

**TOWN OF DEERFIELD
BOARD OF SELECTMEN
June 1, 2021
MINUTES**

Call to Order

5:30 pm – Chairman Robertson called the meeting to order

Present: Andrew Robertson, Chairman; Richard Pitman, Vice Chairman, Fred McGarry, Alden Dill, and Cynthia McHugh, Selectmen.

Pledge of Allegiance to the Flag

Chairman Robertson asks all to rise and pledge allegiance to the Flag

Bid Opening: Parks & Rec Ventilation System:

Chairman Robertson: Our first order of business this evening is bid openings.

We are going to start with the bids for Parks and Rec ventilation system which is not just going to be only for Parks and Rec but more of a GBW building ventilation system.

Mr. Harrington: We received one bid Andy, for this.

Chairman Robertson: Okay, we received one bid as the town administration stated and this is from Accurate Air.

There are a number of specific details, a terms and condition page and the long and short of it is that they are looking for \$32,400.00.

This price includes to provide and install a 1,500 CFM-ERV, to exhaust classroom stale air and to introduce clean, outside air into the building.

Intake and exhaust ductwork will keep the (couldn't understand) for each individual classroom. Removal of two, existing exhaust fans and repurposed (couldn't understand) for exhaust as well as occupancy sensors and low voltage controls.

Price also includes line voltage work, planing, patching and painting, (couldn't understand) sheetrock and plaster repairs and expedited shipping of equipment, six to eight weeks.

And, the second page is the specific terms and conditions of the (couldn't understand).

Selectman Dill: Pretty much the same number that they gave you before, right John?

Mr. Harrington: Yes.

Motion: Selectman Dill moves to go with the bid

Second: Selectman McGarry

Discussion:

Selectwoman McHugh: That's just the back half?

Mr. Harrington: The last third of the building after the double doors.

Vice Chairman Pitman: How do we bid on this not knowing where the funds are coming from in the motion?

Mr. Harrington: That has not been resolved.

Chairman Robertson: It had been discussed about splitting the costs between Parks and Rec and I believe we also had some indication that we may have either state or federal money available for the other half?

Mr. Harrington: Right. I believe that this can be paid for by the ARP funds, "American Rescue Plan" monies in its entirety.

Selectman Dill: Okay, but we have no hard and fast ...

Mr. Harrington: No, not yet but we haven't received any of the state guidelines and the money is actually coming from the state after they get it from the federal government though they are not supposed to be getting any additional requirements, so I am fairly confident that the guidelines that we're receiving from the federal government covers upgrades to building infrastructure which is ventilation so I am feeling confident about it.

Selectwoman McHugh: So, our Plan B for that would be

Selectman Dill: What we have been saying, splitting between building and Parks and Rec and Parks and Rec wasn't exactly thrilled about this and went round and round and round but the general consensus was better to have programming and having to pay for it than to not have programming.

Vice Chairman Pitman: So, they are only kicking in (couldn't understand)

Selectman Dill: Yeah, the half of \$32,400.00.

Vice Chairman Pitman: Thank you.

Chairman Robertson: Other discussion?

Selectman Dill: So, do you want me to modify the motion at all just for pending funding availability? We are going to do this regardless.

Mr. Harrington: I am going to be submitting to utilizing the American Rescue Plan money to pay for this.

Vice Chairman Pitman: Right, but when we look back it would be a lot easier if it was in the motion.

Modify the Motion: Selectman Dill: Okay, so I am going to modify my motion and say the we will accept the bid for funding that we will utilize federal grants, if available, but if not, split between the building maintenance fund and the Parks and Rec.

Vice Chairman Pitman: Perfect.

Second to the Amendment: Selectwoman McHugh

Mr. Harrington: I have Alden and Fred.

Selectman Dill: Yes, Fred is agreeable to that.

Chairman Robertson: Further discussion.

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Selectman Dill: Just a quick note on that one, that we did say that they could start summer camp once we got this in place so I just wanted to reiterate that and hoping that we can expediate.

Bid Opening: Town Diesel:

Mr. Harrington: You have two bids total.

Chairman Robertson: We have two bids for town diesel fuel.

The first is from Irving and this is for variable diesel price, that's what they are quoting us, a variable diesel price from May 25th, 2021 - \$2.399 per gallon.

Please note the following: The variable rate quoted is 0.195 cents over the commercial fuel rack. The rack will fluctuate daily but the mark up over rack will not change during the duration of the contract.

Irving will also offer the employees of the town of Deerfield, discount pricing of their homes, particularly with have issue with that because it seems to be a conflict of interest to accept that for the employees of the town in the bid that they provide.

Selectman Dill: So that was nineteen ...

Chairman Robertson: .195 over the fuel rack.

Selectman Dill: Over, not under rack price.

I was getting excited for a minute there. I thought that we were getting a deal.

Chairman Robertson: So, that is the first one.

Mr. Harrington: This is the second one.

Chairman Robertson: And, the second one is from Davis Fuels of Epsom. A fixed price for on road diesel is \$3.219 per gallon, all taxes included to be delivered automatically from June 2021 to May 31st, 2022.

"Thank you for the opportunity to serve". Signed by Rick Davis"

Selectman Dill: This is our perennial problem; do we go for variable or fixed?

Selectwoman McHugh: So, what could that possibly be?

Chairman Robertson: The sky's the limit.

Selectman Dill: It depends how high diesel goes to. If we have one of those weird years that it shoots up to four, then we are paying \$4.19.

Vice Chairman Pitman: Why would we want to pay more, forty cents a gallon more that it is right now?

Selectman Dill: Yeah, it is like \$2.98 right now at the pump so we are twenty-two cents over that.

Chairman Robertson: Did we use Irving last year?

Mr. Harrington and Mr. Rollins: We used Rymes last year.

Chairman Robertson: And, we didn't get a bid from Rymes this year.

Mr. Harrington: No.

Mr. Rollins: Irving was the year before.

Selectman Dill: I know that Rymes (couldn't understand)

Selectwoman McHugh: The way things are going, that is pretty scary.

Motion: Selectman Dill moves to award the bid to Irving Oil

Second: Selectman McGarry

Discussion:

Selectman Dill: I am just kind of caught on this thirty cents more for the fixed rate that you can buy it right now.

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: I would note that we are granting the diesel contract to Irving.

While we are on bids, if the Board doesn't mind, I would like to jump down to number 5, Road Recon materials. I am assuming that is why you are here, Steve?

Mr. Rollins: Actually, no but

Chairman Robertson: Okay, glad you are here.

If there is no objection and John has put together breakouts of the bids we received.

I don't know what the Board's pleasure is at this time or if you have a recommendation, Fred as you were more involved in this than some of the rest of us.

Selectman McGarry: Yeah, the, unfortunately, we didn't get prices from Northeast Earth with regard to three different stones, stone items; ¾ inch stone, six-inch erosion stone ...

Chairman Robertson: And we did from Deerfield and Merrill?

Selectman McGarry: Yes.

I have a problem with awarding it to Deerfield Sand and Gravel. The road agent is the owner of Deerfield Sand and Gravel and we run into the potential of conflict of interest so I cannot support making the award to Deerfield Sand and Gravel because of that.

Motion: Selectman McGarry moves to award to Merrill Construction the road recon materials bid

Second: Selectwoman McHugh

Discussion:

Vice Chairman Pitman: I think now that there's not going to be road construction like we did last year, there is going to be a lot less product so I don't think awarding it to Merrill's is going to be too much more.

Selectman Dill: It's quite a bit higher, Merrill by just looking at delivery prices.

Selectman McGarry: Right.

Vice Chairman Pitman: You have to go with delivery because it is the only two bids we got.

Selectman Dill: That was established but it is two to three dollars a ton higher right now.

Chairman Robertson: Further discussion

Vote: Yea 3, Nay 1, Abstained 0 – Motion Carries

Chairman Robertson: So, the bid will go to Merrill Construction.

So, that takes care of that.

Back to our regular schedule.

Regular Business:

Review of Outstanding Minutes of May 24, 2021.

Chairman Robertson: I will note for the record that I was not at that meeting.

Motion: Selectman McGarry moves to approve the minutes of May 24, 2021

Second: Selectwoman McHugh

Discussion:

Vote: Yea 4, Nay 0, Abstained 0, – Motion Carries

Vouchers/Payroll Manifest/Accounts Payable Manifest:

Accounts Payable Manifest - \$1,071,329.54

Motion: Vice Chairman Pitman moves to approve the accounts payable manifest as presented

Second: Selectman McGarry

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Payroll Manifest dated 6/1/2021 for the week ending 5/26/2021 - \$70,850.23 (gross), \$45,745.06 (net)

Motion: Vice Chairman Pitman moves to approve the payroll manifest as presented

Second: Selectman Dill

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Signatures/Correspondence:

Chairman Robertson: I have two cemetery deed purchase requests. The first is from Maureen Mann, dated May 27th, 2021. I believe she is looking for one plot in Old Center Cemetery for the amount of \$200.00.

Motion: Vice Chairman Pitman moves to approve the purchase of a cemetery plot in Old Center Cemetery by Maureen Mann for the price of \$200.00

Second: Selectman Dill

Discussion:

Vice Chairman Pitman: Still the going rate.

Chairman Robertson: Yup.

Selectman Dill: It has surprised me (couldn't understand)

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Selectman Dill: Have they come, I thought that they were going to raise the rate by now?

Mr. Harrington: I am going to talk to you tonight on that.

Selectman Dill: Okay. So, this is literary getting in before the (couldn't understand)

Chairman Robertson: And, we have the second deed request and this is from Janet Menses and Angela Joist, dated June 1st, 2021. They are looking for two plots in the amount of \$400.00 in the Old Center Cemetery.

Motion: Vice Chairman Pitman moves to approve the purchase of two lots by Janet Menses and Angela Joist in the Old Center Cemetery for \$400.00

Second: Selectman McGarry

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: Okay, we have requests from John Lampopolous, show manager for the Summer Kick Off Summer Horse Show which will be held on June 30th through July 2nd at the Deerfield Fair Grounds and this is a contract agreement to provide EMT services for the show for the fee of \$150.00 per day.

Motion: Vice Chairman Pitman moves to approve the contract as presented for the Summer Kick Off Summer Horse Show, EMT coverage at \$150.00 per date

Second: Selectwoman McHugh

Discussion:

Mr. Harrington: There are two, separate shows. There are two originals to each.

Chairman Robertson: It just requires one signature.

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Selectman McGarry: How did the Antique Roadshow go?

Selectwoman McHugh: Good.

Vice Chairman Pitman: Very Good. 6,000 people.

Chairman Robertson: And the second horse show that John Lampopolous is applying for EMT/Rescue service is the Northeast Friesian Classic Horse Show being held on June 18th through the 20th at the fairgrounds.

The same basic contract with a \$150.00 per day fee.

Motion: Vice Chairman Pitman moves to approve the contract as presented

Second: Selectman McGarry

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: I would note that these carry the approve, I believe, of rescue command, Cindy McHugh ...

Selectwoman McHugh: The fire chief.

Chairman Robertson: The reference is you, Cindy, on the letter.

Vice Chairman Pitman: She does a good job.

Chairman Robertson: We have a notice from Donahue, Tucker and Ciandella Law Firm; an updated special counsel conflict of interest from representation agreement and this is in regard to our property ...

Mr. Harrington: This is in regard to the ongoing negotiations with Atlantic Broadband renewal, the consortium. They are representing the consortium.

Selectman Dill: This only needs one signature as well.

Chairman Robertson: I would need a motion

Motion: Selectman Dill moves to allow the chair to sign the agreement from Donahue, Tucker and Ciandella

Second: Selectman McGarry

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: And we have a similar, this is the municipal agreement for consortium municipalities of Alton, Belmont, Deerfield, Franklin, Gilford, Gilmanton, Laconia, New Durham and Northwood for cable franchise with Atlantic Broadband and this is the consortium that we just signed a legal agreement for.

We would also need a motion in a second, to formalize joining the consortium.

Motion: Selectwoman McHugh moves to join the consortium

Second: Selectman McGarry

Discussion:

Selectman Dill: One person on this, John? I think that it is a good idea. Can we still go out for bid on these or are they still looking for any other company to come in?

Mr. Harrington: This is to negotiate the best agreement that we can with those communities only.

Selectman Dill: Oh. I was just wondering if we could still solicit other cable companies at the same time. I don't think there is anyone probably in line to come in here because we run into that every time.

Mr. Harrington: I don't know. I could find out.

Selectman Dill: Thanks. I know that Comcast doesn't want it. Just in case.

Chairman Robertson: I am drawing a blank here, did we take a vote on this yet?

Vice Chairman Pitman: Not yet.

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: And that is the signature file.

Moving to correspondence.

We have a rather thick packet from NHDOT. This is regarding the replacement of the bridge on 107 and Freese's Pond. There is more information than probably most of us want to look at.

My priority question which I don't believe is asked in here is how long they intend to close Route 107 for the construction of this but ...

Selectman Dill: And we need to be planning (couldn't hear)

Selectwoman McHugh: Didn't they tell us that when they came in?

Mr. Harrington: I thought it was 2022 or 2023, one of those two. It was not this year.

(One of the Board members was talking, couldn't understand). Was it 2022?

Selectman Dill: Well, they are doing a bunch of boring in there so I don't know if they are lining up the job or not.

Mr. Rollins: They said that they were talking about it being closed for a least a month.

Chairman Robertson: Okay, thank you, Steve, appreciate that.

For those that didn't hear, the project is slated to take place in 2022 and preliminary estimate was a three-month closing.

And, the only other item we have in correspondence is a letter from Carl Oehler.

"To Whom It May Concern:

The purpose of this letter is to inform the Deerfield Board of Selectmen that after 21 years of service, it is my decision to retire from my position at the Highway Department effective July 1, 2021."

And, I don't know what the Board's thoughts are, particularly when somebody leaves, that we do an exit interview.

We've used two formats in the past. Actually three formats. We have had the town administrator do the exit interview. We have had the entire Board do the exit interview or we have had the chairman of the Board do an exit interview and I don't know what the pleasure of the Board is but I think ...

Selectwoman McHugh: I think any exit interview should be done by the entire Board.

Chairman Robertson: I think that times we haven't done it by the entire Board, the person exiting has specifically said that they would prefer being with one or two people as opposed to the entire Board but

Selectwoman McHugh: Some people may have other questions that ...

Vice Chairman Pitman: We would be allowed to go into non-public anyway, right?

Chairman Robertson: Right. That would be Carl's choice if he wanted to talk with us in non-public. That's if the Board's in general agreement that they would like to do an exit interview with the Board.

We can certainly contact Carl and do that sooner than later.

(Board members generally agreed)

Which brings us to the town administrator's report.

Town Administrator's Report:

Mr. Harrington: I have a good number of items to update you with today.

To answer Alden's question earlier; the Cemetery Trustees did vote. Effective June 1st, today, to increase cemetery plot costs to \$550.00 each.

I believe that I sent you minutes in all of your paperwork so you were able to look at the vote and the discussion.

Selectwoman McHugh: You don't have to buy two, you can just buy one?

Mr. Harrington: They are all individually priced at this point.

Second thing that I wanted to bring to the Board's attention, and I do have Ray Ellis here who can add to the conversation if case you have any questions.

Our newly awarded heating oil vendor is Palmer Oil and they did come around and inspect every oil tank, every fill up, in the town that they would be filling for heating oil and they came up with several issues that need to be addressed before they will address those tanks.

In the Library, it appears that the fill pipe is oversized, it's larger than the actual pipe going into the tank. That would have to be resized to match the fill pipe going into the tank.

In Highway, the heating oil tank is leaking and needs to be replaced and also the tank would need barriers to isolate it within the garage.

Currently the oil tank is sitting in the garage bay with no protection around it which would lend itself to, in case of emergency, if a vehicle struck the tank, it could puncture it.

South Station: The copper fuel feed lines need to be replaced. Apparently when they installed the oil tank which is buried out behind the building, I understand, the copper feed lines that feed the furnace actually go through the foundation wall and in the cement floor.

My understanding from what Ray described, is that copper in direct contact with concrete causes corrosion and Palmer thinks that it is an unsafe situation and it would need to be rectified before they would fill.

Bringing up South Station, that brings up an alternative.

The fire chief came in several months ago presenting a proposal to the Board to change over the heating system in South Station to propane anyway with a suspended heater, taking out the furnace to gain that extra space; possibly making an office or substation for an emergency operations room.

The furnace, I believe, is original with the building so approaching 40 years old so not as efficient as it could be so the Board could make a decision other than to repair, take out the copper tubing out of the concrete floor, just decide to change over to propane at this point.

We could look at the cost differences of, that would be for each of the options and then you could decide from there rather than fix this and change to propane later.

Chairman Robertson: Yeah, just as an aside, if the furnace is 40 years old then I am assuming the tank is approaching 40 years old, too which in upon itself, is probably a liability beyond cost consideration.

Vice Chairman Pitman: I am trying to think, isn't there already propane there?

Numerous people stated no.

Vice Chairman Pitman: There is no tank on the left side.

Mr. Harrington: Ray is the one that looked at all of that.

Selectman McGarry: Central Station has propane.

Mr. Harrington: So, that is something that I will bring to you is the cost of both options before we make a move forward but lucky the inspections are happening in the summer and we won't be using fuel oil for awhile so we have some time to rectify this.

Chairman Robertson: Other than this past weekend.

Mr. Harrington: Yes. I believe that Ray and Rick Pelletier have been working on the pricing for the work to be done at the library and at the highway garage and they feel they can do the work themselves with the help of highway to move the tank out and get the new one installed which could substantially save us some labor costs.

Selectman Dill: What's the plan with the oil tank at the highway department?

Mr. Ellis: Basically, the oil tank at the highway department, on the bottom seam, all the way across is leaking all the way across, so it's rusted out and we cannot, we have them run down and give us a cost of what it would cost to install it but he already told me that the tank is going to be over \$3,000.00 because tanks are really expensive right now.

So, Rick and I did some online searching and I think that we can get the tank and all the installation if we do ourselves for like twelve.

Vice Chairman Pitman: Good job.

Selectman Dill: (couldn't understand)

What about the barrier there because I know, would it make more sense to locate the tank somewhere else?

Mr. Ellis: You can either do that or put a cement barrier in front of it. You can get one of those jersey barriers to put in front of it. It's just basically when they come in with a plow or something, so there's not 270 gallons of fuel all over the floor.

Selectwoman McHugh: Are you talking about putting it outside?

Selectman Dill: I was just wondering what the options were. I was thinking outside. You would have to change the fuel type that we are putting in there. If we are only delivering that, for that one, it is going to make the bid process a pain in the butt. I was thinking that but it doesn't make sense. It appears that the barrier

Mr. Rollins: Unless we move it down towards our waste oil barrels.

Selectman Dill: That's what I was wondering if there was just a way to move it out to get some more space.

Selectwoman McHugh: A cement barrier is going to take up a lot of space in the garage.

Mr. Rollins: We can't fit in there with the plow truck now so ...

Mr. Ellis: You could put it outside but it would be a winter mix for it.

Selectman Dill: I don't think that is ...

Mr. Rollins: No, if you put it down, We will look at it.

Selectman Dill: I think moving it somewhere else in the shop, while we are doing it, I guess this would kind of be the time to do it.

That's all I had.

Mr. Ellis: In regards to South Station with the tube stuck out through the floor, they never put any sleeves in there to protect it, protective sleeves to run the pipe through to protect it and it is supposed to be in sleeves so that if anything happened to that pipe, you can pull it out.

This one is encased completely so it would have to be jack hammered out.

Vice Chairman Pitman: Propane sounds good.

Chairman Robertson: Yup. Propane sounds really good.

Selectman Dill: And like Andy said, we are probably going to have to figure out how to dig out that tank, too.

Vice Chairman Pitman: Right.

Mr. Harrington: So, I'll come back to the Board with all these prices so that a motion and a vote can be taken.

(Multiple members agreed)

Mr. Harrington: Well, I will work with Ray and Rick Pelletier on that.

The Women's Club would like to do the

Selectman Dill: snack bar in the basement of the Arts and Crafts Building for the election.

Mr. Harrington: Thank you.

Chairman Robertson: I had a talk with both Dan Holridge and Cilla Houle about this and said that unless there was a general objection from the Board, there was no objection from Dan. I think that is fine.

Mr. Harrington: Yup. Well, speaking of that, we will be meeting there Friday afternoon to set up for the election next week.

Selectman Dill: We have another meeting before the election?

Mr. Harrington: I do not believe so.

Selectman Dill: Okay, I just wanted to have it online that I will not be able to be there the morning of the election but I can cover from about 2:30 to close.

Mr. Harrington: Oh, another Board meeting?

Selectman Dill: Yes, that is what I was talking about.

Mr. Harrington: I'm sorry. I thought you were talking about an election meeting. We do have a Board meeting on the 7th, next week.

Selectman Dill: Okay, I will bring it up then.

Mr. Harrington: Moving on. I included a notice from the NH Municipal Association in your packets this evening which is alerting all local municipalities about public meetings; alerting them to the probable end to the governor's emergency order allowing ZOOM meetings for the public to attend and their recommendation and they are strongly encouraging it, that any meetings held on or after June 11th should be held with public access.

In other words, doors will be open. Public could attend. Currently, you're requiring masks if you come in this building and social distancing.

The meeting that it would affect first is the June 21st meeting. That would be the first meeting and I would work in this room to take out chairs to appropriately leave space for people to sit apart if that's what the Board decides to do.

Selectman Dill: Would this be a decent time to talk about the draft proposal that John sent out to read for the building?

Chairman Robertson: Sure.

Selectman Dill: It kind of runs hand in hand.

Mr. Harrington: Absolutely.

Selectman Dill: I thought that it was a good way to start after the election once we get that all worked out.

What was the proposed open date on that, John?

Mr. Harrington: It would be, I think, a couple of weeks after the election. It will give us time to set up the building. Middle of the month.

Chairman Robertson: Let's say, June 21st is our kick off date for the building and other meetings.

Selectman Dill: I would say that would work.

Mr. Harrington: I do, too.

Chairman Robertson: Comments from the rest of the Board?

Vice Chairman Pitman: I think that is fine. I would like to see it sooner.

Chairman Robertson: For our meetings, we can certainly be the 12th. If you guys are going to need a week or two to get the building ready, we could delay until the 21st.

Mr. Harrington: So, the June 21st, your meetings would be open to the public.

Chairman Robertson: Starting June 12th.

Mr. Harrington: You don't have a meeting until June 21st after the 7th so, that would be the first meeting.

Selectman Dill: Okay, since the 12th was a Saturday.

Chairman Robertson: Do you want to start with our meeting on the 7th?

Selectman Dill: I was going to wait until after election but John's point was

Mr. Harrington: We are talking about two different subjects here.

Attendance by the public to your meeting and opening the George B. White Building to the public.

Chairman Robertson: I had combined those initially into the date of June 21st but if we don't have a meeting before then, June 21st.

Mr. Harrington: The next one would be the 7th but the order doesn't run out until the 12th.

Vice Chairman Pitman: What does that do with what we vote on tonight for the Parks and Rec?

Mr. Harrington: That's going to move forward as soon as they can get in to do the work, we'll schedule them to be in.

Vice Chairman Pitman: If they can't, is there something we can do if they won't start before the 21st?

Selectman Dill: No, well they aren't going to anyway.

Mr. Harrington: Camp don't start until the end of the month, in July, in June

Selectman Dill: Probably around the 21st because the last day of school is the 15th.

Mr. Harrington: This would affect the first two-thirds of the building. This portion and the middle portion and Kelly would still have her outside door open even with the interior door open so that would allow access to the Assessing Office and the Building Inspector.

Chairman Robertson: So, is the Board comfortable with waiting until after the election to open up and effectively June 21st we will have our meetings open to the public and will implement the building access plan that John had forwarded to us?

Selectwoman McHugh: Who else meets before we do?

Chairman Robertson: The Planning Board and I talked to Pete Schibbelhute and Pete had expressed some desire and made a point to move as quickly as possible on being able to hold public meetings.

His concern was the limitation of presenting plans and being able to talk directly to people who either have legal representation or very specific plans the Board needed to look at.

Selectwoman McHugh: So, we can stick to (couldn't understand) doesn't affect us until our next meeting, the 21st.

Chairman Robertson: Sure.

Selectwoman McHugh: If the Planning Board wants to open up ...

Chairman Robertson: Yes, I think their next meeting is the 15th?

Selectman McGarry: This is what, the 9th.

Chairman Robertson: So, throw another date in there, so, do we want to allow Boards to hold public meetings starting June 9th understanding that we won't be looking at the building access plan until June 21st?

Vice Chairman Pitman: Sounds good. We have to get going.

Chairman Robertson: People in agreement?

(Members agreeing in background)

It appears to be unanimous, John, so, if you could also relay that to Pete Schibbelhute of the Planning Board that he's free to hold public meetings.

Mr. Harrington: So, just so I'm clear, BOS meetings and George B. White open June 21st. Other Boards, particularly the Planning Board, can open June 9th. Got it.

Selectman Dill: Could you give us kind of a quick rerun of that draft reopening?

Vice Chairman Pitman: Why?

Selectman Dill: I'm just, for the record so it will be public. I didn't know if you (couldn't hear over paper shuffling)

Mr. Harrington: Unfortunately, I did not bring it with me Alden.

Chairman Robertson: I think one way that we could help get the message out and that is to post it on our website.

Mr. Harrington: I can post that.

Chairman Robertson: That will give people a chance to peruse it.

Mr. Harrington: What I will likely do since you meet the 7th, I'll bring the letter the 7th; have you all sign it and get it right up.

Selectman Dill: Sounds good.

Selectwoman McHugh: Who else meets, is Veasey Park meeting? Is the, who else has a meeting here?

Selectman Dill: Rec is meeting tomorrow but that doesn't matter.

Vice Chairman Pitman: ZBA is the end of the month.

Chairman Robertson: I think if we use the 9th, that will catch the Planning Board who was the most concerned about not being able to meet in public.

Selectwoman McHugh: I think that we should have spoke to Travis. There's no Veasey Park minutes. I thought that, did they open this weekend?

Mr. Harrington: I don't think they were opening this weekend.

Chairman Robertson: The gates were opened but I don't think that there were any lifeguards.

Selectwoman McHugh: Right, so we need to have something different then.

Chairman Robertson: Which is fairly typical from years past. We've always had the gates open by Memorial Day.

Selectwoman McHugh: I thought that Memorial Day was the weekend opening.

Selectman Dill: The gate has been open for quite a while.

Selectwoman McHugh: Yeah, they have been open for a while. They have swim instructors usually by this time. We can talk about this after.

Where are all the meetings from Veasey Park?

Chairman Robertson: Their minutes.

Selectwoman McHugh: Yes, their minutes.

Mr. Harrington: Moving on.

Rick had planned on being here but he had an appointment that he had to go to so he asked me to update the Board on a number of issues that he's been working on.

First of all, Pleasant Hill. Appears the issue has been resolved and the trash has been removed. A letter from Jim Raymond is being sent to the residents to provide us, asking them to provide verification of where the trash went but from all observation, its no longer on the property.

Selectman McGarry: Excuse me, John. I am concerned about that material being buried out back.

Mr. Harrington: There is nothing that we witnessed that he could verify that that is what happened.

Selectman McGarry: Okay.

Selectman McGarry: I think Jim's request will be that they will be able to verify where it went and

Mr. Harrington: If they answer him.

Selectman McGarry: If they answer him.

Mr. Harrington: Right. I'll keep you posted as soon as I hear anything on that

The next three items have to do with impact fees. The Board asked Rick to look into as to how to possibly use them at the transfer station.

Regarding paving, Rick called four paving contracts. One of them called him back. Manchester Paving.

The estimated price for the work that he would like done is \$10,000.00 and the work, if they were chosen, would not begin until August.

As far as regarding the well at the transfer station, again, Rick called four well contractors. Three of them called him back with similar pricing estimates of between \$10,000.00 and \$13,000.00.

Some additional work because of its proximity to the landfill, the well casing would likely need a sealant poured down around the casing and that price is included in the given estimate.

Selectwoman McHugh: For all three?

Mr. Harrington: Yes. They range from \$10,000.00 to \$13,000.00.

And the last item is the septic plan at the transfer station. Again, Rick called three septic designers and received estimates of \$1,000.00, \$1,200.00 and \$1,500.00.

Jason Franklin was the lowest estimate that he got.

Selectman Dill: What was the, was there a timeframe on the well drilling?

Mr. Harrington: He did not give me a timeframe.

I can certainly call him back in here the next time that he is available, possibly on Monday if you have questions for him specifically but I wanted to get these price estimates out to you as soon as I heard about them.

Vice Chairman Pitman: Now that we have seen the estimates, we should now get formal bids so we can get moving.

Chairman Robertson: Is the Board in agreement to move forward with the formal bid process?

Mr. Harrington: So, bids are paving, the well and septic is under and he did get three written quotes.

Vice Chairman Robertson: Did Fred talk to R & D, if they get the bid, would it be a good time to include this?

Selectman McGarry: We haven't discussed that.

Vice Chairman Pitman: Okay.

Mr. Harrington: But I can work with Rick on developing a request for bid for the well.

Chairman Robertson: Yup.

Mr. Harrington: That was it for me this evening.

Chairman Robertson: Okay. Questions for the town administrator?

Vice Chairman Pitman: Not now.

Chairman Robertson: Hearing none, moving onto new business.

New Business:

Chairman Robertson: I am going to start with the bulleted items we have got beginning with:

a. Intersection of Route 107/Route 43/South Road:

I think, as everyone is aware, NHDOT responded to complaints they received about the new fence on the sharp corner at that intersection.

Came back and made some suggestions including a "three-way stop sign, a traffic light, I don't think, at least in my mind, I would say that none of those are feasible on that corner.

I am quite familiar with the corner. I don't think the fence impedes the view or sight drastically and NHDOT has verified that the fence is well outside of the right-of-way for the state highway.

We also received some suggestions from Gary Duquette, Chief of Police, that we put some cautionary signage as you approach that corner reminding people to slow down, or whatever they think the appropriate message is and to my mind, that makes complete sense.

I don't see how we can stop traffic in all directions on that corner particularly at commute time or fair time.

I don't know if anyone else on the Board has a different opinion.

Vice Chairman Pitman: So, can we make a motion to go with the police chief recommendations?

Chairman Robertson: Sure, or we can make the recommendation back to the NHDOT that we are not interested in anything but enhanced signage.

Members agreed.

Selectman Dill: Actually, I like Gary's other idea of putting in a traffic circle.

Chairman Robertson: Don't even whisper that!

Motion: Vice Chairman Pitman moves to contact NHDOT and recommend that they place enhanced signage in that area.

Second: Selectwoman McHugh

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Chairman Robertson: Okay, so if we can communicate to the NHDOT that we have no interest in stop signs or traffic lights and that enhanced signage and safety message is the only avenue that we are interested in pursuing understanding that it is a state highway.

Item number 6b: Kettle Rock Road:

I have read the Planning Board minutes from a few weeks back and had some concerns because, I can't remember the (couldn't understand) development company Mr. Kelly uses but Mr. Kelly was before the Planning Board seeking two house lots on Kettle Rock Road which would involve two driveway cuts.

The last time he was before us, he was looking for a road that would allow a subdivision off Kettle Rock Road which was against town zoning regulation and wasn't possible which he understood.

I just had wanted to communicate, and I did talk to Chairman Schibbelhute of the Planning Board that it is not a done deal as far as driveway permits on a Class VI Road.

The person seeking those driveway permits needs to come before the Board of Selectmen to seek permission regardless whether they have gotten zoning board approval for house lot frontage on a Class VI Road and I just wanted to communicate that to Pete because some of the parts in play in the minutes shook me a little.

Like the Southern NH representative saying a letter that the select board approved this should be included in the file and some other things and to my recollection, we have not heard from Mr. Kelly or any other developers on that road seeking driveway permits at this time and Chairman Schibbelhute concurred completely and said that he and speaking for Fred McGarry, would certainly not let a town project with driveway cuts off a Class VI road move forward without notification from the Board of Selectmen that they had agreed to the driveway permit and had agreed to a waiver of liability for the actual Class VI road.

Vice Chairman Pitman: How do we get this to Rick so there's no misunderstanding?

Chairman Robertson: I did speak with Rick as well and he was in agreement and aware.

I know that there was, I talked to a couple of you and talked to a couple of folks in the community who read the Planning Board minutes and thought that it was a done deal. The Board had granted permission and wanted to know when they had granted permission and where it was minuted and where was the discussion.

Vice Chairman Pitman: That's why we put it off until you could be here.

Chairman Robertson: I appreciate that.

Other comment on Kettle Rock Road from the Board

The next item, 6c, Ridge Road.

I think all of us are aware there is a lot that is planned for residential development on the corner of Ridge Road where Ridge Road becomes Range Road and the original Class VI Ridge Road extends further.

I heard from a number of folks, and we have a fairly lengthy email letter from a concerned citizen in our packet tonight about whether the town and the townspeople are going to lose the ability to use Ridge Road, I am going to say, Extension, for lack of a better term, but where Ridge Road goes to Class VI and heads up to Thurston Pond.

I had done some research and sent that to the rest of you and thinking back to when Mr. Pelletier wanted to use the upper end of Thurston Pond a few years back to access a development a few years back, the Board was going to lay out the road so that could happen.

We had the standing only in this room with a number of angry citizens who did not want us to do that for the purpose of development.

I think that there is community concern that access to that Class VI Road is going to be lost.

In my research, and time with Rick Pelletier and digging through some deeds, that sort of thing, that road was discontinued in 1939 and the motion to discontinue was amended to have the land revert to abutters.

At this point, the town does not own Ridge Road Extension or Thurston Pond Road or the Thurston Pond Road that used to be known as Cross Road.

Board of Selectmen voted to lay out Cross Road and Thurston Pond Road back in the 90's, 1994. Held a public hearing; voted that they were going to lay it out and they never actually filed the paperwork to lay it out.

So, basically, abutters own to the middle of that Class VI Road on both sides so, with that said, I think one of the concerns that I have heard is that there is a town forest on Ridge Road Extension which actually abuts the piece that has been targeted for development now.

Steve Anderson also has a sugar orchard out there and a sugar house that he accesses off the end of Ridge Road as well and there is also one, town owned property in there as well.

So, a couple of things came to mind. The Board has the ability to lay out Ridge Road Extension or whatever it should be called as a Class VI Road.

The problem with us doing that is that we would more than likely have to compensate the abutting land owners if we did that which I am not sure how that would work.

One of the things that was suggested by I think, Bart, in informal conversation, was the Board of Selectmen approach the landowners and ask what their plans were, did they intend to use that section of road as a driveway, maybe they would be interested in some kind of agreement with the town to keep it open as a Class VI Road so people could access the town forest and the landowners could use that access freely and easily.

One of the things that I was asked was could some of the other landowners come in from the other side and right now, they could but in doing the research, town doesn't own either of those other options either so it's just a matter of time and why this is of concern to folks right now is because of this scramble for land.

Some "i"s weren't dotted and some "t"s weren't crossed in the past and I think this sort of, not quite sure of the status of the road, could come back to bite us.

Selectman Dill: So, the way it is now, the people who are out there doesn't really have access to, back to Range Road.

Chairman Robertson: They do just because no one has put up bars and gates and trespassing signs on the road.

Selectman Dill: But I am saying is that the road isn't a road so they are technically crossing ...

Chairman Robertson: If Mr. Cross and Mr. Davidson decided they wanted to gate the end of the road and put up no trespassing signs as it stands right now, they could.

Vice Chairman Pitman: I don't think that's right.

Chairman Robertson: And, so could the people of Thurston Pond Road as it comes to Mt. Delight Road and so could the folks on the other end of Thurston Pond Road as it comes off Middle Road.

There's a cemetery in there. There is a town forest. I believe that Mr. Anderson could demand access to his property because it is the only access but I think to lose track completely of the public right-of-way, which legally has been extinguished at this point.

Selectman McGarry: We can't go back to that road as it is laid out?

Chairman Robertson: We can lay a road out as Class VI.

Selectman Dill: I know, I meant if that was approved by the Selectmen, you just can't go back and ...

Chairman Robertson: Well, strangely enough, I looked at that and they approved an "L" shaped layout of the Class VI coming in from Mt. Delight Road and continuing up Thurston Pond Road to Middle Road. They didn't address the section running from the junction, back to Ridge Road at all.

Vice Chairman Pitman: So, could we or can't we.

Chairman Robertson: We could lay it out as a Class VI Road. The danger is, and leave it as is, and say that it is a Class VI Road. The danger is the abutting landowners could come back on us and say that you are taking our property. We need compensation.

Selectman Dill: Well, I don't think it is anything that we can solve tonight.

Chairman Robertson: No, it isn't. I just wanted to make the Board aware and as I said, we have received Rick correspondence and I certainly have a number of phone calls and stops at the gas pumps so I will leave it there for your consideration as we move forward but it's something that we probably don't want to sit on for too long before we decide to address because development is ongoing right now on those parcels that were subdivided so ...

Vice Chairman Pitman: I think that we should deal with it next Monday.

Selectman Dill: But those parcels are coming back to the Class V portion?

Chairman Robertson: The ones that are being held right now are coming back.

Selectman Dill: And they couldn't put more behind without putting

Chairman Robertson: I don't want to even open that can of worms. There's no proposal right now to use Ridge Road Extension to come back to the back property that I am aware of.

Selectman Dill: But I am just trying to wrap my head around the zoning issues there because they couldn't build on a private road, a subdivision.

(Multiple members stated yes).

Nor could there, which is where it is right now.

Selectman McGarry: Well, the ...

Selectman Dill: Once they run out of Class V frontage then they would be shut down.

Selectman McGarry: The parcel that is owned by Cross where the subdivision is proposed, is further up on Ridge Road. Range Road, excuse me. On a Class V.

Chairman Robertson: This is what is identified as Lot 1.

Selectman McGarry: That is where supposingly, his son is going to build on that lot which has frontage on Range.

Chairman Robertson: And maybe their intent is to come out onto Range where Lot Number 1 is as well and I am not singling out, they just called attention to the matter. I'm not singling them out for this discussion but I think that while we have these long sections of Class VI Road that we have no control over, it is something that the Board may want to address.

Selectman Dill: Or not Class VI Road.

Chairman Robertson: It has been assumed that it is a Class VI Road by everybody in town for years and years and years and years and that's wrong, none of it, the whole t.

Selectman Dill: I have never been out there. I guess I will have to drive out there.

Other New Business or Other Business:

Vice Chairman Pitman: You didn't award the town paving.

Selectman Dill: Yeah, you keep skipping around.

Chairman Robertson: Oh, I'm sorry.

Sorry Steve.

Town Paving Bids:

Selectman McGarry: We obviously have the four bids that have come in. R & D was the apparent low bidder but John, in reviewing the bid from R & D, they had qualified their bid and it could potentially increase the price of paving if hot top increases. (couldn't hear because of envelopes being opened and emptied)

The bid documents say that there are no qualifications. You can't qualify your bid. You bid on what we provide so the question keeps coming up is do we want to overlook that and did you talk to R & D?

Mr. Harrington: I put a call in but I have not heard back from them.

Selectman Dill: My other question on R & D was, their cold planing is like half the price of everybody else.

Selectman McGarry: Right.

Selectman Dill: Was there any issues with their planing? Do you feel like it was up to snuff or ...?

Mr. Rollins: Nope. They did a fine job.

Selectman Dill: I take out the \$7.62 and everyone else is \$15.00.

Mr. Harrington: Could you grab the mic?

Mr. Rollins: They did a fine job. (more paper rustling) They did all the driveway joints (couldn't hear, paper rustling) and when they stopped, they (couldn't hear). They did a nice job.

Vice Chairman Pitman: So, could someone get ahold of R & D ...

Selectman Dill: John has a call into them.

Mr. Harrington: I put a call into them last week and I have not heard back yet.

Selectman Dill: So, if we, throw that one out, we are looking at Brox for the lowest.

Selectman McGarry: It's only \$5,000.00 difference so it's not a huge difference but it is \$5,000.00 more.

Vice Chairman Pitman: And they have taken care of us the past couple of years.

Chairman Robertson: So, do you want to wait.

Selectman Dill: There's no expiration clause on any of the others. I'm glad you guys caught that.

Chairman Robertson: So, we are meeting on Monday and I know that you don't want to put this off but do you want to do this on Monday?

Vice Chairman Pitman: Yes.

Chairman Robertson: Wait and see what we get back from R & D?

Mr. Harrington: I can put in another call.

Mr. Rollins: I can put in a call to R & D if you want, again.

Chairman Robertson: No, I would appreciate that.

Okay, so we are going to hold off on awarding the paving bid until next Monday in hopes of getting qualification of the contract language in the R & D offer.

Other business:

None

New Business:

Hearing none, I would move to Citizen's Comments.

Citizen's Comments:

Mr. Rollins: I thought that I was supposed to be here tonight.

Mr. Harrington: Go ahead, Steve

Mr. Rollins: I'm coming in with my prices on the mag for the dirt roads from last week.

(Multiple members made comments)

Selectman Dill: John didn't send that around.

Mr. Rollins: So, this is actually the stuff that I got from the Town of Epsom from March 15th. Still waiting on calls back from the same company but that is what I have to give you or to show you now.

The cheapest there, which is the company that Epsom was using, is \$9,800.00 for the flake.

Selectman Dill: They weigh about the same and would do the same amount of road that you would be doing?

Mr. Rollins: We have more but the problem is that we don't have to do, we have stretches that aren't much of a problem. We have stretches where it is damp. It does stay damp even in the dry season so, yeah, by the time we do the bad spots, it's about the same.

They generally have about a bag leftover and keep in mind those are 2,000-pound bags or so, 2,200 pounds maybe.

Chairman Robertson: Just for clarification, this is essentially calcium chloride.

Mr. Rollins: Yeah, mag.

Selectman McGarry: Magnesium chloride.

Chairman Robertson: Magnesium chloride, gotcha.

Vice Chairman Pitman: A better product.

Mr. Rollins: Yes. It actually draws the moisture in better, lasts longer and then as far as where the money comes from, because I am assuming that this is going to be the question next, I don't see why we can't take it out of the impact fees.

Selectman McGarry: Ah, no.

Mr. Rollins: Because it is, well it is the reason we have to do something about this is the extra traffic.

Now, thirty years ago, there were three houses on those dirt roads. Now there's thirty houses on those dirt roads so it is due to the volume of traffic, is the reason I need to do something about the roads so I think that it is justifiable.

Selectman McGarry: Impact fees are supposed to be used for increase in capacity, ...

Mr. Rollins: Right.

Selectman McGarry: And, it has nothing to do with capacity. It is maintenance.

Chairman Robertson: Can we keep this, Steve or do you need it back.

Mr. Rollins: I actually need it back but ...

Selectman Dill: How much less grading do you think this is going to drop us down.

This was the other question, not just cost but the cost benefit between applying and ...

Mr. Rollins: Well, it is cutting down grading. It is also cutting down the gravel that we are losing, I mean, it is just, you are saving a lot plus the dust, the dust on the homes and everything else but that is up to you folks.

Vice Chairman Pitman: When this is applied in the spring, the roads stay like paved roads for most of the summer.

Mr. Rollins: They do. You can ride up to the end of Griffin there ...

Selectman Dill: No, it's all paved now.

Mr. Rollins: Echo Valley is paved now and Griffin is paved now on the Epsom side but if you go to Ritchie Road, Baker and Ritchie and you go in to the town line, beginning you can see right from 107. I mean, it stays nice. It stays beautiful and then you get to ours and it's all washboards and dry sand.

Vice Chairman Pitman: We just have to get it done if we are going to do it.

Selectman Dill: I agree with Fred though, I don't think we can impact fee it.

Mr. Rollins: I don't see why not. It is due to more traffic.

Selectman McGarry: Go ahead, you're the boss.

Selectwoman McHugh: What other equipment do you need for this?

Mr. Rollins: Absolutely nothing. We use our little sander and the backhoe to load it.

You can cut it with a little salt to stretch it and a lot of guys do, do that. Some guys claim that it does better. Other guys say there's no difference other than stretching the material.

Selectman McGarry: I certainly think that it is well worth wild to do but I really don't agree that it could be, that impact fees could be used. Impact fees are supposed to be used for increasing capacity and this is not going to do that.

Chairman Robertson: Well, since the Board is in general agreement that this is something, we think should be done.

Selectwoman McHugh: Do we have any, do we have more dirt roads than Epsom?

Mr. Rollins: Yes.

Chairman Robertson: Yes, we probably have the most dirt roads in Rockingham County.

Selectwoman McHugh: Yeah, that is what I was thinking and it might cost us more ...

Mr. Rollins: We don't have to do, like I was just saying, there are a lot of spots, as you know, that stay damp and would not need to be treated or a light treating would hold them and then we have spots where there are no homes

that we might be able to get by and not do any either so, yeah, I mean instead of having a bag or two left over, were probably going to use them all.

I also talked with Scott, the road agent in Epsom, and he was willing to come down before we start doing it and show us how heavy he puts it and kind of do a ride along with us and we're on page there.

Selectman Dill: It's obvious Middle Road is going to take more than say Whittier Road.

Mr. Rollins: Exactly.

Chairman Robertson: Okay, John, any thought on how we might be able to pay for this out of the budget?

Mr. Harrington: Not off the top of my head. It would definitely come out of one of the highway lines and has been the case for the last three years of the default budget, if you overspend one line, you are just going to compensate from somewhere else in the budget and hope that those are not overspent. It's a bottom-line budget.

Chairman Robertson: So, what's the Board's pleasure at this point? Do we want to move ahead and do what we can do and we will figure out how to pay for it out of our budget?

Vice Chairman Pitman: Yes.

(Others also agreed)

Chairman Robertson: (couldn't understand)

Mr. Rollins: Thank you.

Anything else for me?

Selectman Dill: Well, it rained yesterday so I assume that you are grading now?

Mr. Rollins: We are. Not right now but they were today.

Mr. Harrington: I have one comment that I want to share with the Board.

Mr. Rollins: Carl went grading and we stayed on the wall. We worked on your wall down here.

Chairman Robertson: John has one comment from Kelly that he wants to share.

Mr. Harrington: Kelly Roberts, the town clerk, wanted me to remind the Board and anyone listening that meeting minutes need to be sent to the clerk and the town web master so that they can be posted within five business days after a meeting.

So, for all those boards and commissions and panels, they need, board minutes need to be handed in within five business days.

Chairman Robertson: Thank you, and thank you Kelly.

Chairman Robertson: Okay, at this point, I would look to citizen's comments, if we have any.

Citizen's Comments:

Vice Chairman Pitman: There was someone on there.

Mr. Harrington: Denny, did you still have something?

Joanne Bradbury:

Hi. This is Joanne Bradbury on Denny's iPad. I would, having heard the discussion tonight about the Class VI road running from Mt. Delight up to Thurston Pond, I would just like to remind the Board that the Board of Selectmen in 1991, before it issued driveway permits for that, Thurston Pond Road, that part of the road, they did conclude that it was a Class VI road on the basis of eye witness accounts from people who had been in the 1939 meeting and there

was a warrant that was not altered in the meeting according to the eye witness accounts and the Board of Selectmen, based on those eye witness accounts, including one from a member of the Board of Selectmen, at that time in 1991, Mr. Sanborn, that the Board, in 1991, concluded that Thurston Pond Road is in fact, a Class VI road and the Board of Selectmen also had their town attorney at the time write letters to that effect to, I cannot recall the person who owned the part of the land right on Mt. Delight at the corner of Thurston Pond Road.

But in any event, I did want to point that out and for the Board or the town to change its position on that after having issued driveway permits and treated the Thurston Pond Road as a Class VI Road ever since 1991, is a course of action is fraught with difficulties and that's my comment.

Chairman Robertson and Vice Chairman Pitman: Thank you.

Chairman Robertson: Hearing no other comments ...

Motion: Selectman Dill moves to adjourn at 6:40 pm

Second: Selectman McGarry

Discussion:

Vote: Yea 4, Nay 0, Abstained 0 – Motion Carries

Next Meeting: Monday, June 7, 2021 at 5:30 pm

*The Minutes were transcribed and respectfully submitted by Dianne L. Kimball, Recording Secretary
Pending approval by the Board of Selectmen*