

TOWN OF ALSTEAD, NEW HAMPSHIRE

Select Board

Unapproved Minutes for Meeting of May 20, 2025 at 5:00 PM

Town Offices, 15 Mechanic Street, Alstead, NH 03602

SELECT BOARD PRESENT: Joel McCarty, Chair, Gordon Kemp, and Joe Levesque.

STAFF PRESENT:

Name	Position	In Person	Google Meet
Misty Gratacos	Town Office Administrator	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Shelley Steuwe	Recording Secretary	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Jesse Moore	Director of EMS, Sanitation & Grounds	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Julie Bacon	Town Clerk/Tax Collector	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Lee Langella	Deputy Town Clerk/Tax Collector	<input checked="" type="checkbox"/>	<input type="checkbox"/>

COMMUNITY MEMBERS: **In person:** Barbara Viegener, Marge Noonan, Judith Willis, Jeanne Brooks, Glenn Elsesser, Jonathan Landry, Ron Avery, Charlie Pratt; **Google Meets:**

PLEDGE OF ALLEGIANCE

CALL TO ORDER: Mr. McCarty called the Select Board meeting to order at 5:00 PM and then proceeded with leading the agenda-based discussion.

GUESTS:

- Julie Bacon, Town Clerk/Tax Collector; & Lee Langella, Deputy Town Clerk/Tax Collector re: Liens (see Department Report below):
- Beth Galperin, PFM Asset Management re: NH Public Deposit Investment Pool
 - Presentations:
 - [NHPDIP Information Statement - CURRENT - 100124](#)
 - [NHPDIP Marketing Flyer.pdf](#)
 - [NHPDIP Fact Sheet April 2025 With Compliance Updates](#)
 - Q&A:
 - When you get a request for funds, does it get deposited directly into the Town's bank account? Ms. Galperin: Yes.

- We were clients of this company back in 2008 - can you tell us about that? Ms. Galperin: That was before PFM owned the business.
- Do you do business in the private sector? Ms. Galperin: No, not even with non-profits.
- How long have you been doing this for NH? Ms. Galperin: PFM has been around for 10 years, and is hoping to sign up for another 5 years. The investment pool has been around for 30 years.
- Is this a contracted agreement? Ms. Galperin: No, at-will.
- Are you insured through the FDIC? Ms. Galperin: No, not required to be because they're not a bank.
- Ms. Galperin: FYI – In the past, when admin fees outweighed return, we waived the admin fees.
- Do you have a longer year over year return graph available? Ms. Galperin: No, only for existing clients (proprietary; company policy); but State Treasurer could provide.
- If there's an investment firm out there based on collateral, is that good or bad? Ms. Galperin: Usually only banks do that. I'm not familiar with investment firms doing that.
- How long has Walpole been a client? Ms. Galperin: At least as long as I have been with the company (7 years).
- Is your Board compensated? Ms. Galperin: No
- Is there a financial/commission relationship with the Town? Ms. Galperin: No.

Mr. McCarty says that the Board will reach out to contacts for references and connect with prudent Town staff members to get input and will round back with Ms. Galperin.

- Ron Avery, re: abutting property concern. The Board suggests that Mr. Avery connect with Matt Saxton, Zoning Officer, and attend the next Zoning Committee meeting on 6/2 at 7pm here at the Town Office. Mrs. Gratatos provided these details to Mr. Avery in writing.

ACTION ITEMS: Review & sign Payables manifest (\$258,930.56); review and sign Misc Sign folder items; review mail folder

MINUTES FROM PREVIOUS MEETINGS: 5/13 meeting minutes were reviewed, amended and approved as amended by the Board.

OLD BUSINESS:

A. Washed-out glass – Mr. Landry asks for an update on the release he is to sign. Mrs. Gratatos says the contract has been given to CT Valley Yardworks, but she is waiting for the release form from the attorney's office. She will email the attorney to follow up, and if she does not hear back she will follow up with them via phone. Mr. Landry is mostly

concerned that the money for the project will be diverted before the work begins (if there's a catastrophic issue that requires immediate attention).

- B. Thayer Brook bypass** – No updates.
- C. Bridge projects** – No updates.
- D. Dams** – No updates.
- E. Status of property at M11 L2 (abuts Town Hall)** – No updates.
- F. Fire Dept Policies** – No updates.
- G. Pine Cliff Rd info/updates** – Mr. Trafton informed Mr. McCarty that the soil sample has been taken.
- H. 210 Gilsum Mine Road land merger talks** – No updates.
- I. Complete Streets Information** – No updates.
- J. Newell property in question** – Mr. Kemp reports that he now has a complete document for the lot merger from 2003. The lot is indeed in Town Forest, which means it is under the exclusive control of the Conservation Commission. As a result, Mr. Pratt will need to negotiate with them or ask that the Board put forward a Warrant Article to take the lot out of Town Forest. Mr. Kempt went to the last Conservation Commission meeting and learned that they're amenable to working with Mr. Pratt. They can only manage the lot (e.g., take down trees), but cannot change ownership. Director Moore notes that he has seen the trees in question and finds them very concerning. Mr. Kemp will connect with Primex and NHMA to see what responsibility the Town has in this situation. He asks Mr. Pratt to email him the pictures of the trees.
- K. Library Key** – No updates.
- L. Highway Garage mold situation** – No updates.
- M. Department & Board**

NEW BUSINESS: Reminder to Dept. Heads, payroll will be due next Thursday, 5/22 by NOON.

OTHER ITEMS: Please note that the Select Board meeting for next week will be held on Wednesday, May 28th.

DEPARTMENT REPORTS:

Town Clerk/ Tax Collector Office –

Ms. Bacon is here to present to the Board the four properties that are under the 2023 lien that have not been paid. She suggests to the Board the following actions on these properties:

- Bosely and Gendron properties – tax deed
- Dimartino property – waiver (this is a court order settlement property, so the Town cannot do anything else. Owner cannot sell the property for one year after it was awarded, which will be around October).
- Reitman property – waiver; owner plans to make payment on the 22nd, but since the deed date is the 28th, she asks for a waiver to be signed just in case he does not make payment.

- Mr. Kemp asks for the total lien amount for this property, and Ms. Bacon says it is \$12,460.

Mr. Levesque asks if any of the properties have someone residing in them, and Ms. Bacon says only the Dimartino property.

The Board unanimously approves of Ms. Bacon's recommendations above. She will email Mr. McCarty and bcc the rest of the Board the waivers to be signed 5/28.

Town Office Administrator – Mrs. Gratacos says that the FMRHS student who was interested in the temporary Recording Secretary position has agreed to take the position and will start the week of 7/2. Ms. Steuwe will not attend next week's Selectboard meeting (on Wednesday, 5/28), but will record the minutes from the meeting recording the following day, if she has not gone into labor yet!

Transfer Station, Ambulance, and Parks –

Director Moore reports that:

- Ambulance –
 - They are doing their monthly training with the Fire Department at Newell Pond (accompanied by NH Fish and Game).
 - There have been 99 calls to date.
 - One of the ambulances had a warning signal that needed to be addressed. It was taken to Shamrock Diesel and has since been resolved. The mechanic gave some suggestions to help prevent this from happening in the future.
 - Mr. Levesque informs Director Moore that he received a resident complaint about the truck parked at the Town Hall.
- Parks –
 - The repaired lamp is back up and running.
 - J&B glass is going to come look at a couple pieces of broken glass at the Town Hall.
 - Mowing is up to date.
- Transfer Station – The last safety feature from Primex is being designed, and he will have a quote to the Board for the structure that needs to be done. Once completed, Primex says they will have the safest Transfer Station in the State.

BOARD REPORTS:

Mr. Kemp – Nominates Jeremiah Sund to the Planning Board. The Board approves unanimously.

Mr. McCarty – Provided updates above.

Mr. Levesque – Meeting with Ms. Gratacos next week to review some budget questions.

PUBLIC COMMENTS/QUESTIONS:

INFORMATIONAL:

EXECUTIVE SESSION/S:

On a motion made by Mr. Levesque and seconded by Mr. Kemp ***the Board Chair adjourned the public meeting at 6:49 PM.***

Important Upcoming Events/Meetings

Date/Time	Subject	Location	Notes
May 27 at 5:30 pm	FMRSD School Board Meeting	High School Library	
May 28 at 5:00 pm	Selectboard Meeting	Town Offices; 15 Mechanic Street	On a Wednesday due to Memorial Day holiday

Respectfully submitted,

Shelley Steuwe

Recording Secretary