

SELECTMEN'S MEETING MINUTES OF APRIL 30, 2012

Submitted by stoddard on Mon, 04/30/2012 - 5:07pm.

SELECTMEN'S MEETING MINUTES

APRIL 30, 2012

The meeting opened at 7:00 PM with the Pledge of Allegiance.

Attending were Selectman Louis GrandPre' and Selectman Chair Arnold Stymest, Harry Power, Compliance Officer, Jim Coffey, Town Administrator, Patricia Putnam, AA. John Halter was excused. A few folks were in attendance at meeting

APPOINTMENTS

7:00 - Harry Power provided pictures of the Jennison/Willard property. He also reported that his research of 6/30/2009 through 4/6/2012 revealed the sale of 64 properties in Stoddard with total sales at \$11,809,300. The tax paid to the State of New Hampshire was \$178,000. He will consolidate all the sales for the town's records.

7:15 - PJ LaMothe and Joseph Sarcione could not make it

7:30 - Dan Scully presented the 2 bids that were sent in for the Phase 1 Town Hall Renovations.

Arnie Stymest opened them:

MacMillin bid \$767,457.

Baybutt bid \$837,525.

Each bidder quoted several Alternates. Baybutt said the project would take 180 calendar days where MacMillin estimated 165 calendar days. All in attendance

were shocked at the bid figures.

Dan Scully took the bid documents and will come back with totals and recommendations. He also reported that Phase 2 plans are about 90% complete and the phase 1 drawings are at the Fire Marshall's office with no response to Dan Scully's request for a timeline to review and suggest any corrections. It was noted that there have been several fires in the state of late and all are being investigated by the Fire Marshall's office. Dan Scully said he would be back at the May 7, 2012 meeting with a revised estimate. He noted that DES has accepted the septic design.

Richard Gariepy asked for copies of the bids.

Carol Briere wanted a breakdown of the bids.

Arnie Stymest will get a composite of the bids for next week.

Mary Lou Stymest asked if there is a penalty if the job isn't completed in the agreed upon timeline (She was noting the problems that Keene School District is having with requests for payment for overages for the new Middle School.) Louis GrandPre' remarked that the bond saves the town from possible requests for extra time or money.

7:45 - Amy Rokoszak appeared to protest the length of time it is taking to get an answer on the "commercial" property and that she is presenting for this objection for the third time to the board. She read from the Community Planning Ordinance introduction: "For the purpose of promoting the health, safety & general welfare of the Town of Stoddard; to protect the value of property and to preserve the rural character of the Town". She also quoted Article IV in the Community Planning Ordinance, which restricts Commercial and Industrial Uses. She reported that she has her house on the market for over \$500,000 and that she has experienced a loss of sale because of the Louis Clark property appearing to be out of control. She reported that the operation has changed from a woodcutting operation to a woodcutting and excavation operation, with stockpiles of materials that may be leaching hazardous material into the wetland. Amy Rokoszak told the board that she is out of patience with it and wanted the CPO enforced. She feels that the present activities on the parcel are not grandfathered, detract from the surrounding property and reduce their values. She said she had 2 visits, over one weekend, with very interested people who decided not to buy because the Selectmen have not enforced the Town's regulations and felt the situation at Clarks' might enlarge.

She noted that Old Forest Road is all residential properties and she doesn't want to start litigation

but believes she would win if she did. She wanted the Selectmen to turn the matter over to the ZBA that night.

Jim Coffey said ZBA addresses appeals and the Board of Selectmen is the enforcement body. The board took the matter under advisement. Amy Rokoszak demanded action be taken by the Selectmen. Arnie Stymest suggested having the compliance officer, Harry Power, get involved and report back to the board at their next meeting.

Harry Power noted that commercial operations could be located in the Rural District by special exception. He said he can not get involved, as his company has listed the Rokoszak's property.

8:00 - Joan Read and Linda Clark were sworn in for their new positions in the Town Clerk's office. Dian Mathews thanked Joan for her service to the town as Town Clerk and there was applause from the attendees and board members.

TO BE SIGNED/APPROVED

1. P/R Manifest
2. A/P Manifest
3. April 23, 2012 minutes
4. Use of Town Hall by Island Pond Association
5. Appointment of Linda Clark as Town Clerk
6. Appointment of Joan Read as Deputy Town Clerk
7. Appointment of Jesse Pollock as Caretaker for Old Dow Cemetery
8. Change of pay rate for David Young for cemetery work.
9. Notice of Intent to Cut Wood or Timber, John & Peggy LaBrosse, 402/001

All the above were signed.

OLD BUSINESS

1. Safety Committee –
2. Discuss office transition expenses with bid opening discussion.
3. Gould House fire inspection report

4. DES acceptance of septic system application
5. Town Hall Fire Inspection Report

Louis GrandPre' suggested/ Arnie Stymest agreed that all the old business be held for the full board.

NEW BUSINESS

1. NH DOT Street Lightning Assessment - the NH DOT is going to do an assessment on the street lights on State roads with the plan to shut off any lights that are not needed for the public's safety, to save money - the 2 lights here in town that might be assessed are at both intersections of Route 9 & Route 123. The board felt that they would be left lighted.
2. Cell Tower Notice from Jaffrey - taken under advisement.
3. Letter from Planning Board relating to Town owned property - Held
4. Abatement from Fair Point, see Jim Coffey for details - The utility has applied for a full abatement for the tax bill sent for their poles and conduits. Cross Country Appraisal is looking into the situation, as they handle our appraisals.
5. Correspondence from Antrim CC urging Stoddard to watch the unfolding
in Antrim.

OTHER CORRESPONDENCE

NH DRA Property Appraisal Report - no action taken.

ADJOURNMENT

Arnie Stymest moved and Louis GrandPre' seconded to adjourn at 8:08 PM, the board agreed.

Respectfully submitted,

Patricia E. Putnam, Administrative Assistant

APPROVED:

Arnold Stymest

John Halter

Louis GrandPre'

SELECTMEN'S MEETING

AGENDA

April 30, 2012

APPOINTMENTS

7:00 Harry Power

7:15 PJ LaMothe & Joe Sarcione (Cancelled)

7:30 Open Bids for Town Hall Renovations

7:45 Amy Rokoszak

8:00 Joan Read & Linda Clark - appointments

TO BE SIGNED/APPROVED

1. P/R Manifest
2. A/P Manifest
3. April 23, 2012 minutes
4. Use of Town Hall by Island Pond Association
5. Appointment of Linda Clark as Town Clerk
6. Appointment of Joan Read as Deputy Town Clerk
7. Appointment of Jesse Pollock as Caretaker for Old Dow Cemetery
8. Change of pay rate for David Young for cemetery work.
9. Notice of Intent to Cut Wood or Timber, John & Peggy LaBrosse, 402/001

OLD BUSINESS

1. Safety Committee –
2. Discuss office transition expenses with bid opening discussion.
3. Gould House fire inspection report
4. DES acceptance of septic system application
5. Town Hall Fire Inspection Report

NEW BUSINESS

1. NH DOT Street Lightning Assessment
2. Cell Tower Notice from Jaffrey
3. Letter from Planning Board relating to Town owned property.
4. Abatement from Fair Point, see Jim Coffey for details
5. Correspondence from Antrim CC

OTHER CORRESPONDENCE

1. NH DRA Property Appraisal Report