

TOWN OF ALSTEAD, NEW HAMPSHIRE
Select Board
Approved Minutes for Meeting of July 19, 2022 at 5:00 p.m.
Town Hall, 9 Main Street, Alstead, NH 03602

SELECT BOARD PRESENT: Joseph Levesque, Joel McCarty, Matthew Saxton.

STAFF PRESENT: In person: Ben Hoy, Transfer Station Supervisor; Kim Kercewich, Fire Chief; Jesse Moore, Ambulance Chief; Mary Schoppmeyer, Office Administrator; Bobbie Wilson, Ambulance Lieutenant.

COMMUNITY MEMBERS: In person: Glenn Elsesser, Laurence Howard, Gordon Kemp, Mark Mastrocinque, Rich Nalevanko, Marge Noonan, Barb Viegner, Judith Willis, and others. **Google Meet:** None.

GUESTS: None.

PLEDGE OF ALLEGIANCE

CALL TO ORDER: The Board Chair called the Select Board meeting to order at 5:00 p.m.

ACTION ITEMS: Signed 2 sets of non-public minutes for July 12, 2022. Signed timber cut intent 22-009-11-T. Signed timber cut reports 21-009-12-T and 22-009-04-T.

MINUTES FROM PREVIOUS MEETINGS: Minutes of July 12, 2022; Minutes of 2 July 12, 2022 non-public sessions. Joe requested that in the July 12 regular minutes, references to "Vilas Pool" be changed to "Vilas Pool Park" and that references to people not among those present at the meeting be adjusted to full names, for absolute clarity. On a motion made by Matt and seconded by Joel, ***the Board voted to approve the public minutes as written. The motion passed with two in favor and one abstention.*** On a motion made by Matt and seconded by Joel, ***the Board voted to approve the two non-public sets of minutes as written. The motion passed with two in favor and 1 abstention.***

BOARD REPORTS: Resident offer to fund an electric car charging station: The board expressed its gratitude for the offer but finds it difficult to offer comment when there is little implementational detail. Joel will undertake exploration of details (size, location, gift funding methods, and so on - the goal being to develop enough information to present a specific plan to the public at Town Meeting. **Selecting bridge consultants:** Joel reported that the program manual is lengthy (384 pages) and invited interested members of the public to contact him to determine how they might contribute to the effort. **Lake Warren water releases:** Joel reported that there was a second release from the Lake Warren dam the previous weekend with little observable change in the water level. The pulse test that the state Department of Environmental Services wants to perform was put on hold because 1) it must be done when there is no water going over the dam, which is currently not true; and 2) the Lake Warren Association has questions about the test that need to be answered. **Southwest Regional Planning Commission (SWRPC) sediment management projects:** Joe gave a brief report of the Pine Cliff Road bio-log installation project and the Arbor Way and Eel Rock ditching projects, and indicated that he needs to touch base with road agent Prescott Trafton for more information about the status of these projects. **Well Hill Co-Op:** Joel reported that he again visited the location with the tax collector to collect a back tax payment from a resident. He reports that the relationship with the Community Loan Fund seems less than optimal and he continues to pursue improvements there. Joel further reports that there is disagreement about the status of a mortgage that the Community Loan Fund believes it holds on the property whereby the mortgager believes the mortgage is still owed and the mortgagee believes it is paid off; he plans to investigate that further. **Gilsum Mine Rd trailer:** Trailer is still there and is empty and Joel continues to work on transitioning the trailer to Well Hill. **Main Street property:** Joel reported that the owners of the parcel adjacent to the Town Hall continue to work toward a plan to clean up that property and he continues to stay in touch with their progress. **Admin absence:** The Office Administrator's vacation plans have changed but there is still a need for assistance with posting the agenda on Monday 8/1 and taking minutes at the Tuesday 8/2 meeting. **DRA Equalization Study:** Joel read excerpts from a letter received from the Department of Revenue Administration Municipal and Property Division with the results of our 2021 Equalization Study (median ratio of 101.0 - target is 100.0). This is a measure of how close our property assessment values are to the assumed market value. **Septic system approval:** Joel noted that the town was notified that the state has approved a septic plan for 98 Prentiss Hill Rd. **Valley Rd. driveway:** Joel noted that the property currently known as 500 Walpole Valley Rd. has a new driveway.

5-TOWN SELECT BOARD MEETING: Joe put out a call for subjects to be raised at the coming 5-town select board meeting to be hosted by Alstead on August 5th. Suggestions contributed during the discussion included advertisement of events across the entire 5-town region, police coverage, and opportunities for purchasing materials and services. There was additional discussion of the complicating factors of that kind of undertaking, school district and cross-county considerations. Ambulance Chief Jesse Moore suggested that the

5-Town meeting might be a great opportunity to connect the Emergency Management (EM) directors of the five towns, noting that he recently met the Acworth EM and learned that that person was not acquainted with the Alstead EM director.

TRANSFER STATION: The Transfer Station supervisor has requested a town credit card to facilitate TS purchasing, for example they have begun constructing a loading dock to make storage and movement of baled products more expedient to take advantage of more cost-effective shipping, and he needs some materials to complete it. The Board approved his request by consensus and instructed the Admin to follow up with requesting an additional card and providing Ben with information on the town purchasing policy. An additional discussion of purchasing-related issues and questions followed.

REGULAR MAINTENANCE ARRANGEMENTS: Overhead doors: Fire Chief Kercewich observed that a power door at the East Station is not operating properly and that he would like to arrange for annual maintenance of all overhead doors in town buildings, whether powered or manual. Previous explorations and experience with the servicing of these doors rendered a very satisfactory result from Langdon vendor Garage Door Rescue and the Admin was tasked with following up with that vendor to arrange an immediate East Station visit, and to get a quote for the cost of inspection and maintenance on an annual basis. **Town Generators:** Chief Kercewich noted that the East Station generator is currently inoperable and that there was a plan in the works last year to arrange for regular annual maintenance of all four town generators. The Admin reported that based on a discussion with her predecessor the serial numbers are needed in order to get a quote. The Fire Chief requested that someone be contacted to service the East Station generator ASAP. Joel will attempt to get serial number information so that the Admin can request quotes from area vendors for this annual servicing. Meanwhile, the Admin will contact the vendor last used for generator service to attend to the East Station generator.

EAST STATION BUILDING CONDITION: Police Corporal Wendy Rawling reported after driving by East Station that the building exterior looks very dirty. Discussion followed about possible remedies.

AMBULANCE: Ambulance Chief Jesse Moore reported that the bay lights at the Main Street station are getting ever dimmer; that the ceiling fans in the station are mounted above the engines instead of between them; and that he needs 6 more bulbs for the ambulance but they cost \$109 each and the ambulance budget can barely afford 1 bulb. Joel will investigate the fan issue and the bay lighting issue.

CALDWELL HILL RD PROPERTY: Joe reported that the survey of the town property on Caldwell Hill Road that was ordered last year was finally completed. The survey was ordered because there was uncertainty about the correct acreage that the town wanted cleared up before it puts the property on the market.

INFORMATIONAL: The next regular meeting of the Select Board is scheduled for Tuesday, July 26, 2022 at 5:00 p.m. Alstead will host the next Five-Town Select Board meeting on Friday August 5th, 2022 at 4:30 PM in the Town Hall at 9 Main Street.

PUBLIC COMMENTS: The public in attendance raised no further discussion points.

On a motion made by Matt and seconded by Joel, ***the Board voted by roll call (Joe – y; Joel– y; Matt – y) to enter non-public session at 6:11 p.m. pursuant to RSA 91-A3, II(c) – consideration of matters which, if discussed in public, would likely adversely affect the reputation of any person other than a member of this board, unless such person requests an open meeting.***

Before exiting the non-public session, the Board reviewed the minutes of the session and signed them.

On a motion made by Joel and seconded by Matt, ***the Board voted to leave non-public session and return to public session at 6:18 p.m. The motion passed unanimously.***

On a motion made by Joel and seconded by Matt, ***the Board voted to leave non-public session and return to public session at 7:19 p.m. The motion passed unanimously.***

On a motion made by Matt and seconded by Joel, ***the Board voted unanimously to approve the minutes of the non-public session as written. The motion passed unanimously.***

On a motion made by Matt and seconded by Joel, ***the Board voted to adjourn the public meeting at 6:20 p.m. The motion passed unanimously.***

Respectfully submitted,



Mary Schoppmeyer, Office Administrator