

**Town of Chesterfield
Board of Selectmen
MINUTES
April 13, 2016**

CALL TO ORDER

Chairman Jon McKeon called the meeting to order at 6:02 p.m. Others in attendance were Brad Roscoe, Norman VanCor and Rick Carrier, Town Administrator.

FOR SIGNATURE

- Manifest #15
- Selectmen Minutes – March 30, 2016
- Yield Tax Certification – Donahue
- Timber Tax Warrants
- Intents to Cut (2) – Donahue & Kwader
- Land Use Change Tax – Royce
- LUCT Warrant
- Raffle Permits (2) – Chesterfield School
- Veterans Tax Credit
- Conservation Easements (2)
- Intent to Excavate – Cersosimo
- Excavation Tax Warrant

APPOINTMENTS

- **6:15 p.m. Nonpublic RSA 91-A:3 II (b)**

Roscoe moved to go into nonpublic per RSA 91-A:3 II (b). VanCor seconded the motion, which passed unanimously.

Roscoe moved to come out of nonpublic. VanCor seconded the motion, which passed unanimously.

Michael Como has been hired as a part-time Transfer Station employee.

Chris Lord, Road Agent explained that the residents have been very helpful in notifying him when a tree or large limbs have fallen in the roads or hanging over the roads. The town also trims back trees that are in the town's right of way. The property owner is responsible for cutting back trees that are on their property.

Lord reported that he has removed all of the boards in the dam that controls the water level at the lake because beaver have been building dams the outlet. Work will be starting within the next two weeks on the parking lot at the police station. Some of the culverts are being replaced around town.

- **6:30 p.m. Tom Duston**

Duston noted that there has been a parking overflow issue at the Madame Sherri property. Cars will be ticketed if they are parking in the road. Ann Stokes is the owner of that property and she is willing to have the vehicles parked across the street on Lot #10 (also owned by Stokes). The Forest Society has indicated that they would rather expand the existing parking lot. Duston has

posted signs to give directions for the visitors for the entrance to the additional parking on Egypt Road, which is a residential lot. McKeon suggested that Stokes draw up an easement so that it runs with the property.

- **7:00 p.m. Nonpublic RSA 91-A:3 II (a&c) – Duane Chickering**

Roscoe moved to go into nonpublic per RSA 91-A:3 II (a&c). VanCor seconded the motion, which passed unanimously.

Roscoe moved to go into nonpublic per RSA 91-A:3 II (a&c). VanCor seconded the motion, which passed unanimously.

Roscoe moved to seal the nonpublic minutes. VanCor seconded the motion, which passed unanimously.

- **7:15 p.m. Nonpublic RSA 91-A:3 II (b) – Duane Chickering**

Roscoe moved to go into nonpublic per RSA 91-A:3 II (b). VanCor seconded the motion, which passed unanimously.

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Roscoe moved to seal the nonpublic minutes. VanCor seconded the motion, which passed unanimously.

FOR DISCUSSION

- **Suggestion Box**

A suggestion was left for the selectmen to have their pictures posted on the website. The board members will provide photos.

- **Draft Deconstruction Proposal**

Erosion control requirements were added to the draft demolition proposal for property located at 400 Route 9A in Spofford. The ad should be posted within a week. That will allow three weeks for the bids to be opened at the May 11 board meeting.

- **Quarterly Complaint Summary**

One complaint came in from a property owner because they paid interest on a property tax bill that was not delivered to the property owner. The bill was returned to the tax collector marked “undeliverable” by the U.S. Postal Service. When the bills are returned, the selectmen’s office will attempt to locate the correct mailing address.

- **Red Clover Rovers Running Club**

The Red Clover Club is interested in using the grounds around the Center Fire Station on Sunday, September 18 for their annual 23k and 50k trail races. The fire chief has given approval.

Roscoe moved to allow the Red Clover Rovers Running Club to use the Center Fire Station grounds for their trail races being held on September 18. VanCor seconded the motion, which passed unanimously.

- **Property Tax Abatements**

The Board reviewed the abatement recommendations from John Hatfield of Commerford Nieder Perkins, LLC for the following applications:

1. **William & Suzanne Accorsi** – Recommended to Deny – The taxpayer is trying to value land on a linear scale to determine value. Land is valued based on its individual characteristics.

Map & Lot

5/L/A014 Previous Assessment \$453,600 Revised Assessment \$453,600

Roscoe moved to deny the abatement request by William and Suzanne Accorsi per the recommendation of John Hatfield from Commerford, Nieder Perkins LLC. VanCor seconded the motion, which carried unanimously.

2. **Robert & Cheryl Maibusch** – Recommended to Grant – The property had been vacant and neglected for some time, resulting in a significant amount of maintenance issues and damage to the property.

Map & Lot

6/A/B9 Previous Assessment \$157,100 Revised Assessment \$70,700

Roscoe moved to grant the abatement request by Robert & Cheryl Maibusch per the recommendation of John Hatfield from Commerford, Nieder Perkins LLC. VanCor seconded the motion, which carried unanimously.

- **Town Phone Service**

The board agreed to change the current phone service to FairPoint for a three-year contact for the town offices and other departments.

- **Town Property – Forestview Ave.**

The board reviewed two proposals for removing and disposing of the contents at the Forestview Avenue property. Knotty Pine has been awarded the project.

OLD BUSINESS

Ware Grove Cottage: Carrier noted that Dewey Auger has not provided the list of work yet. Roscoe will speak to the P&R Commission to have the trim and wall painting work done ASAP. The bedroom also will need a pre-engineered floating floor. McKeon will get the plumbing work coordinated.

Town Center Tree Committee: VanCor noted that he had an arborist that was willing to perform inventory of the trees. There may not be any information for a RFP because the project may be scaled back.

Rescue Inc. Representative: Levlocke will be attending the Rescue meeting on April 19.

Ambulance Options Comm: The joint fire meeting is scheduled for April 18. VanCor will try to recruit one or two Spofford volunteers from that meeting to serve on the Ambulance Committee.

Town Hall Rental Policy: The board will review the policy next week.

Boat Registrations/Town Clerk Budget: McKeon will contact officials in Concord on the policies.

Old Town Office Building: A memo was reviewed on the issues for leasing the old town office building. The building should be reassessed for structural and electrical because of code changes since the initial report was completed.

ZONING ISSUES

Highlander Arms: - On April 12 the ZBA denied Robert Hodgkins' variance request to extend the hours of operation and not allow (5) full time and (3) part time employees for the home occupation on Route 63.

Gateway Preserve: McKeon sent the NH DOT "Best Practice" link on erosion control to the code enforcement enforcer. It also covers best practices of timber cutting and timber harvesting. The town's Master Plan is a guiding document for timber harvesting.

Trailer on Rt. 9: The ZBA noted at their meeting on April 12 that the unregistered box trailer on the Alan Crofut property is a zoning violation that code enforcement should be addressing.

Propane Tanks within Setback: - Code enforcement needs to set a deadline date for the property owners to move their propane tanks.

Manny's Appliances: - The ZBA met with Mark Lanoue on April 12 for his request to allow sales and servicing of used vehicles at the 1763 Route 9 facility. ZBA will be consulting an attorney before their next meeting on May 10.

OTHER BUSINESS

Roscoe will be updating the RFP on the broadband work and send it to Carrier to present to the board for comments at next week's meeting.

McKeon moved to have Brad Roscoe serve as selectboard representative alternate to the Planning Board. VanCor seconded the motion, which passed unanimously.

Carrier noted that email issues have now been resolved because the Sovernet emails were not being received in the town offices. Charles Works is now hosting the town office's website.

Jeff Scott requested that the unregistered cars be removed from Mark Lanoue's business on Route 9. He noted that code enforcement asked him to remove the cars less than a year ago and they are back on the lot.

Scott noted that Charlie Donahue mentioned the water quality issues near his property at Spofford Lake, during his ZBA hearing on April 12. VanCor will be working with the Spofford Lake Association to work on the silt and water issues.

Nonpublic RSA 91-A:3 II (e)

McKeon moved to go into nonpublic RSA 91-A:3 II (e). Roscoe seconded the motion, which passed unanimously.

McKeon moved to come out of nonpublic. Roscoe seconded the motion, which passed unanimously.

McKeon moved to seal the nonpublic minutes. Roscoe seconded the motion, which passed unanimously.

Nonpublic RSA 91-A:3 II (a&c)

Roscoe moved to go into nonpublic per RSA 91-A:3 II (a&c). VanCor seconded the motion, which passed unanimously.

Roscoe moved to come out of nonpublic. VanCor seconded the motion, which passed unanimously.

McKeon moved to seal the nonpublic minutes. Roscoe seconded the motion, which passed unanimously.

With no other business to conduct, Roscoe moved to adjourn the meeting at 8:45 p.m. The motion was seconded by VanCor, which carried.

Respectfully submitted,
Patricia Grace
Secretary to the Selectboard

Approved by:

Jon P. McKeon, Chairman

Date

Brad Roscoe

Date

Norman W. VanCor

Date