

**Board of Selectmen  
24 March 2008  
Minutes**

**6:00 p.m.** - Chairman Don Guarino called the meeting to order. Present were Chairman Guarino, Selectmen Rachel Hatch and Betty Ann Abbott, Town Administrator Timothy J. Warren and Clerk Lois Dionne.

After attendance was taken, everyone stood for the Pledge of Allegiance.

**6:03 p.m.** – The Selectmen’s meeting was suspended to confer with Town Counsel Walter Mitchell.

**6:35 p.m.** – Regular meeting resumed.

**Septic System – Old Town Hall** – Last week Israel Willard had asked the Selectmen permission to review the plan for the septic system for the Old Town Hall. He was concerned about what would be needed there if the Town Hall were to be renovated.

Tonight Mr. Willard and Chuck Norden (designer of the original septic system) were in to discuss the system.

Mr. Norden explained that there is .41 acres of useable land for the septic system, and that 785 gallons per day is the maximum number of gallons that can be put on that lot with the type of soil that is there. He said the old system had chambers put in so we could park on top of them in order to maximize the use of the total area.

Mr. Norden reviewed the plan for the old system with the Selectmen, and explained the old system (chambered system) and a new type system (Presby System). He said the Presby System allows you to be three feet above the water table, and three feet above ledge, and you could also park on top of the Presby System.

Both Mr. Norden and Mr. Willard felt the Presby System would be the best system to be installed, and it should meet the needs for whatever is done with the Old Town Hall, and recommended that the installation of that system be put out to bid. Mr. Norden said he would design a septic plan that could be submitted to the State for \$500, and it would cost an additional \$150 to submit the design to the State for approval. The plan will be designed to maximize the system, and drop it down so it can be parked on. Mr. Norden

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recommended that whoever does the job excavates out there so they will be aware of what is in the ground.

**MOTION – Selectman Abbott moved that Mr. Norden design a plan for a new septic system, using the Presby System, according to what he had shown the Selectmen tonight, and have it ready to be submitted to the State. Selectman Hatch seconded. Motion passed 3-0.**

### **6:57 p.m. – Public Input**

**Feasibility Study** – Last Week Carolyn Baldwin had brought a copy of the original study done on the Academy Building and the Old Town Hall when the Academy Building had been renovated to be used for town offices. She felt this would be helpful when a feasibility study is done on the Old Town Hall. Chairman Guarino asked Carolyn if she would be interested in serving on the committee, when it is formed, to do the feasibility study. Carolyn felt they would be better served by seeing if John Dickey would be willing to be on the committee. *Israel Willard has already volunteered to be on the committee.*

**Selectmen's Corner** – Carolyn asked if either Selectman Hatch or Selectman Abbott would like to do the "Selectmen's Corner" for the Suncook Sun. This is a recap of what has happened at the Selectmen's meetings; Carolyn has been doing it for several years. There was a brief discussion of whether it was needed any more since the minutes are now available on line, but it was felt it is a great public service, and many people look forward to it. The Selectmen will get back to Carolyn with their decision.

**Committee Appointments** – Carolyn had also submitted a letter asking to be reappointed to the ZBA. Tim said we are going to advertise the positions that will be opening up, and will also ask that any current board members, whose terms are expiring to submit letters of interest, and then the Selectmen would interview applicants.

**Zoning Change** – There has been some controversy about the zoning change that was voted into effect during the March elections. Mr. Willard asked if anything had been decided on that change. Tim Warren replied that Town Counsel is reviewing the change, and is going to give us a written interpretation of the change. Mr. Willard felt there should be a moratorium put on issuing building permits in the meantime. There was a very brief discussion, and the board felt a moratorium would be a good idea.

**MOTION – Selectman Hatch moved that we suspend the issuance of building permits that would be affected by the, newly voted on, zoning ordinance change until such time as legal counsel has sought to provide clarification as to the wording of the change. Selectman Abbott seconded. Motion passed 3-0.**

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**Brenda McBride Concerns**

**HB-2** – Brenda brought in an article from the Daily Sun that had concerned her. The article was regarding HB-2 that would have the state taking over the funding of the youth services, and the towns funding the elderly (nursing homes, etc.). Brenda felt this would end up costing towns much more and would have a direct impact on our taxes. The bill is still in the house at this time, but Brenda felt the Selectmen should be aware of it. It was asked if Representative Dave Russell ever came in to meet with the Selectmen to give them updates. The Selectmen will ask Mr. Russell to meet with them.

**Single Stream Recycling** – Brenda stated that she had gone to Portland, Maine with the Concord Solid Waste Co-Op to view single-stream recycling, and had been impressed with the operation. Brenda said the system works with relatively few people, and what is collected in waste is burned and made into electricity to run the single-stream recycle. She said when Portland started the single-stream recycling (they collect curbside), the trucks were collecting waste and recyclables separating them in compartments. Brenda said they felt they would collect 60% waste and 40% recyclables, but once they got going they had to change the trucks around because they were collecting 60% recyclables and 40% waste. Brenda said this didn't mean she was in favor of, or against single-stream recycling for Gilmanton. She said Liz Bedard is doing consulting for Gilmanton. Tim said Liz is getting numbers to see if single-stream recycling would be to our advantage.

There was discussion about Waste Management going to single-stream recycling, and how that might affect the cost of our disposing of our waste in Concord. The vote for whether Waste Management will be going to a single-stream system will be coming up in May.

Selectman Hatch asked if the Recycling Committee is still in effect. Brenda replied that it is, but they hadn't met for a while. Rachel felt it would be good to have a Selectmen's Rep. on the committee. Brenda said the Committee isn't doing anything right now. Tim said he had talked with Stan Bean (Recycling Committee Chairman) today, and Stan is going to meet with the Selectmen on April 14<sup>th</sup>, and he hopes to have the numbers from Liz Bedard on the projected single-stream recycling system.

**Earth Day** – Brenda stated that she didn't feel the snow would be off the ground in time to participate in earth day. Tim told Brenda we had sent her a letter asking if she would be willing to spearhead the earth day cleanup. Brenda said she would, but earth day for Gilmanton would have to be when we make it earth day. Tim said in the letter we had also asked Brenda if she would be interested in being on the Hazardous Household Waste Committee. Brenda replied that she would be very interested.

**Crosswalks in Iron Works** – Brenda stated that someone has to keep after DOT regarding the intersection in the Iron Works. She said we need to make it safe for the children who go back and forth to the store. There was a brief discussion on the location

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of the crosswalk at the intersection, and the stop line on Elm Street before entering Rt 140. Chairman Guarino said he would stop at the DOT garage, and talk to them about it.  
**7:30 p.m.** – Chairman Guarino closed the public input session.

**Erin Maltais – Request to Upgrade Gale Rd.** – Erin Maltais and her father Ron Beauchesne were before the Selectmen to request permission to upgrade a Class VI section of Gale Road from the end of the Class V section to Donovan Road to enable them to build a year-round residence on their property. There is currently a cottage on the property.

The Selectmen reviewed a map of their property, which is on the corner of Gale and Donovan Road. Chairman Guarino asked Nanci Mitchell, Conservation Chair for her input. Nanci stated that the entrance to the Town Forest is at that intersection, and there has been quite a bit of erosion there, and she didn't want whatever happened to the road to contribute to erosion in front of the entrance to the Town forest or into the wetlands. Nanci added that the consulting forester had suggested that the water should run off to the left into the wetlands rather than straight down the road as it does now.

There was a brief discussion of the road and the area around the town forest, also an outcrop of ledge and a turn around for emergency vehicles. Mrs. Maltais was given a copy of the specifications that had been drawn up for the Morrills when they were requesting to upgrade Gale and Donovan Roads. She was also given a copy of the standard road detail from the subdivision regulations. It was not certain what would be required for a turn around. Chairman Guarino said the Selectmen would do research on what would be needed for a turn around.

The Maltais will review the specifications to upgrade Gale Road, which addresses the ledge in the road, ditch lines and culverts that would be needed for the upgrade. Tim said the specs would need to be meshed with the road standards in subdivision regulations for Class V roads, and this would enable the Maltais to get an idea of what would be involved and they could also get an idea of the cost for such a project.

**7:57 p.m. – Break**

**8:04 p.m. – Back in Session**

### **FYI's & Other Business**

**Thank You** – Tim reported that he had received a “thank You” letter from Youth Services Bureau for Gilmanton's continued support of their program.

**Letter – Richard Downing** – Tim said he had received a letter from Richard Downing regarding two lots he owns on Route 107. He said the land had been subdivided in 1973, and in 1994 the lots had been merged, but shouldn't have been; it was brought to our

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attention in 2005, and it was split back into two lots. He said the Downings had not been able to build a house on the second lot because they couldn't get proper driveway permits from the State, so Mr. Downing is now requesting a voluntary merger, but the planning board won't be able to act on it until after April 1<sup>st</sup>, so it would remain as two lots on the tax role for the whole year unless the Selectmen direct the Assessor to merge the lots ahead of time knowing the plan is coming. There was a brief discussion as to whether there was any reason the lots shouldn't be merged. No reason was found as to why the lots should not be merged, so the Selectmen agreed to the merger.

**Paving Prices** – Tim stated that the Selectmen had talked about paving prices at a prior meeting, and he (Tim) had called and gotten paving prices, then called each Selectmen individually, and the contract was given to Wolcott Construction. Tonight Tim had a quote that the Road Agent had received from Porter Paving; the quote was considerably higher than the one received from Wolcott.

**Approval of Minutes** – The Selectmen reviewed the minutes of last week's minutes.

**MOTION – Selectman Abbott moved to approve the minutes of March 17, 2008 as drafted. Selectman Hatch seconded. Motion passed 3-0.**

**Police Detail** – Chairman Guarino noted that Jen Correia, our accounting clerk, had made the Selectmen aware of the fact that the Town is losing money when sending our cruisers out on detail. Tim Warren said it is costing us \$5 each time the cars go out. There was a brief discussion on the rate, and it was felt that the Town should be making a few dollars to send our cruisers out, or at least be breaking even.

Tim will ask Chief O'Brien to meet with the Selectmen to discuss the detail rate, and to update us on the progress of establishing a false-alarm policy.

**Retired Police Car** – Chairman Guarino stated that the retired police car that had been retained for a town vehicle seemed to be in the garage a lot, and asked if we were going in a negative direction. He asked that we do a follow-up to find out what the vehicle is costing us. There was a brief discussion of the use of the vehicle. The building inspector uses it for inspections and code enforcement; the town clerk uses it to go to the bank, and town employees use it for seminars, etc. Tim said there have been a few problems with the vehicle that have been fixed, and it is at the garage now; he is unsure of what the problem is.

**Appointment to Committees** – Chairman Guarino stated that it has been said that the Board of Selectmen had gotten too used to just reappointing members to the various boards. He felt we need to advertise the positions, and look at letters of interest from new applicants and current board members who wish to be reappointed. Tim said we are going to advertise the positions; we need 2 people on HDC, 2 people on Parks & Rec., 2 people on Planning Board and 2 people on the Conservation Commission.

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**8:38 p.m. - Enter into Non-Public Session as per RSA 91-A:3, II(a)**

Selectman Hatch moved to Enter into Non-Public Session as per RSA 91-A:3, II(a) - Dismissal, promotion or setting compensation for public employees or the investigation of any charges against him, unless the employee affected has a right to a meeting or requests that the meeting be open, in which case the request shall be granted. Selectman Abbott seconded. Motion passed 3-0.

The Selectmen discussed a Selectmen's Office personnel issue.

**8:45 p.m. – Out of Non-Public Session**

Selectman Hatch moved to come Out of Non-Public Session. Selectman Abbott seconded. Motion passed 3-0.

**8:46 p.m. - Enter into Non-Public Session as per RSA 91-A:3, II(e)**

Selectman Hatch moved to Enter into Non-Public Session as per RSA 91-A:3, II(e) - Discussion of pending or threatened (in writing) litigation against the Town or Town Officials, Board Members or Employees. Selectman Abbott seconded. Motion passed 3-0.

The Selectmen discussed a legal case.

**9:53 p.m. – Out of Non-Public Session**

Selectman Hatch moved to come Out of Non-Public Session. Selectman Abbott seconded. Motion passed 3-0.

**9:55 p.m. – MOTION – Selectman Hatch moved to adjourn the meeting. Selectman Abbott seconded. Motion passed 3-0.**

Respectfully submitted,

Lois Dionne  
Recording Clerk