



APPROVED

Board of Selectmen Town of Gilmanton, New Hampshire

Meeting

January 15, 2015

6:30 pm. – Gilmanton Elementary Science Room

Present: Chairman Brett Currier, Selectmen Donald Guarino and Stephen McCormack, Town Administrator Arthur Capello, Administrative Assistant Stephanie Fogg. Also present Wayne Ogni, Town Clerk Debra Cornett, Bill Booth.

6:30 pm Chairman Currier opened the meeting, took attendance of those present and voting and led the Pledge of Allegiance.

SB2 Public Hearing Rescheduled – for 6:00 pm Thursday, February 19th, 2015, snow date February 23, 2015. Board of Selectmen's Meeting and Public Hearing. Selectmen's Meeting immediately following the Public Hearing on SB2.

Accounting Technician Position – Chairman Currier would like to continue with a second interview with two of the applicants. He wants to open the Selectmen's Office 5 days a week and would like that position filled. Arthur Capello said that none have returned references to the Selectmen's Office.

Update on Academy Building – January 11, 2015 a sprinkler pipe broke in the building, flooding all three floors. The Selectmen's Office was completely damaged, and unless the office furniture was all metal it was a complete loss. Service Master will be finishing up this week drying out the building. Checking for moisture readings over the next few days, several times. There will be a walk through the building with the Insurance Adjuster on Wednesday, January 21, 2015 at 10:00 am. The Selectmen and Arthur Capello will be present for the walk through, it will be posted as a Selectmen's Meeting.

Chairman Currier said that he would like to see if spray foaming was a feasible option. Selectman McCormack asked the insurance adjuster about the insulation. The answer was only about the R-value, one cheaper than the other, it may be our decision.

Arthur Capello said there may be a few things we would like to upgrade. (Electrifying cubicles/work stations, insulation etc.) Arthur said the adjuster will give a dollar amount, there will be negotiations and an addendum. Arthur Capello said that up to two years from the date of the water damage if equipment/computers malfunction, they can be replaced.

Selectman McCormack said that a complete list needs to be made of any equipment that did have water contact, so if a piece does malfunction there is a record of the initial possible damage.

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2 Arthur Capello said that the Insurance Company will pay the Town and the Town will pay the
3 contractor.

4
5 Selectman Guarino said he does not want the abatement shorthanded. He wants to be certain
6 everything is taken care of that should be before they leave.

7
8 **7:00 pm Chairman Currier opened Public-Input.**

9
10 **Academy Historic Building** – Town Clerk, Debra Cornett said that the Academy Building is in
11 the Historic Building Register, would that affect the reconstruction process? Does it need to be
12 asked about because of the Grants we have received?

13
14 Chairman Currier said there should be no Historic problem. It is sheetrock and electrical that is
15 being replaced. It definitely needs to be overseen and we need to be responsible at the end of the
16 day.

17
18 Debra Cornett also wanted to be sure that the treatment for mold was taken care of. Bill Booth
19 agreed that this is a “golden” opportunity to take care of the mold. Arthur Capello said that is
20 our intent.

21
22 Wayne Ogni said that along with electrical code updates, the panel will be marked correctly. A
23 few of the panels were incorrectly marked.

24
25 The Elevator was also damaged, the maintenance company is checking on parts to get it up and
26 running.

27
28 **Emergency Management -**

29 Chairman Currier said that as a safety precaution multiple people/employees working in the
30 building will need to know how to shut off the water in the building. Debra Cornett said that
31 would be the Emergency Management (Fire Chief) who would be in charge of that type of safety
32 training. She mentioned that “our Fire Department reacted very quickly, it could have been a lot
33 worse!”

34
35 **Contractor for Reconstruction** – Several names were discussed. The Insurance Company
36 suggested that because of the “emergency” of the rebuild, the Selectmen choose a
37 Contractor/Company that they trust, it does not have to go out to bid because of the time frame
38 and urgency.

39
40 Chairman Currier said that if the Company comes back with a bid that is a lot higher than the
41 insurance company, we may choose to talk with another company. The Selectmen decided on
42 CCI out of Laconia, New Hampshire. Selectman Guarino will speak with CCI to set up a walk
43 through before Wednesday, January 21, 2015, before the walk through with the Insurance
44 Adjuster. Chairman Currier said he will walk through with the contractor.

45
46 Bill Booth said it is important that everything is written down during the walk throughs.
47

Chairman Currier suggested that the Town needs to put a generator at the Academy Building to power the pump room. There should also be low temperature alarms placed at the Academy Building and the Old Town Hall.

Super Saturday – Town - Budget Committee – 8:30 am at the Gilmanton Elementary School in the multi-purpose room.

Maintenance Academy Building – Chairman Currier asked about the oil tanks that were recently replaced and who replaced them? Arthur Capello said Bailey's Heating Company. The oil was not drawing out of one of the tanks.

Budget Committee – At the Public Hearing Chairman Currier questioned the authority of the Budget Committee Chair as to whether he could warn a Warrant Article that the Selectmen did not bring forward. Legal Counsel was sought on the authority of the Budget Committee and the Selectmen were advised that the Budget Committee cannot bring forward a Warrant Article that the Selectmen did not recommend. (see attached legal letter)

Update on Computer Policies – The Computer Policy is under final review by Town Counsel.

(A)Non-Public Session per RSA 91-A:3, II (c):

MOTION: On a Motion by Selectman Guarino, and seconded by Selectman McCormack it was voted unanimously to go into Non-Public Session per RSA 91-A:3, II (c) at 7:50 pm. (3-0 Voice Vote – Chairman Currier-yes, Selectman Guarino– yes, Selectman McCormack– yes).

The meeting room was closed to the public. Present during the Non-Public Session were Chairman Currier, Selectmen Guarino and McCormack. Town Administrator Arthur Capello, Administrative Assistant Stephanie Fogg.

The Selectmen discussed an issue regarding the Police Department Personnel.

MOTION: On a Motion by Selectman Guarino and seconded by Selectman McCormack it was voted unanimously to seal the minutes of the Non-Public Session at 7:59 pm. (3-0 Voice Vote – Chairman Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

MOTION: On a Motion by Selectman Guarino and seconded by Selectman McCormack it was voted unanimously to come out of Non-Public Session at 8:00 pm. (3-0 Voice Vote – Chairman Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

The meeting room was opened to the public. The Board noted the Non-Public Session minutes were sealed.

(B)Non-Public Session per RSA 91-A:3, II (c):

MOTION: On a Motion by Selectman Guarino, and seconded by Selectman McCormack it was voted unanimously to go into Non-Public Session per RSA 91-A:3, II (c) at 8:00 pm. (3-0 Voice Vote – Chairman Currier-yes, Selectman Guarino– yes, Selectman McCormack– yes).

1 The meeting room was closed to the public. Present during the Non-Public Session were
2 Chairman Currier, Selectmen Guarino and McCormack. Town Administrator Arthur Capello,
3 Administrative Assistant Stephanie Fogg.

4
5 The Selectmen discussed a legal issue.

6
7 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
8 voted unanimously to seal the minutes of the Non-Public Session at 8:02 pm. (3-0 Voice Vote –
9 Chairman Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

10
11 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
12 voted unanimously to come out of Non-Public Session at 8:03 pm. (3-0 Voice Vote – Chairman
13 Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

14
15 The meeting room was opened to the public. The Board noted the Non-Public Session minutes
16 were sealed.

17
18 **(C)Non-Public Session per RSA 91-A:3, II (c):**

19 **MOTION:** On a Motion by Selectman Guarino, and seconded by Selectman McCormack it was
20 voted unanimously to go into Non-Public Session per RSA 91-A:3, II (c) at 8:03 pm. (3-0 Voice
21 Vote – Chairman Currier-yes, Selectman Guarino– yes, Selectman McCormack– yes).

22
23 The meeting room was closed to the public. Present during the Non-Public Session were
24 Chairman Currier, Selectmen Guarino and McCormack. Town Administrator Arthur Capello,
25 Administrative Assistant Stephanie Fogg.

26
27 The Selectmen discussed an issue regarding Selectmen's Office Personnel.

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29 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
30 voted unanimously to seal the minutes of the Non-Public Session at 8:04 pm. (3-0 Voice Vote –
31 Chairman Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

32
33 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
34 voted unanimously to come out of Non-Public Session at 8:04 pm. (3-0 Voice Vote – Chairman
35 Currier -yes, Selectman Guarino – yes, Selectman McCormack – yes).

36
37 The meeting room was opened to the public. The Board noted the Non-Public Session minutes
38 were sealed.

39
40 Chairman Currier was asked to leave the room before the next non-public session.

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42 **(D)Non-Public Session per RSA 91-A:3, II (c):**

43 **MOTION:** On a Motion by Selectman Guarino, and seconded by Selectman McCormack it was
44 voted unanimously to go into Non-Public Session per RSA 91-A:3, II (c) at 8:04 pm. (2-0 Voice
45 Vote –Selectman Guarino– yes, Selectman McCormack– yes).

1 The meeting room was closed to the public. Present during the Non-Public Session were
2 Selectmen Guarino and McCormack. Town Administrator Arthur Capello, Administrative
3 Assistant Stephanie Fogg.

4
5 The Selectmen discussed a legal issue.

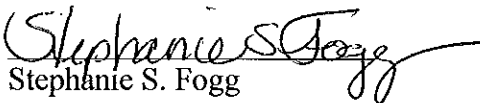
6
7 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
8 voted unanimously to seal the minutes of the Non-Public Session at 8:08 pm. (2-0 Voice Vote –
9 Selectman Guarino – yes, Selectman McCormack – yes).

10
11 **MOTION:** On a Motion by Selectman Guarino and seconded by Selectman McCormack it was
12 voted unanimously to come out of Non-Public Session at 8:08 pm. (2-0 Voice Vote – Selectman
13 Guarino – yes, Selectman McCormack – yes).

14
15 The meeting room was opened to the public. The Board noted the Non-Public Session minutes
16 were sealed.


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18 **Adjournment:** On a motion by Selectmen Guarino, seconded by Selectman McCormack it was
19 voted unanimously to adjourn at 8:09 pm. (2-0)

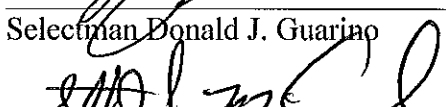
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21 Respectfully Submitted,

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24 
25 Stephanie S. Fogg
26 Administrative Assistant

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29 **Approved by the Board of Selectmen**

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31 
32 Chairman Brett A. Currier

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35 
36 Selectman Donald J. Guarino

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38 
39 Selectman Stephen J. McCormack