

TOWN OF WEBSTER
Office of Selectmen
945 Battle Street/Rte. 127
Webster, NH 03303

6:32 pm Selectmen's Meeting – September 4, 2012 - Tuesday

Selectmen present: Chairman George Cummings, Selectman Bruce Johnson and Selectman Roy Fanjoy

The Board signed the following for Administrative Assistant Judith Jones:

- Selectman Johnson questioned the Selectmen's Minutes of August 20th whereby it was unclear as to who was speaking, Mr. Bean or Mr. Pouliot on Page 2 under Fire Chief Colin Colby. Therefore he recommended that it read as follows: "Mr. Bean explained that he was told by former Deputy Fire Chief Adam Pouliot that nothing was needed for the repairs of these hydrants, saying that he, Mr. Bean, had even gone a step beyond and talked to Peg Foss,....." This correction was hand written on the minutes and no new minutes will be available. Selectman Johnson then made a motion to accept the Selectmen's Minutes of August 20, 2012 as corrected; seconded by Selectman Fanjoy and approved.
- Selectman Fanjoy made a motion to accept Session 1 Non-Public Sealed Minutes of the Selectmen's Meeting of August 6, 2012 as written; seconded by Selectman Johnson and approved. Chairman Cummings explained that the Board had reviewed two applications for the position of Life Safety Code Enforcement Officer and approved the appointment of Tom Godfrey. Selectman Fanjoy then made a motion to make these sealed non-public minutes public; seconded by Selectman Johnson and approved.
- Selectman Fanjoy made a motion to accept the Session 2 Non-Public Sealed Minutes of the Selectmen's Meeting of August 6, 2012 as written; seconded by Selectmen Johnson and approved.

Chairman Cummings acknowledged the presence of John Clark, Hazard Mitigation Committee Member, advising him that he, Mr. Cummings, had filled in for Mr. Clark in his absence at the Public Hearing and that the Board voted to accept the plan. He also let him know that a committee will be formed, probably in May, to review the plan annually.

The Board signed an Intent to Cut for Financial Administrator Wendy Pinkham for Guy and Stephanie Larochelle – Map 5-59 She then discussed a draft e-mail, sent to the Board for their review, before forwarding it on to Rymes Propane regarding the removal of their propane and tanks. Changes were made by Chairman Cummings and after discussion it was decided to send the e-mail to Rymes as well as to put the contents in the form of a letter to be mailed prior to sending the e-mail.

Mrs. Pinkham advised that the payroll was split between two runs, necessary because of the Holiday, dated August 31st and September 3rd. Mrs. Pinkham will now pull the whole budget together through August and will e-mail it to the Board.

Police Chief Robert Dupuis advised the Board of the following:

- He spoke to Adam Pouliot today saying that Mr. Pouliot will be promoted to an Inspector in Nashua, working four 10-hour days per week, will have a take-home car, an office and a substantial increase in pay.
- There have been 55 calls for service over the last two weeks, reading off the highlights.
- He received pricing from Yestramski Electrical for maintenance of the generator. Mr. Yestramski recommended two service calls annually; a minor for \$175 and a major for \$350. These prices did not include the cost of additional parts if needed. Mrs. Jones e-mailed Mr. Yestramski to inquire about any cost savings for two units, but had not received an answer.
- Mrs. Pinkham inquired whether the PSB generator was working. Chief Dupuis advised that Milton-Cat had put in a new battery, for which Mrs. Pinkham advised that she has not yet received a bill. Chief Dupuis will check into this.
- A gentleman from government surplus property is coming to speak to Chief Dupuis, as Chief Dupuis is the contact person, regarding possibly getting a generator for the pumping station in the Pillsbury Lake District. He expects to include some Pillsbury Lake Commissioners and Mike Andosca. Selectman Johnson inquired about how to make contact for surplus items. Discussion ensued with Chief Dupuis saying he would get back to Selectman Johnson with any available information.
- The Public Safety Building will be professionally cleaned tomorrow.
- Chief Dupuis requested a non-public session later in the evening.

Fire Chief Colin Colby advised the Board of the following:

- There have been 97 calls to date. He thanked Selectman Fanjoy for assisting with traffic during an accident event.
-

BOS Initials:

G. C. Cummings

B. G. Johnson

R. E. Fanjoy

- A sign, borrowed from Hopkinton, has been posted at the Fire Department encouraging new membership in the Department. Discussion ensued regarding the many different positions needed within the department. One person has already expressed interest. Selectman Johnson recommended a request be put in the Grapevine, which Chief Colby will write and send along to Selectman Johnson for comments and suggestions before submission.
- Due to the sudden death of Hopkinton Fire Chief Richard Schaefer, Webster Chaplain Robert Brophy spent the other night assisting the Hopkinton Fire Department in whatever way he could.

Selectman Fanjoy reported on the condition of the Class VI portion of Mutton Road where the logging operation took place, advising that the grading looked good. He also reported that according to the PSNH Arborist David Crane that the dead tree at the junction of Bashan Hollow Road and Gerrish Road will be removed. Mr. Crane will advise the office of the exact date, expected to be in September. Selectman Fanjoy requested that Mrs. Jones call Mr. Crane to inquire about how many other trees in Webster are on the list of hazardous trees that need or should be removed by PSNH. Joan Doucette inquired about how the roadway should be marked while the Asplundt crews were cutting brush or removing trees, indicated that there was no one flagging for traffic when she passed by. Police Chief Dupuis indicated that he had spoken to Asplundt previously and would do so again regarding this.

Selectman Fanjoy advised the Board that Road Agent Emmett Bean had stopped by Selectman Fanjoy's home recently to discuss the paving of a driveway at a recently built home located at 585 Deer Meadow Road expressing concern that runoff during the winter could cause hazardous ice conditions. Selectman Fanjoy also talked with Planning Board Chairman Jere Buckley regarding the need for driveway permits and whether there was the need for a permit when paving an existing driveway. Selectman Fanjoy questioned whether a driveway permit had ever been issued to this residence. Mr. Buckley was unsure about the need for a permit for paving of an existing driveway. Selectman Fanjoy also spoke to the new owners, who were concerned about any repercussions to them. Selectman Fanjoy, after explaining the Road Agent's concerns to them, indicated that he would get back to them after reviewing the situation. Selectman Fanjoy said that the paving company indicated that they had put in a small ditch to deflect water away from the road. There was discussion on whether the paving of an existing driveway would require a permit, if there was already a driveway permit in place. Mrs. Jones was confident that the office had been advised that paving was an alteration and needed a permit. Mr. Buckley did agree that it was clear in the ordinances. Tom Godfrey advised that there were several driveways paved in the same area at the same time. Mr. Buckley indicated that he had looked at the "Driveway Permit" on line, indicating that the last update was in 2007, though he felt certain that there had been more significant changes more recently. Discussion continued on driveway construction. It was indicated that Mr. Bean was going to contact the paving company regarding this driveway. Mrs. Pinkham indicated that the Pillsbury Lake District Management has regulations and requirements that needed to be adhered to as well, saying that the District has not kept the Town informed saying communication would be a good thing. Chairman Cummings indicated that the Town's requirements would supersede the Management requirements. Mrs. Jones will look at the building permit package for this property and advise Selectman Fanjoy and Mr. Bean via e-mail regarding the driveway permit.

Newly appointed Life Safety Code Enforcement Officer Mr. Godfrey advised that he has signed a building permit application for a rebuild on Lake Road. He advised that things were off to a good start and that the office staff has been very helpful and that he is learning as he goes along. Mr. Godfrey would like to put monthly updates in the Grapevine and will cc the Board and the Fire Chief. Chairman Cummings explained the "old way" of building inspections and the changes made in 2009 that expanded on the construction and electrical inspections that were informally added. Chairman Cummings was looking to formally adopt the inspection criteria going forward. Mr. Godfrey would like to wait a few months to get a better feel for the process, but felt that clarity would be good. He spoke with some builders and is looking for a good balance for the inspections. Chairman Cummings said that the building permit application should be made clear. He also noted that current Septic Reviewer Mike Seraikas would like to opt out of the position so that he may take septic job opportunities in Webster, asking Mr. Godfrey if he were interested in taking over the position. Mr. Godfrey would like to speak with Mr. Seraikas first, but would definitely be interested. Mr. Godfrey was given the contact information. Selectman Johnson inquired whether Mr. Godfrey had any questions. Mr. Godfrey said that he was in close contact with the office staff and that both he and the staff wanted to work together and be better informed. There was a short discussion on 77 Centennial Drive, which Mr. Godfrey had been made aware. Mr. Godfrey advised that the propane tanks were a potential hazard, offering to call the supplier, saying that the tanks could be removed in a few days, to which the Board agreed. He noted that there was no electrical service to the home and no meter available.

7:30 pm Chairman Cummings called for a short recess.

7:35 pm Chairman Cummings reconvened the meeting. The Board reviewed a letter from David and Karen Baer regarding their intent to keep the parcel annexed to their property in current use by adding additional acreage from the parent lot by April 1st. The Current Use Administrative Rules mandate that the assessing officials be advised "...in writing within 60 days from the date of the sale, of the

BOS Initials:

G. C. Cummings

B. G. Johnson

R. E. Fanjoy

intent to file for current use on the entire tract....” and if this were not done, then a Land Use Change Tax would be applicable. The letter was not timely received, though they had been sent a letter last April clearly outlining the criteria. Mrs. Jones had checked with the Department of Revenue to confirm the rules. Mrs. Jones reminded the Board that the Baer’s could apply for Current Use next April if desired. The Board agreed to proceed with the penalty. The Baer’s had also questioned about merging their existing lot with an abutting lot owned by them in the Pillsbury Lake District. There was discussion regarding the fact that one lot was in the district and merging the lots would typically end up with the parent lot being the Map and Lot number used outside the District, thereby losing the lot in the district. Chairman Cummings questioned if this were legal. Mrs. Jones will call DRA and LGC for information. Mrs. Jones will notify the Baer’s of the Land Use Change Tax to be applied and any information regarding the merging of their abutting lots.

There was no response from the request in the Grapevine for a volunteer to represent Webster on the Comprehensive Economic Development Strategies Committee. Selectman Johnson suggested a business person.

The Board agreed to put Map 10-4-63 up for sale, with a minimum bid of \$200 required, to abutters as voted at the 2012 Town Meeting. The deadline for bids will be September 17th at 4:00 pm and opening of the bids will be at 7:30 pm. Though Mrs. Jones had indicated that the Town owned one of the abutting lots, it was later realized that the two abutting lots both had homes on them and the lot will be offered to these abutters.

Selectman Johnson made a motion to authorize a check in the amount of \$88 to be used for petty cash in the office. After a short discussion, Selectman Johnson withdrew the motion as it was not necessary.

Mrs. Jones will put a request in the next issue of the Grapevine for the donation of an additional refrigerator for the kitchen.

The Board approved the attendance of Mrs. Jones and Therese Larson at an Equalization Training Session to be held at DRA in Concord on September 26th.

The Board referred a request by John and Karen King to build a shed closer than the required 50’ setback to the Zoning Board of Adjustment for the ZBA’s consideration.

Chairman Cummings opened discussion to those in the audience. There were no comments or questions.

8:08 pm Selectman Fanjoy made a motion to go into non-public session pursuant to RSA 91-A:3 II (a) to discuss personnel issues with Police Chief Dupuis; seconded by Selectman Johnson. Roll call: Chairman Cummings – yes; Selectman Johnson – yes and Selectman Fanjoy – yes. It is anticipated that a second session for personnel issues will follow.

8:43 pm Chairman Cummings reconvened the meeting. He advised that the Board discussed personnel issues and voted to seal the minutes.

Immediately following Selectman Fanjoy made a motion to go into non-public session pursuant to RSA 91-A:3 II (a) to discuss personnel issues; seconded by Selectman Johnson. Roll call: Chairman Cummings – yes; Selectman Johnson – yes and Selectman Fanjoy – yes.

9:05 pm Chairman Cummings reconvened the meeting from the second session of discussion of personnel matters and voted to seal the minutes.

Immediately following Selectman Fanjoy made a motion to adjourn; seconded by Selectman Johnson and approved.

George C. Cummings, Chairman
BOS/jj

Bruce G. Johnson

Roy E. Fanjoy

BOS Initials:

G. C. Cummings

B. G. Johnson

R. E. Fanjoy