

## **Minutes**

### **Albany NH Selectmen's Meeting**

**January 15, 2014**

At 4:20 p.m., the Selectmen's meeting was called to order. In attendance were Jack Rose, Kelly Robitaille and Rob Nadler. Also present was Joe Ferris. Steve Knox joined the meeting at 4:30 p.m. The following business was conducted.

#### **Regular Business:**

- Reviewed & approved January 8 minutes-Jack made a motion to approve the minutes as submitted, Kelly seconded the motion and all were in favor.
- Signed checks totaling \$27,288.65.
- Reviewed & approved quarterly payroll tax report-Jack made a motion to approve the quarterly payroll tax report, Rob seconded the motion and all were in favor.
- Reviewed letter of engagement from Vachon, Clukay & Co. PC-Rob would like to seek additional bids for the audit to ensure we are getting our money worth. Jack made a motion to table signing the letter of engagement, Rob seconded the motion and all were in favor.
- Reviewed sealed bid process for deeded property-Jack made a motion to proceed with the sealed bid process to sell tax deeded properties, Rob seconded the motion and all were in favor.
- Reviewed approved NHDOT driveway permit-Rob wanted to be sure the Valladares' are required to close off the additional driveway opening on the north side of their property. Kathy replied Dave Sylvia of NHDOT said it would be a condition of their approved permit and if they do not close it, DOT will send letters and then make phone calls. Rob asked if there was anything the town could do to make sure it gets closed. Kathy replied, according to town counsel, no.
- Reviewed letter from HastingsMalia P.A.-Jack didn't see any reason to change law firms. Rob felt our current firm is competent as they only practice municipal law.
- Reviewed letter from North Country Council-Roy Duddy of PSNH brought this letter in regarding a grant that was awarded to the North Country Council to support long-term disaster recovery and resiliency efforts. Kathy asked Roy if something like a connection in the electric box to connect to a generator may qualify. Roy replied yes and the

- Board should create a proposal and add anything else that may qualify. Rob thought a propane generator would work more efficiently.
- Reviewed letter from HealthTrust.
  - Town Administrator Report-see below
  - NonPublic Session 91-A:3 (c)

### **Town Administrator Report:**

Kathy reported the roof of town hall had been shoveled and with the recent warm weather, the majority of the remaining snow has fallen off the roof.

The Selectmen should choose their times to be at the upcoming primary election on Tuesday, January 21. Rob asked the Board if they could move their regular business meeting to that day also. Kelly said he could arrive at 4:30. Rob said 4:30 would work for him also. Jack made a motion to hold the Selectmen meeting on Tuesday, January 21 at 4:30 p.m., Rob seconded the motion and all were in favor.

Rob said he could be at the election in the morning until lunch time. Jack said he would come in at lunch time until meeting time. Kelly will take the evening shift.

Kathy told the Board an online bank account was opened to accept electronic payments for property taxes. This account should hold a balance to cover any bank charges for returned electronic payments. A petty cash check has been written from the general fund for deposit into the online account. Kathy will consult with the auditors to make sure petty cash is the correct category to place the expenditure. Jack made a motion to approve the expenditure to cover bank charges, Rob seconded the motion and all were in favor.

Rob sent a draft letter from the Conservation Commission for mowing the town forest fields to the town lawyer for an opinion.

Rob had a few ideas regarding library options. Albany could send residents to either Madison or Tamworth for \$20 per family or no cost at all. Albany could cancel the agreement with Conway Public library and reimburse Albany residents for their “non-resident card.” This will be less than we are paying now.

Rob went on to say the idea that we should pay at an equalized valuation ignores the fact that Albany has no equity in the library or representation on the Board.

Finally Rob feels that if we overpaid for 2013 library fees, based on the number of cards issued to Albany residents, we should seek a refund.

Kathy added that she has asked the Library Director to implement a voucher system so the towns can have some control as to who we are paying for. He agreed to take it into consideration.

Jack asked if there was anything further from Mark Hounsell. Kathy replied no. She thought the Albany Board along with the Eaton Selectmen should all attend a Library Trustee meeting so everyone is on the same page. Kathy will find out when the next meeting will be.

Rob attended the Tamworth Economic Development meeting regarding Tax Increment Financing Districts (TIF). He feels it is something the Albany should be aware of even if it is not something we may utilize in the near future. Rob informed the Board that the town would have to adopt the associated RSA into the Master Plan and then if the town chooses to create a district it will be done by a vote of the town. Rob would like the information he obtained to be passed along to the Planning Board for review and action.

How it works: The increased value of a property because of the district's improvement to the property creates an increase property tax to go toward a bond payment put up by the district. After the bond's expiration, the increased property tax goes back to the town. Only properties within the district will pay for the improvements. Rob added it is a low cost way for pay for a bond and benefits the town in the future. Rob can't think of a reason it would be needed now, but maybe for water or sewer access in the future. If it were necessary in the future, the town would be a year ahead in the process. Rob concluded by saying there are other ways to do this but this is an inexpensive way to do it.

Jack reported at the Planning Board meeting, he acknowledged making the noise ordinance a Selectmen's ordinance. Mike Helmers is going to give Jack all of the information and writing he has pulled together so a decision can be made as to how to proceed and finalize the ordinance.

### **NonPublic Session RSA 91-A:3(c):**

At 5:00 p.m. Jack made a motion to move into nonpublic session citing RSA 91-A:3 II (c). Kelly seconded the motion and all were in favor. Roll call was unanimous in the affirmative.

JR\_\_\_\_  
KR\_\_\_\_  
RN\_\_\_\_

At 5:10 p.m., Jack motioned to move into public session, seconded by Kelly and all were in favor.

At 5:11 p.m. it was determined that the minutes shall not be publicly disclosed. Jack motioned to seal the minutes, to not publicly disclose the minutes because it is determined that divulgence of the information will likely affect adversely the reputation of any person other than a member of the Board. Rob seconded the motion and all were in favor.

At 5:12 p.m., Jack made a motion to adjourn, Kelly seconded the motion and all were in favor.

Respectfully Submitted,

Kathleen Vizard  
Town Administrator