., as amended) and, to authorize the Board of Selectmen to issue and negotiate such bonds or

notes, to determine the rate(s) of interest thereon and to take such other actions as may be necessary to effect the issuance , negotiation, sale and delivery of such bonds or notes as shall be in the best interest of the Town of New Boston. (3/5ths vote required)

Rodney moved to recommend Article 10 and move it onto the Warrant and Deliberative Session as written. Joe seconded the motion. All were in favor. 3-0

Article 11: To see if the Town will vote to raise and appropriate as an operating budget not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth on the budget posted with the warrant or as amended by vote of the first session, for the purposes set forth therein, totaling four million, nine hundred ninety one thousand, six hundred forty five dollars (\$4,991,645). Should this article be defeated, the default budget shall be four million eight hundred sixty eight thousand, one hundred eighty four dollars (\$4,868,184) which is the same as last year with certain adjustments required by previous action of the Town of New Boston or by law, or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. This operating budget article does not contain appropriations contained in any other articles. (Majority Vote Required)

Discussion: Rodney proposed decreasing the Highway Department budget by \$3,963 as this amount is from a step increase requested for a former employee (\$3,386) and for a current employee (\$577) for which the increase has not been approved by the Selectmen. If the Selectmen do approve the requested increase based on performance and time working for the Department, money is expected to be available in the Highway Department budget to cover it. The Road Agent has not come forward to request an increase. If a replacement is hired for the former employee, it would be at a lower rate. The Selectmen will leave this up to the Road Agent. Joe moved to decrease the personnel portion of the Highway Department budget by \$3,386. Christine seconded the motion. All were in favor. 3-0

Rodney moved to recommend Article 11 and move it onto the Warrant and Deliberative Session as amended. Joe seconded the motion. All were in favor. 3-0

Article 12: To see if the Town will vote to raise and appropriate the sum of one hundred thirty thousand dollars (\$130,000), to be placed in the existing Fire Department Vehicle and Equipment Capital Reserve Fund. (Majority Vote Required)

Discussion: None.

Rodney moved to recommend Article 12 and move it onto the Warrant and Deliberative Session as written. Joe seconded the motion. All were in favor. 3-0

Article 13: To see if the Town will vote to raise and appropriate the sum of four hundred twenty five thousand dollars (\$425,000) for a new tanker truck, and furthermore to authorize the withdrawal of four hundred twenty five thousand dollars (\$425,000) from the Capital Reserve Fund. (Majority Vote Required)

Discussion: Kaleb Jacob of Fraser Lane was present and asked if this Article is ready as a related hearing is scheduled January 26. Fire Chief Dan MacDonald said the vendor has not yet been selected but the prices from both vendors are close to this amount is expected to be appropriate. Peter noted the amount is not meant to be exact; it is +/- approximately \$5,000. The vendor will be selected by the Deliberative Session.

Joe moved to recommend Article 13 and move it onto the Warrant and Deliberative Session as written. Rodney seconded the motion. All were in favor. 3-0

Article 14: To see if the Town will vote to raise and appropriate the sum of ninety thousand dollars (\$90,000) to be placed in the existing Highway Truck Capital Reserve Fund. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 14 and move it onto the Warrant and Deliberative Session as written. Rodney seconded the motion. All were in favor. 3-0

Article 15: To see if the Town will vote to raise and appropriate the sum of eighty five thousand dollars (\$85,000) for the purchase of a pre-owned dump truck for the New Boston Highway Department, and furthermore to authorize the withdrawal of eighty five thousand dollars (\$85,000) from the Highway Truck Capital Reserve Fund. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 15 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 16: To see if the Town will vote to raise and appropriate the sum of thirty thousand dollars (\$30,000) to be placed in the existing Highway Department Heavy Equipment Capital Reserve Fund. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 16 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 17: To see if the Town will vote to raise and appropriate the sum of two hundred ten thousand dollars (\$210,000) for the purpose of purchasing a new 3.5-yard front end loader for the New Boston Highway Department, and furthermore to authorize the withdrawal of two hundred ten thousand dollars (\$210,000) from the Heavy Equipment Capital Reserve Fund. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 17 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 18: To see if the Town will vote to raise and appropriate the sum of forty thousand dollars (\$40,000) to be added to the existing Town Bridge Repair/Replacement Capital Reserve Fund. (Majority Vote Required)

Discussion: Patrick Burke of Cedar Drive asked if this Article involves SB38 funds. The Selectmen said this will be discussed in Article 20.

Joe moved to recommend Article 18 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 19: To see if the Town will vote to raise and appropriate the sum of sixty seven thousand dollars (\$67,000) for the reconstruction of the Lyndeborough Road Culvert, and furthermore to authorize the withdrawal of sixty seven thousand dollars (\$67,000) from the Bridge Repair/Replacement Capital Reserve Fund for this project. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 19 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 20: To see if the Town will vote to raise and appropriate the sum of eighty five thousand dollars (\$85,000) for the purpose of improvements on Hooper Hill Road. This is a non-lapsing appropriation and will not lapse until the project is complete or until December 31, 2023, whichever comes first. (Majority Vote Required)

Discussion: Rodney proposed elimination of this Article as \$172,728.33 in unanticipated funds from the NHDOT for local Highway and Bridge Aid projects. A portion of these funds will be used for a box culvert on Doherty Lane and there should be enough leftover to cover the \$85,000 in this Article.

Rodney moved to eliminate Article 20 from the Warrant for \$85,000 for road improvements. Christine seconded the motion. All were in favor. 3-0

Article 21: To see if the Town will vote to raise and appropriate the sum of forty-six thousand dollars (\$46,000), the first of a two year appropriation request for the purpose of constructing a Salt Shed for use at the New Boston Highway Department. Said building to be located at the Highway Department facility on Old Coach Road. This is a non-lapsing appropriation and will not lapse until the project is complete or until December 31, 2022, whichever comes first. (Majority Vote Required)

Discussion: The Selectmen noted this project is planned to be funded over two years.

Joe moved to recommend Article 21 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 22: To see if the Town will vote to raise and appropriate the sum of thirty thousand dollars (\$30,000) to be added to the existing Revaluation Capital Reserve Fund to be used to complete the 2021 town wide revaluation as required by law. (Majority Vote Required)

Discussion: None.

Joe moved to recommend Article 22 and move it onto the Warrant and Deliberative Session as written. Christine seconded the motion. All were in favor. 3-0

Article 23: To see if the Town will vote to authorize the Trustees of the Whipple Free Library to enter into a 20-year Solar Power Purchase Agreement with an easement of 0.17 acres of town land (behind the library shed), with an option to purchase after year 6, for the purpose of locating solar energy facilities, and for the Whipple Free Library to purchase all of the needed electrical energy produced by this facility at a rate estimated to be \$0.1490/kwh over the term of the agreement. This has no effect on the tax rate. (Majority Vote Required)

Discussion: Finance Committee member Brandy Mitroff noted that at the January 11 Finance Committee meeting Library Trustee Chairman Bill Gould noted the money for solar panel buyback would come from the Library Foundation Fund or other private sources and this language should be added to the Article.

Article 23 would be amended to read: To see if the Town will vote to authorize the Trustees of the Whipple Free Library to enter into a 20-year Solar Power Purchase Agreement with an easement of 0.17 acres of town land (behind the library shed), with an option to purchase after year 6 with funds from the Library Foundation or private sources, for the purpose of locating solar energy facilities, and for the Whipple Free Library to purchase all of the needed electrical energy produced by this facility at a rate estimated to be \$0.1490/kwh over the term of the agreement. This has no effect on the tax rate. (Majority Vote Required)

Bill Gould noted that if the panels are purchased in year 7 with Library Foundation funds, it would have an effect on the tax rate as taxes would decrease as taxpayers would no longer have to pay for electricity at the library.

Joe moved to recommend Article 23 and move it to the Deliberative Session as amended. Christine seconded the motion. All were in favor. 3-0

Article 24: To act on any other business that may legally come before this meeting.

Article 25:

Discussion: An Article has been proposed for a Recreation Department minibus. Two wordings were distributed, to take \$16,500 from the fund balance or raise it through taxation. The amount has changed from previous years. The Recreation Department initially proposed this to the Selectmen and the Selectmen requested research of grant funding which delayed adding this to the Warrant. Recreation Director Mike Sindoni was present and explained this Article is a request for a fifteen passenger minibus to replace the current Recreation Department van. It will primarily be used by the Recreation Department but will also be used by other town departments.

The current vehicle is a 2005 van that is not convenient for Seniors to get in and out of. A fifteen passenger minibus with a handicap access lift ramp is proposed. It is expected to cost \$60,000 total. \$40,000 is proposed to be paid from the Recreation Revolving Account and \$3,500 from trade in of the current van. The balance of \$16,500 would be paid from the fund balance or taxation. Grant applications are submitted but decisions have not been made on their approval. The Recreation Department plans to continue applying for any grants it qualifies for.

Joe read the proposed Article aloud as follows:

To see it the Town will vote to raise and appropriate the sum of **fifty six thousand five hundred dollars (\$56,500)** for the purpose of purchasing a new 'mini-bus' type vehicle with a capacity of fifteen passengers (15) to be used primarily for the seniors program provided by the New Boston Recreation Department, but also by other departments, like the Fire Department, school and youth programs, and, furthermore to withdraw the sum of **forty thousand dollars (\$40,000)** from the Recreation Revolving Account and, to authorize the withdrawal of **sixteen thousand five hundred dollars (\$16,500)** from fund balance or taxation

Christine noted she is in favor of purchasing the proposed minibus in 2018. Joe agreed there is a need. He recommended the fund balance option as grants continue to be pursued.

Kaleb Jacob of Fraser Lane asked how many miles are on the current van and learned there are 55,000 miles on it. Kaleb noted this summer the Selectmen asked the Recreation Director to pursue grant funding, in November or December Mike returned to the Selectmen and noted in writing this was not done. Joe noted that since that time Mike has been working with someone who is experienced in these matters and Joe feels responsible in not making sure this was done earlier. The Recreation Department was not singled out in this matter; the Selectmen noted they support the Recreation Director.

Karen Scott of Dane Road asked where the minibus would be housed. The Selectmen noted the minibus would be housed in the same location as the current van and other options are being considered such as housing at the current Fire Station. Karen noted concern that storage at the current Fire Station would result in building maintenance costs.

Emergency Management Director Dan MacDonald noted the van was used during three Emergency Management situations. School Board Chairman Wendy Lambert noted the School District uses the van to transport students to Dental Day provided by Dr. Ron Brenner. Karen asked if these departments can contribute toward the cost of the proposed minibus. Rodney noted the Selectmen have no control over the Recreation Revolving Account; the Recreation Commission has control of this money that is earned through and for Recreation Department programs. This keeps the Recreation Department budget low.

Brandy Mitroff of Thorton Road noted she is in favor of the fund balance choice as \$16,500 seems low compared to amounts paid for other town departments in the past. The Selectmen said this has not been done for five years. Brandy said it seems appropriate in this case.

Joe moved to recommend Article 25 and move it to the Deliberative Session as amended. Christine seconded the motion. All were in favor. 3-0

Rodney moved to close the Public Hearing at 7:21 PM. Christine seconded the motion. All were in favor. 3-0

C. APPOINTMENTS:

None.

D. OLD BUSINESS:

Item 3: Adoption of Public Minutes of January 2, 2018: The Selectmen reviewed the Public minutes of January 2, 2018. Joe moved the Public minutes of January 2, 2018 be accepted as amended. Christine seconded the motion. All were in favor. 3-0

E. NEW BUSINESS:

Item 4: Request Approval to Place “Mailbox” For Hazardous Fishing Items at Transfer Station: Peter reported Maria Colby from the NH non-profit Wings Of Dawn requested placing a mailbox at the Transfer Station to collect old fishing tackle that may contain lead, a hazardous material. Joe noted concern about putting a collection box on town property as a for profit company had previously requested to place a collection box at the Transfer Station and this was denied. Peter reported Transfer Station Manager Gerry Cornett is in favor of placing this box at the Transfer Station. Joe moved to accept the request to place a mailbox at the Transfer Station to collect old fishing tackle that may contain lead. Christine seconded the motion. All were in favor. 3-0

F. OTHER BUSINESS:

Item 5: Town Administrators Report:

- The Deliberative Session is February 5 at 7:00 PM at the school gym with a snowdate of February 7. The School Deliberative Session is February 6 at 7:00 PM at the school gym with a snowdate of February 8.
- 911 Numbering: Peter and the Fire Inspector are working together and will report to the Selectmen in a couple weeks.
- Announcement of retirement of Building Inspector and Code Enforcement Officer Ed Hunter effective April 15, 2018. He offered to help train his replacement until early July. He has been working in this capacity for twelve years and is a great asset to the town. Joe moved to accept the retirement of Building Inspector and Code Enforcement Officer Ed Hunter effective April 15, 2018 with regret. Christine seconded the motion. All were in favor. 3-0

Item 6: Selectmen’s Reports:

Joe reported the Forestry Committee began setting up sample plots at the Bob Todd Town Forest to get it on the American Tree Farm System. The Committee met with the new state forester today who is walking town lands and helping get town forests on the American Tree Farm System.

G. PUBLIC FORUM:

None.

ADJOURNMENT: Joe made a motion to adjourn the meeting at 7:31 PM. Christine seconded the motion. All were in favor. 3-0

Prepared by Maralyn Segien

**Next Scheduled Meeting: February 5, 2018-Deliberative Session
New Boston Central School Gymnasium-7:00 PM**