

TOWN OF WEBSTER

Office of Selectmen

945 Battle Street/Rte. 127

Webster, NH 03303

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Webster Board of Selectmen's Meeting – June 2, 2008

7:00 P.M. Roll Call – Selectmen present: George Hashem, David Klumb and Thomas Mullins.

The Board signed the Payroll Check Warrant and the Accounts Payable Warrants. Selectman Mullins made a motion to accept the May 19, 2008 minutes as written, seconded by Selectman Klumb and approved.

The Board signed the following for Administrative Assistant Judith Jones:

- Two leave slips and;
- A Current Use Application for Clayton and Phyllis Longver on Map 6-59.

Police Chief Brian Milano presented his semi-monthly report.

Chairman Hashem requested that Financial Administrator Wendy Pinkham research how and when to utilize the Impact Fees collected with the least amount of penalty. She will work with Treasurer Mary Welch and propose a schedule of payments to apply to the appropriate categories.

Avitar Representatives Mark Stetson and Gary Roberge met with the Board regarding the 2008 Assessment Updated Values. They explained the process of developing the values for the land and buildings. Questions included but were not limited to: how the neighborhood codes are developed; the monetary impact overall; condition factor of land; depreciation of houses; length of time on the market; poor condition of homes as they may affect other homes in the neighborhood; downturn of the housing market; and percentage of change over the sales period used. The tentative schedule for the updates is as follows: notices to taxpayers out by 6/9/08; set appointments for reviews with taxpayers the week of the 16th; and schedule reviews the week of the 23rd.

Chairman Hashem requested that Chief Milano put all dates and times on the time sheets for each officer for all on-call time and actual hours worked. He also requested that the State DOT fuel statements be accompanied with the breakdown by cruiser and the usage. Chief Milano has corrected the gas cards as necessary. The Board requested that Chief Milano advise the Board of any "boarding houses" or rental" situations that may come to light.

The residents of 12 Centennial Drive will be advised that they must remove all plumbing related to the bathroom and kitchen area over the garage or apply for a Special Exception through the Zoning Board of Adjustment for an "Accessory Apartment".

Selectman Mullins will suggest that the Bliss' of Old Route 127 submit a petition, should they desire, for the Selectmen to lay out their road.

Fire Chief Adam Pouliot, Parks Commissioner Brenda Silver and Youth Sports Coordinator Heidi Pelchat will be requested to attend the next meeting to discuss use of the park, the fields and the issue of the gate to be opened or closed.

Resident Stanley Andrewski replied to the Board's inquiry about an apartment in his home and advised via phone that he was renting the entire home.

Ryan Elliott of Pleasant Street addressed the Board regarding a driveway application he recently submitted to which the office had advised that it needed more detail. He inquired as to what was needed for acceptance of the application. After discussion he was advised that the Planning Board and the Fire Chief handled the approval or denial of driveway permits.

Louis Gangi of Battle Street met with the Board because of a letter recently received regarding possible rental units in his home. He advised that he has rented rooms since the early 70's for up to six people at the same time. All residents share a main kitchen although one unit has a small kitchen facility. Currently he has two people renting rooms, admitting that there are times when no one is renting. Selectman Mullins inquired whether or not there had been a full year without any

renters to which Mr. Gangi said no. Mr. Gangi was advised that he could not change or expand on how he is currently using his residence without going before the Zoning Board of Adjustment. Selectman Mullins asked if the Fire Chief had ever done a home inspection, which Mr. Gangi said he had not, but that he would now contact the Fire Chief.

The Board reviewed and signed the 14 abatements returned from Avitar for 2007. These will now be processed

8:52 P.M. Selectman Klumb made a motion to adjourn this meeting; seconded by Selectman Mullins and so moved.

George K. Hashem

Thomas S. Mullins

David E. Klumb

BOS/jj