

## **Minutes**

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

**November 13, 2013**

At 3:00 p.m., the Selectmen's meeting was called to order. In attendance were Jack Rose, Kelly Robitaille and Rob Nadler. Also present were Lee Grant, June Johnson, Steve Knox, Tara Taylor and Curtis Coleman. The following business was conducted.

#### **Regular Business:**

- Reviewed & approved November 6 minutes-Jack made a motion to approve the minutes as submitted, Rob seconded the motion and all were in favor.
- Signed checks totaling \$1,443.06.
- Discussed preliminary tax rate-Jack made a motion to use \$125,000 from the unreserved fund balance in order to lower the tax rate, Kelly seconded the motion and all were in favor. Jack made a motion to sign the tax warrant out of session when the tax rate gets its final approval, Rob seconded the motion and all were in favor.
- Discussed utilizing direct deposit for payroll checks-Jack had no problem with utilizing direct deposit at \$1.50 per check as long as the Board would still approve the time card. Jack made a motion to utilize direct deposit for payroll checks, Rob seconded the motion and all were in favor.
- Discussed security audit report-the Board will look into implementing some of the suggestions made in the security audit and plan to budget for them in 2014.
- Reviewed & approved property liability 2014 rate.
- Town Administrator Report-see below

#### **Curtis Coleman (Road Agent):**

Curtis told the Board he has been contacted by the forester in charge of the first logging operation for the National Forest. He would like direction from the Board of Selectmen before the logging begins. Rob suggested to video the road and have them put up a road bond.

Curtis agreed it should be videoed, not only by him but a third party. This will not cost a lot and Curtis is looking for someone now.

Jack noted the letter from Mike Martin, of the Saco River Ranger District, asking that the loggers receive a letter of exemption from the weight limit on the Dugway Rd. over Big Brook. Jack doesn't think the bridge should be exempted. Kelly thought the road bond will be met with resistance. Curtis replied his company has had to post bonds for projects they have done. Curtis said he will come up with an amount for the road bond.

Curtis was asked to write the letter of exemption for the weight limit on the bridge by the forester but Curtis does not feel it should come from him. He added that the Forest Service should hire an engineer to evaluate the bridge. Rob replied they had and gave Curtis the report to look at, noting they say the bridge will hold 80,000 pounds. Curtis replied he would rather remove the weight limit altogether rather than write a letter of exemption.

The next issue Curtis discussed was the logging operation continuing throughout the winter. The Forest Service wants to leave the gate open and they will plow so they can continue logging. Curtis didn't know if the Selectmen had authorized this. Jack replied the Board did not give its permission. Curtis is of the opinion that the piece of road that is gated off for the winter is in perfect shape because it has never been run on in the winter.

Steve Knox added this may allow for through traffic as people may seek this as an alternate route after skiing at Attitash in order to skip the Conway traffic. Rob said the covered bridge must be blocked from traffic and skimobiles. Curtis said a weight limit should be set for the logging trucks and he feels it should be 80,000 pounds over the road. This still doesn't address the section of road from the gate to Conway. Steve Knox estimated that was about five miles. Curtis said this portion of the road is more vulnerable because it is not in great shape. He would like to figure the value of what it would cost to repave that section of the road. Jack told Curtis he would have to figure the future cost also as this operation will continue for five years. Steve suggested the Selectmen renegotiate the amount of the bond annually.

Curtis estimated an inch and a half of pavement over the portion of the road from the gate to Conway would be about \$500,000. Jack asked if that would be today's cost. Curtis replied yes. Rob asked if Curtis knew how much the bond might cost to cover that. Curtis did not know. Kathy suggested that a bond be posted with each timber intent that is submitted over the next five years.

Curtis discussed the logging trucks running over the portion of the road above the gate as the town shuts it down every year. He said he didn't know

what the town could do legally but he assumes it is the town's decision. Rob said at a minimal they must block the covered bridge. Kelly thought just by opening the gate opens the town to liability. Curtis said the board should have clarity regarding that portion of the road that is usually closed. Are we going to open the portion of the road that is perfect? How will it react to frost after being plowed? Curtis added that three to four feet of frost will forever change the road. Steve Knox said the Selectmen are responsible for the town's roads. Rob stated at a minimum they should be required to close the gate behind them. Curtis agreed but said he didn't feel the need to open the road in the winter at all. Curtis said at least a bond will give the town an option. Rob concluded by saying the board will give the Forest Service and the forester an opportunity to hear the board's concerns and see what they say.

The following is a list of concerns to be presented to the Forest Service:

- Road wear on part of the road that has never seen frost or winter maintenance. We prefer to keep it closed.
- What kind of temporary structure will be placed in order to take barrier down in front of covered bridge (winter and summer).
- Amount of road bond.
- Curtis will research the weight limit for the bridge over Big Brook.
- If there is damage, what will be the protocol and postings in the spring?
- If an agreement cannot be made regarding damage on the road, both sides will go to mediation.

Kelly thought the Forest Service should sign off on the video of the road, approving of the condition before logging begins. Curtis agreed saying our video should be bible.

Curtis informed the board he is doing some maintenance work on High St., Crossover Rd. and Cook Farm Rd. He is also replacing a culvert on Bald Hill Rd. that had failed recently during a rain storm.

Curtis left the meeting.

### **Miscellaneous:**

Jack made a motion to have the Selectmen's meeting on November 20 at 3:00 p.m., Rob seconded the motion and all were in favor. Jack asked that Mike Martin of the Forest Service along with Pete Howland of Cersosimo Lumber be invited to next week's Selectmen meeting to discuss concerns for Passaconaway Rd.

Jack asked Kathy if she had looked for an intercom system for the security window. Kathy replied she had and found one for \$120 for two speakers. She would like to call the company before purchasing them to ensure it is voice activated. The board authorized the purchase.

Jack made a motion to have the notice of former owner's right to repurchase property be served by the sheriff's department to Edward Guppy, Kelly seconded the motion. Kathy still has not received the certified mailing of this notice back as unclaimed.

Jack said there will be a public hearing on the Planning Board proposed noise ordinance on Monday, November 18 at 7:00 p.m. Jack praised Mike Helmers on a job well done for putting the ordinance together.

Kelly would like to see something placed at the entrance of Hammond Cemetery preventing a vehicle from entering the cemetery. Jack suggested having Curtis place some boulders there.

Rob asked when the budget season usually begins. Kathy replied typically in January after the prior year's books have closed. We can get a better look at what may be needed for the upcoming year. Jack asked if a budget committee should be appointed again. Rob thought the municipal budget does not vary much and the Selectmen will take care of it. Rob asked Kathy if she could put together a formula so when the board is presenting an item at town meeting, they could show how much it would increase the tax rate.

Jack would like to see the light timer in the chapel changed to a digital timer with a battery backup so when the power goes out the lights at the bottom of the driveway will stay in sync.

Kathy informed the Board that Deputy Town Clerk/Tax Collector, DeAnn LeBlanc's father has passed away at the age of 71. His name was Blaine "Bucky" Rogerson. There will be no visiting hours but an informal gathering in his memory on Thursday, November 14 at the White Mountain Hotel from 6 to 8 pm.

Steve Knox mentioned dedicating the fields of the town forest to Ray Burton. He suggested calling it the Burton Meadows. Rob liked the idea of calling it the Burton Fields. Jack said that may get confused with Albany's former name, Burton, and the name should be Ray Burton Fields. Rob noted it should be the Conservation Commission's final decision.

Steve told the board that Sara came up with the idea that Ray's alameda, Plymouth State University, dedicate a chair in Ray's name as they teach about public service. He contacted Bill Zeliff who told Steve they will sit down and talk about it.

Steve would like to see the Selectmen adopt a policy to accept any land, eight to ten acres or more that was taken by Tax Collector's deed, be used to expand the town forest and not sold for the taxes. Jack thought the board had that authority to keep any property taken by Tax Collector's deed. Steve thought maybe even pass it as a warrant article to be voted on at town meeting so it may not be rescinded by a future board.

Tara Taylor told the board at last week's Planning Board meeting, the Perma-Pave property came up noting there was a possibility they were filling in the wetlands behind their property. Jack told Tara a health and safety inspection were in motion. Tara thought this may be a Conservation Commission issue where the Department of Environmental Services is under employed right now. Jack thought we should see what issues there are first before moving forward.

Tara noted a new property owner on Bald Hill Rd. has placed a temporary garage very close to the road. It may be within the town's right of way. Tara added the Planning Board has discussed having a definition for them and setback requirements but there is nothing as of yet. Rob suggested having Peter inspect the setback of the temporary garage.

Tara is interested in a sliver of land across the street from her. It was taken by Tax Collector's deed and she would be interested in it if the town is selling it. Rob told Tara it would be put out to sealed bid along with the other properties that had been taken by Tax Collector's deed.

#### **Town Administrator Report:**

As of today, there has been no correspondence from Edward Guppy whose property was taken by Tax Collector's deed and the certified notice of his rights to repurchase his property has not been returned.

There has been no response from the Tabor Circle property owners who were sent a letter of cease and desist from building a structure on their property without a permit as well as operating a home business.

Leah Valladares has submitted an engineer drawing to begin the site plan review process. She said she is keeping track of how much earth is being

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

removed from her property and if she is to go over the 1,000 cubic yards from which she is exempt, she will file an intent with the town.

Kathy asked the Board if she should consult with the Department of Revenue's timber appraiser as to the bonding of roads. Jack replied yes.

At 4:40 p.m., Jack made a motion to adjourn, Kelly seconded the motion and all were in favor.

Respectfully Submitted,

Kathleen Vizard  
Town Administrator

DRAFT