



APPROVED

Board of Selectmen Town of Gilmanton, New Hampshire

Meeting

November 2, 2015

6:00 pm. – Gilmanton Academy

Present: Chairman Donald Guarino, Selectman Michael Jean, Vice Chairman Rachel M. Frechette Hatch, Town Administrator Paul Branscombe and Administrative Assistant Stephanie Fogg. Also present Brett Currier, Stephen McCormack, Ralph Lavin, Wayne Ogni, Dan Twombly, and Scott Gagne.

6:00 pm Chairman Guarino opened the meeting, took attendance of those present and voting (roll call) and led the Pledge of Allegiance.

Approval of Minutes –

MOTION: On a Motion by Selectman Hatch and seconded by Selectman Jean, it was voted unanimously to approve the Minutes of October 5, 2015 as written. (3-0)

MOTION: On a Motion by Selectman Hatch and seconded by Selectman Jean, it was voted unanimously to approve the Minutes of October 19, 2015 as amended. (3-0)

MOTION: On a Motion by Selectman Jean and seconded by Selectman Hatch, it was voted unanimously to approve the Minutes of October 26, 2015 as amended. (3-0)

Other Business:

Old Town Hall – The Gilmanton Historical Society has requested the use of the Old Town Hall for a gathering honoring Peter and Carolyn Baldwin for their years of dedication to the Town of Gilmanton. There is a request also to waive the fee for the Hall. By Consensus the Board of Selectmen agreed to the use of the Hall, and agreed to waive the fee. The gathering will take place on November 21, 2015, at the Old Town Hall.

Escrow Account – Paul Branscombe and Marie Mora request permission to transfer funds from the Gilmanton Escrow Account to the Operating Account. By Consensus the Board of Selectmen agreed.

Yield Tax Levy for Timber Cut – The Selectmen signed a yield tax levy for timber cut.

1 **Transfer Station** – The Selectmen discussed Ed Lang’s Hours at the Transfer Station. Ed will
2 look into his paperwork regarding salaried/part-time. Ed Lang said that Ron Nason or Matt
3 Abraham are coming in so that there is two people there.
4

5 ***Old Town Hall -***

6 Selectman Hatch and Paul Branscombe asked Stephanie Fogg to speak to the concerns regarding
7 the Old Town Hall. There is currently mold on the walls of the two bathrooms near the ceilings.
8 Selectman Guarino suggested that Glen Lines clean the walls with Borax and Peroxide to
9 eradicate the mold. The second floor needs to be assessed, because it has not been opened in the
10 last several years. The Town Administrator, Paul Branscombe will speak with the Police Chief
11 to be certain the “evidence room” at the Old Town Hall was cleaned out, and if not to have the
12 contents of the room moved to the Safety Building so the room can be opened up. The
13 Selectmen agreed to have the Building Inspector, Bill Tobin walk through the Old Town Hall to
14 give his assessment and report back to the Selectmen.
15

16 **Space Needs for the Town Clerk’s Office** – The Selectmen discussed the use of the upstairs
17 stage for a meeting room to replace the current conference room. Chairman Guarino said the last
18 Board of Selectmen made a decision to spend money on insulating the floor space of the
19 auditorium to make heating the first floor more efficient. It would cost extra fuel to keep that
20 space heated for meetings. Chairman Guarino said that there were locking files bought to
21 accommodate the needs of the Town Clerk’s Office earlier this year. He said he is willing to
22 discuss it, but feels there was a decision made earlier this year. Selectman Hatch would like to
23 discuss it at the first meeting in December. Selectman Jean will check on heating options for that
24 area upstairs.
25

26 **Record Restoration** – is for keeping of old minutes and vital records for the Town. Debra
27 Cornett would like a Warrant Article for 2016 for \$7,000, worded so that if the operating budget
28 fails (which would also include the money for the restoration), the Warrant Article would take its
29 place and “kick in”. Last year all money for record restoration was lost because of the no vote
30 on the operating budget.
31

32 **Tax Rate –**

33 The new tax rate has been set at \$25.94. Overlay “abatements” have been included at \$6,000.
34

35 \$ 5.50 Town

36 \$16.73 School

37 \$ 2.34 State

38 \$ 1.36 County
39

40 The Selectmen chose not to use any of the unassigned fund balance, we are at an equalization
41 rate of 10.29%, with a fund balance of \$1,332,000. The rule for 2014 is to be between 5% and
42 17% as a maximum. We were ahead of Belmont and Laconia at setting our rate.
43

44 **MOTION:** On a Motion by Selectman Jean and seconded by Selectman Hatch it was voted
45 unanimously to submit the tax rate at \$25.94 (with an overlay of \$6,000 for abatements), and an
46 unassigned fund balance of \$1,332,621 at 6:58 pm (3-0)
47

48 ***7:00 pm Public – Input***

1 **Auction** - Paul Branscombe said that there was one property pulled from the auction, Map 421,
2 Lot #12, 89 South Road. There was an objection by Stephen McCormack and after speaking
3 with the Auctioneer it was pulled from the auction. The property could go ahead with another
4 auction, December 5, 2015.

5
6 Stephen McCormack was under the assumption that it was an absolute auction and that the Town
7 needed a minimum bid of \$6,000 was in appropriate to announce on the day of the auction.

8
9 Mr. Merrill said that the property should go to auction.

10
11 Brett Currier said it was a mess for the Town, three Selectmen stepped in at their own expense,
12 trucks and trailers, equipment and cleaned the property up. It was cleaned up for the taxpayers to
13 be put back on the tax rolls. The Town voted to sell it, lets get it sold. There was a Town vote
14 and by Planning and Conservation, to sell the property. Mr. Currier said that he would like it
15 reflected in the record if it is not sold, he would like to be reimbursed for the time and expense.
16 It was done for the Town to be put back on the tax roll.

17
18 It was by consensus that the property should go back up for auction. Brett Currier suggested that
19 two Selectmen should be present at each auction from now on. Chairman Guarino, Selectman
20 Jean nor Selectman Hatch attended. Selectman Hatch said that by default we gave reins to Paul
21 Branscombe and the Auctioneer, best call by Paul and the Auctioneer. They were caught off
22 guard. Selectman Hatch said hind sight we all learned, we were caught off guard. The next
23 auction will be December 5, 2015 at the property 89 South Road.

24
25 Mr. McCormack said as a rebuttle to Mr. Curriers lengthy chastisement , the only reason I
26 objected that day, was it was an absolute auction. An absolute auction means \$1, not a
27 minimum bid of \$6,000. Brett said it came from Paul Branscombe then.

28
29 Paul Branscombe said we told the auctioneer that the amount was on the tax card, the auctioneer
30 said we will address it the day of the auction and I will announce it. It was announced at the
31 beginning of the auction and lets see how it goes. The figure comes from the Assessing Card.

32
33 Brett Currier said waste oil, demolition, hire of removal of tires were the costs incurred for the
34 \$6,000. However, that had nothing to do with the auction. Not to be recouped at the auction,
35 only by the previous owner, those costs would be paid back to the Town. Brett Currier said why
36 weren't the Selectmen notified?

37
38 Selectman Hatch said then we were obligated to pay for disposal, not obligated to recoup the
39 money. Selectman Hatch said it may have been different if Chairman Guarino was there because
40 he knew about the property. Selectman Hatch said she may not have done anything different.

41
42 Brett Currier wanted to know when Mr. McCormack knew about the information? Mr.
43 McCormack said that day.

44
45 **Petition by Ralph Lavin** – Mr. Lavin said that the people on the previously submitted petition
46 were very disappointed with this Board of Selectmen, and that there was not even discussion of
47 the petition, and they felt their voices were not even heard. There will be another petition
48 coming forward and I am hoping you listen to them. Mr. Lavin asked the audience to take heed

1 regarding the debates where the candidates are speaking about smaller government. He asks that
2 no matter what party you belong to, both parties in the recent presidential debates are swearing
3 up and down that the average man and woman are being underpaid. The only people getting
4 raises are public employees and there are four of them sitting at these tables. They keep getting
5 the raises and the rest of the “Joes” out here keep getting their taxes increased, and we are getting
6 sick of it. So please consider their jobs are not as important as you think they are. Please stop
7 lying to them and having them feel that they are doing something that is that significant to this
8 Town. I can give you a number of examples, that personally, it has done nothing for me. I think
9 we should start right here with cutting employees, these people do nothing significantly enough
10 to earn the money.

11
12 Selectman Hatch said you are talking about Town Employees? Mr. Lavin said yes. Chairman
13 Guarino said thank you for your input Mr. Lavin.

14
15 Mr. Lavin said CUT THIS GOVERNMENT!

16
17 **7:25 pm Subdivision on Route 107** – Wayne Ogni brought up the options to retaining the
18 Town Pound again. There are two options on the table at the moment A and C. The Planning
19 Board recommends Option C. As Planning Board Chairman, Wayne Ogni believes the Town
20 already has prescriptive rights to the Town Pound and the land it sits on. The Select Board will
21 wait to hear from Town Counsel on this matter.

22
23 **Public Input** – Brett Currier said the Public Input should not be “shut down”, for one half hour
24 the Town’s People should be able to come see the Selectmen. If they want to talk and vent,
25 people should be able to speak during that half hour each meeting. He would like it put back to
26 public input at each meeting.

27
28 Selectman Hatch said that she would still like the chain of command not to be ignored, that a
29 complaint would start with a department head.

30
31 **7:32 pm Closing of Public Input**

32
33 **Town Administrator’s Report** – see on website under Administration.

34
35 **Swearing In New Police Chief** – Preparation for Matthew Currier’s Swearing In. Selectman
36 Hatch said she would like to invite the School, Department Heads, Boards and Committees and
37 post it on the website, the newspaper and post offices, and here at the Academy Building.

38
39 **Cruiser Painted** – Selectman Jean said he wanted to be certain the new rules for processing
40 purchase orders was followed here. Paul Branscombe said that it was so noted, there was a
41 purchase order and the purchase order needed approval. It was an item that had been discussed
42 earlier in the year.

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

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

The meeting room was closed to the public. Present during the Non-Public Session were Chairman Guarino, Selectman Jean and Selectman Hatch. Town Administrator Paul Branscombe, Administrative Assistant Stephanie Fogg.

The Selectmen discussed an employee issue within the Highway Department.

MOTION: On a Motion by Selectman Jean and seconded by Selectmen Hatch it was voted unanimously to seal the minutes of the Non-Public Session. (3-0 Voice Vote – Chairman Guarino -yes, Selectman Jean – yes, Selectman Hatch– yes).

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

The meeting room was closed to the public. Present during the Non-Public Session were Chairman Guarino, Selectman Jean and Selectman Hatch. Town Administrator Paul Branscombe, Administrative Assistant Stephanie Fogg.

The Selectmen discussed a tax deed agreement.

MOTION: On a Motion by Selectman Jean and seconded by Selectmen Hatch it was voted unanimously to seal the minutes of the Non-Public Session. (3-0 Voice Vote – Chairman Guarino -yes, Selectman Jean – yes, Selectman Hatch– yes).

MOTION: On a Motion by Selectman Hatch and seconded by Selectman Jean it was voted unanimously to come out of Non-Public Session at 8:14 pm. (3-0 Voice Vote – Chairman Guarino -yes, Selectman Jean – yes, Selectman Hatch – yes).

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

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

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

1
2 The meeting room was closed to the public. Present during the Non-Public Session were
3 Chairman Guarino, Selectman Jean and Selectman Hatch. Town Administrator Paul
4 Branscombe, Administrative Assistant Stephanie Fogg.

5
6 The Selectmen resumed discussion regarding an employee issue within the Highway
7 Department.

8
9 **MOTION:** On a Motion by Selectman Jean and seconded by Selectmen Hatch it was voted
10 unanimously to seal the minutes of the Non-Public Session. (3-0 Voice Vote – Chairman
11 Guarino -yes, Selectman Jean – yes, Selectman Hatch– yes).

12
13 **MOTION:** On a Motion by Selectman Hatch and seconded by Selectman Jean it was voted
14 unanimously to come out of Non-Public Session at 8:20 pm. (3-0 Voice Vote – Chairman
15 Guarino -yes, Selectman Jean – yes, Selectman Hatch – yes).

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

19
20 **South Road Property** – After further discussion, and information presented and reviewed by
21 Chairman Guarino, Ralph Lavin and Brett Currier (Selectmen on the Board at the time of the
22 clean up to the South Road Property, and those that cleaned the property with their own time,
23 equipment and expense), Selectman Hatch is in favor of having the property auctioned off on
24 December 5, 2015 at the site. She noted that it was approved for auction at Deliberative Session,
25 also by the Planning Board, Conservation Commission and the Board of Selectmen at the time.

26
27 Paul Branscombe said that there are two closings with all paperwork in hand now from the
28 auction. The deadline is 45 days from the auction for closing on all properties.

29
30 **Comment about Public Input** – Selectman Hatch said that wanted to comment on the Public
31 Input, that it is hard to change protocol. The public is used to having time to speak at a
32 Selectmen's meeting. She thought Public Comment could go at the beginning of the work
33 session and she thought Brett Currier's comment was important. After discussion, it was noted
34 by consensus that the Public Comment at the Work Sessions would be from 6:00 pm – 6:15 pm.

35
36 **Adjournment:** On a Motion by Selectman Hatch and seconded by Selectman Jean it was voted
37 unanimously to adjourn at 8:30 pm. (3-0).

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40
41
42
43 Respectfully Submitted,

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45
46
47 _____
48 Stephanie S. Fogg
Administrative Assistant

Approved by the Board of Selectmen

Chairman Donald J. Guarino

Selectman Michael J. Jean

Vice Chair Rachel M. Frechette Hatch