**Town of**
**Northumberland**
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**Town of Northumberland**
**Board of Selectmen**
**Meeting Notice Minutes - Draft**
**Date: Monday, June 3, 2024**
**Place: Town Meeting Room – 10 Station Square**
**Time: 6:00 P.M.**

Board members present: Jim Weagle, Keith Bronson
Others present: Tammy Letson, Al Rossetto, Deb Miles, Judy Fox, George Kenison, Andre Brasseur, Melissa Dano, Doug Dano, Glenn Cassady, Dawn Pelletier, Elizabeth Ball, Kathy Wiles, Reggie & Terri Charron, Pete Marshall, Norm Cotter, Kathy Frechette, Chris Wheeler, Rebecca St Cyr – Minute Taker

1. **Chairman Opens the meeting:** J. Weagle opened the meeting at 6:00 pm

2. **Pledge of Allegiance:** All

3. **Acceptance of Minutes:**

   Motion to approve the 05/20/2024 minutes by: K. Bronson
   2nd by: J. Weagle, All in Favor 2-0

4. **Department Head Business:** Highway and Water/Sewer

Glenn Cassady – Town Road Agent

- Glenn and Reggie met with the State on May 10th that will come in to do a shim coat. One of the Engineers will call us when they get closer to the date to go over the manholes to see what they want for risers within. We discussed no need to paint the crosswalks, they are looking at doing the work mid to end of July. They have marked out the ADA plates. They are deleting 2 crosswalks and relocating one.
- The grader came in and we put chloride down – they came out real well.
- Doing a lot of mowing, Reid is trying to keep up with it.
- Restoration on the one ton - Randy working on cleaning it up, we purchased the dump body. We might be able to get another 3 years out of it. If we are looking a new one we need to start planning a couple years in advance.
- Getting quotes on the remainder on Old Village Rd for paving and grinding.
- Worked on hauling gravel and working on the road to the lagoons.
- Started on the pool; shut it down yesterday to get the mushroom off today and then started filling again. Kerry will meet with us to go over the operation of it and to get the chemicals right.
- Will be doing some ditching, Herman Savage Rd., we got some planks in to do some repairs to the guardrail out there.
- Got the rest of the brackets for the banners and got more up on Riverside Dr.
- Starting working on projects and will look at sections of sidewalk we will work on. Glenn would like to get Village Rd. done soon and work on other things after. If we need to rebuild anything, it will be done. Once the project starts we will need to have the right of ways cleaned up and stuff moved out of the way.
- Tammy followed up - Glenn was asked at the last meeting about putting lines down on the Brown Rd. If you put yellow lines down with the same contractor the State uses its

approx. $2,500 if you want white lines it's another $2,500. If you don't use that contractor it could be $3,500 – $4,000 for the yellow line. K Bronson suggested we wait and consider it for next year's budget.

Reggie Charron – W/S Superintendent

- Sewer – had to replace an aerator motor which had been out for repair since February. We got it done in 3 months. The problem was obsolete parts, we had to buy a new starter. Which was $1,300. The electrical components have all changed and seem to be much more expensive.
- Keith & Bart has been doing an excellent job keeping with the mowing at the leach fields, pump stations, water plants, etc. It's time consuming.
- Water Dept –Tomorrow we have a contractor EJP coming up to do some training on hydrants. It's at 6:00 pm at the Fire Station. It's very good training.
- Pool – started filling on May 30, we are running an extra 40,000 gallons per day, it takes about 4 days to fill it. We took a meter reading so we will know what it actually takes when done. Will find any issues once it's full.
- Hill project – slow moving. Steve LaFrance has been in touch with Glenn, Tammy, Andre and Reggie on hydrant placements, we are in the design mode right now. We've had to do some adjustments and will probably put one of the roads out for an alternate bid. We don't know where all of this is going to come in. We only have so much money in the pot. Reggie said we are going to do everything we can to get it complete. He doesn't see it happening, but we are going to try. We will have some alternative bids in place and prioritize the roads.

  Steve said he had comments from USDA and DES. It probably won't go out to bid later this month. We might not see anything happening until September. J. Weagle asked what the piping will be? Reggie said we should have ductile.

- We haven't had any major issues. There is a leak on private property that will be fixed June 14th. Reggie further discussed. It's on the owner's side.
- C. Wheeler – from what he's hearing tonight; there won't be any work done this year? Reggie said we don't know that, but there is supposed to be. Right now, all the contractors are busy, not sure who they will get. We can't tear up the road for the winter. There are some issues. Reggie said Wheeler's road is an alternate and might not get done at this time. We only have so much money. Tammy said it started as a 1-year project now it's up to 2 and maybe 3

**5. Requested Agenda Matters:**

a. G. Kenison **–** at the last meeting it was noted that there are some discrepancies in the permit for 49 Chelle Lane. He asked for clarification on the permit. Tammy understands there were 2 sites to begin with and the permit was for 2 additional pads. So, they would end up with a total of 4 pads. It could be up to 4 RV's, at the moment according to the owner he is looking to have 3 there. Kenison noted the septic is designed for 3. Tammy said there is one RV that is self-sustaining, it wouldn't be run through the septic.

Kenison - So the permit is for 4 RV sites; Tammy said that is what the Selectmen signed for a permit; J. Weagle agreed. George said if you look at the minutes from Feb 5th, it says designed for 4 camp sites creating a campground for his family. The permit does not say campground. J. Weagle said as long as he's not charging, he can have it. As soon as he charges then it becomes a campground. That's the State. Kenison asked J. Weagle where he got that info, J. Weagle said from the State. Kenison said he looked it up and the State clearly states that a property with 2+ campsites is considered a campground. Tammy noted that she looked it up with Kenison the same RSA – the definition of a campsite says they have to take rent to be considered a campsite, so with no rent it's not a campsite to constitute a campground.

George asked Al Rossetto if he will be enforcing this. Al said if there is a complaint and things are being done wrong, he would request from the homeowner to go onto the

property. He doesn't go onto private property without being invited. If the Board orders him to go, he would ask the Fire Chief or Police to go with him. J. Weagle said as the Building Inspector Al has the right to go onto property if there is a complaint and a permit. Al said when a permit is satisfied, he would contact the homeowner as a courtesy.

George asked if anyone went out to check the units regarding what they are. According to our ordinances, it clearly states what a mfg. home is, which mirrors the State's. A. Brasseur said one is under 400. Tammy said one is larger if you include the porch. She referred to the RSA that does not include porches. She went to the Lancaster home site and pulled up the models they have, their dimension are the exterior. Their dimensions are - 1 model is 399.97 sq. ft. and the other is 398.39 sq. ft. Both are stamped with an RVIA placard that shows it's a park model RV. It's in HUD's regulations, it's exempt from MFG housing rules.

Tammy further discussed; every RSA that she could find that said RV or Mfg. housing, Modular building, or recreational cabin. Every one of them seem to have an exemption to say they are RV's. It's on a trailer with wheels that can be moved.

**6. Town Administrator Business:**

a. Land purchase (2)
Map/Lot 107-007 – At the last meeting she had 1 interested, shortly after the meeting she had 2 more that are interested. All 3 are aware that they are interested. Tammy said it's on hold until they come back to us. D. Pelletier asked if she's missing the communication piece? She has been the only one communicating. Dawn said Tammy instructed her to send a note to the bank - Mr. Silverman, which she did. She called Tammy on Thursday looking for a letter and she instructed her to contact Mr. Silverman and the LaChance's that are now interested. Nobody has contacted her, who is she working with? Tammy said the other family was supposed to reach out to her as well. The bank did contact Tammy; they just want the right of way on the driveway. And the other one was supposed to reach out to the bank as well.

J. Weagle said to give them 2 weeks and if they haven't been in contact, then rule them out. Dawn said Mr. Tierney said to send me a letter for an offer. Tammy said she didn't send Dawn a letter because we had 2 more people interested. J. Weagle said we haven't heard from them in 2 weeks, you put your offer in and if there are no others, at the next meeting we will consider her offer.

Map/Lot 105-018 - J. Weagle said this will be discussed during Non-Public.

b. E Bike Race – vendors – at the last meeting J. Weagle forgot to ask about having vendors at the event. The race starts in Lancaster and will finish at the Groveton Covered Bridge. The date is August 17, 2024.

Motion to give permission for vendors to set up by the train for the
E Bike race by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

c. Ambulance purchase – there was some miscommunication between the vendor and the Town. The sale was taken off the price before we were given it. Basically, we were taking the sale of the ambulance twice. The company has scraped off as much as they can but it still doesn't meet the Warrant. The Ambulance went out and got some donations; to make it work they would need to take the rest out of the equipment CRF. There is enough money in the CRF equipment line to cover the difference. As the purchase includes a powerlift, it can be covered by the equipment CRF.

Motion to cover the extra cost for the Ambulance out of the
Equipment CRF by: K. Bronson, 2nd by: J. Weagle, All in Favor 2-0

N. Cotter asked, so we got an offer, and a mistake was made. J. Weagle explained what happened.

d. Possible Lancaster Telecommunications tower – J. Weagle said it's a major Site Plan Review for the Town of Lancaster. They will be putting a communication tower on 10 Mayberry Lane. Because it's a balloon in the air, they are required to notify the Town. There is a hearing on July 10, 2024, 6:30 at the Lancaster Town Hall, second floor. Atlantic Tower LLC.

**7. Applications/Permits and Warrants:**

a. Abatements ():

Map/Lot 232-010 – NH Fish & Game – housekeeping.
Motion to approve the Fish & Game abatement by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

Map/Lot 205-009 - Town of Northumberland off Stratford Rd. $157.00
Map/Lot 205-011 - Town of Northumberland off Stratford Rd. $286.00
Motion to accept both abatements for the Town by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

Al Rossetto said a number of property owners have put in abatements, what is the status? Now we have another tax bill. T. Letson called CNP and they are working on them. They will try to have them done for the next Select Board meeting. They will have them by July 1 CNP and Tammy are working hard to get them done for the 17th. The Board has to make a decision by July 1 and might need to hold a special meeting to meet that deadline.

b. Transfer Station Non-Resident Permits: (6):

Renewals:
Map/Lot 223-013-01 – John McMann, 66 Covell Heights
Map/Lot 104-193 - James & Jen Morse, 10 Fiske St.
Map/Lot Multiple – Red Dam Conservatory
Map/Lot 104-088 – Mario Audit, 23 Hillside
Motion to approve all of the above by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

New:
Map/Lot 251-011-05 – Jennifer & Kevin Stinson, Longview Drive.
Motion to approve new Transfer Station permit by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

**8. **Public Comment:**

K. Bronson as a taxpayer, if he owns property and there isn't an entrance to it; to get trash services, he needs to file a permit? J. Weagle said if they don't live here and want to use the Transfer Station they need to get a permit. They can put it out on the road for trash p/u.

L. Ball asked at the last meeting for the date when the contract was signed; Tammy said April 22nd. Liz said it should have been in by April 1st. That's why you are in the predicament of a June deadline right now. Tammy said that's not what she was told, they knew it was coming and they had everything they needed. Liz, but why would they do any work without a signed contract? Tammy said they didn't do any work, they sent out a reminder to say they didn't have it and we sent it back signed within days after. This is the Accessing contract.

**9. Announcements:** July 8th – The Town Clerk/Tax Collector office will be closed for Boat License training in Concord.

**10. Next Board Meeting Date**: Monday, June 17, 2024 – 6:00 pm

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**11. Non-Public Session: (Pursuant to RSA'S 91-A:3, II (b):**

Motion to go into Non-Public session by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0
Roll Call: K. Bronson – Yes; J. Weagle - Yes

Into Non-Public session at 6:56 pm

a. Resident Matter
b. Resident Matter

Motion to come out of Non-Public by: J. Weagle
2nd by: K. Bronson, All in Favor 2-0

Out of Non-Public session at 7:06 pm

Into Regular session at 7:06 pm

Motion to sell Map/Lot 105-018 to the Dano's for $6,000 by: K. Bronson
2nd by: J. Weagle, All in Favor 2-0

**12. Adjournment:**

Motion to adjourn by: J. Weagle,
2nd by: K. Bronson, All in Favor 2-0

Meeting adjourned at 7:07 pm.

*Agenda is subject to change

**Deadline for Agenda items is 12:00 noon on the Friday before scheduled business meeting
(By vote of Board of Selectmen at 7/11/2005 meeting)

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Minutes approved by Northumberland Select Board Members on_____

**X**_____
Jim Tierney
Northumberland Select Board Chair

**X**_____
Jim Weagle
Northumberland Select Board Member

**X**_____
Keith Bronson
Northumberland Select Board Member

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