

**TOWN OF ANTRIM  
BOARD OF SELECTMEN'S MEETING MINUTES  
November 30, 1998**

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**6:00 p.m. MEETING CALLED TO ORDER** – Chairman Carol Smith called the meeting to order at 6:00 p.m.

**PRESENT:** Chairman Carol Smith, Selectmen Tim Seeger and Denise Dargie and Town Administrator Kelley Collins.

**6:00 P.M. – MEET WITH POLICE CHIEF, BRIAN BROWN, TO REVIEW AND DISCUSS THE 1999 POLICE DEPARTMENT BUDGET**

The Board of Selectmen and the Police Chief generally reviewed the Chief's 1999 budget submission. The Chief did not budget for a vehicle replacement this year. The only equipment purchase budgeted are (2) portable radios for \$1,600. The Police Chief's budget submission is down \$3,162 for 1999.

**7:00 p.m. GENERAL BUSINESS**

- **Review and discuss Mr. Mangieri's request for an explanation of his assessment and taxes.**

The Town Administrator made the Selectmen aware of a meeting she had on Tuesday, November 24, 1998 with Mr. Mangieri from Salmon Brook Road. Mr. Mangieri has questions regarding his assessment. Mr. Mangieri was not satisfied with the explanations the Town Administrator attempted to give him. The Town Administrator is particularly concerned that Mr. Mangieri's attitude and demeanor were very combative and rude. The Town Administrator wants all residents to feel welcome and come in to ask questions but is particularly concerned that Mr. Mangieri has accused the town of taking advantage of him because he is new to the area. The Town Administrator suggested allowing Mr. Mangieri to meet directly with the third-party assessor. Chairman Smith is not in favor of this solution. The Town Administrator has already spent hours with the Assessor going over Mr. Mangieri's assessment card and explaining it in detail, in writing, per the correspondence of June 19, 1998. Selectman Seeger agrees. We have a responsibility to answer any and all questions regarding assessment and taxes but our employees should not be exposed to rudeness to do so. The Selectmen would like the Town Administrator to draft a letter for their signature regarding the abatement request process.

- **Review and discuss SFC Engineering's "draft" bid documents for the repairs to Gregg Lake dam.**

The Town Administrator presented the Selectmen with "draft" bid documents for the repairs to Gregg Lake Dam. These documents need to be reviewed by the Selectmen in the next week or so and then forwarded to Town Counsel for review.

- **Review documentation regarding Cotran v. Town of Antrim litigation.**

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The Town Administrator made the Board aware that the Court has granted intervenor status to Charles S. Bean III, Trustee of Antrim Realty Trust. In addition, as required by the March 1998 Warrant Article the Town's legal invoices for this matter are being sent to Mr. Bean for payment.

- **Review and approve Well Monitoring Invoice for final 1998 payment.**

The Selectmen reviewed and endorsed for payment, the final 1998 well monitoring invoice, as submitted by Bennington.

- **Review and discuss sending a memo to Antrim Girl's Shelter regarding winter parking at Town Hall.**

The Town Administrator noted that last week the Selectmen instructed her to memo the Police Chief requesting removal of a car that had been covered in plastic, apparently to be stored for the winter in the lot behind Town Hall. It has been brought to the Town Administrator's attention that the Antrim Girl's Shelter also uses this lot regularly for overnight parking in the winter. The Selectmen would like the Antrim Girl's Shelter notified that this is not an acceptable practice. Both the Police Chief and the Road Agent recall that when the Girl's Shelter was originally proposed all their parking was going to be on their premises. The Selectmen would like the Road Agent to place "Winter Overnight Parking Ban" signs at the municipal lot behind Town Hall and the municipal lot near Antrim Video. The Town Administrator is to prepare public notices and run this in a newspaper also.

- **Review and accept the minutes of the November 9, and November 23, 1998 meetings**

The Selectmen unanimously agreed to accept the minutes of the November 9, and November 23, 1998 meetings, as printed.

- **Review and Discuss status of Mr. Mattil's property**

No payment has been received to-date for this property. The Town Administrator made the Board aware that new state laws require that the previous owner be notified of an impending sale of tax deeded property and be given an opportunity to re-purchase it for back taxes, interest and penalties. The Selectmen instructed the Town Administrator to notify Mr. Mattil immediately that they intend to sell this property during their public auction next summer.

- **National Executive EMD Certification Course**

The Town Administrator made the Board aware of a course being sponsored by the NH Bureau of Emergency Communications and given by Medical Priority Consultants, Inc. regarding current policies, procedures and system operations at the NH Public Safety Answering Point (PSAP). The Bureau notes that this forum is important because the outcome may be a recommendation to establish a voluntary standard of response. A voluntary standard of response can become the liability standard by which EMS response

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is later judged. This forum is free of charge. In view of the wide impact this forum could have the Selectmen would like the Town Administrator to attend. In addition, this should be carbon copied with a recommendation to attend to Patty Lovering and the Fire Chief. The seminar is from 8:00 a.m. to 5:00 p.m. on Wednesday, December 9, 1998 at the Fire Academy in Concord.

**ITEMS TO BE SIGNED:**

1998 Sales-Assessment Information Certificate for DRA

The Selectmen briefly reviewed the Sales-Assessment Information and signed the document.

**NOTE:** At the request of Mr. David Penny, President of the Aiken Barn Trust the Selectmen adjourned and reconvened at the site of the Aiken Barn Trust at approximately 8:10 p.m.

**8:10 P.M. – MEET WITH MEMBERS OF THE AIKEN BARN TRUST AND SW  
REGION PLANNING COMMISSION RE: COMMUNITY DEVELOPMENT  
BLOCK GRANT FOR RENOVATION OF AIKEN HOUSE**

This meeting included all three Selectmen, the Town Administrator, Brian McMasters from Southwest Region Planning Commission, and members of the various groups including the Aiken Barn Trust, the Grapevine, the Antrim Historical Society, and Library Trustees.

(Dottie Penny, Dave Penny, Martha Pinello, Lyman Gilmore, Eric Tenney, Bob Bernstein, Mrs. Gilmore, Carol Webber and Kristin Olsen)

The meeting opened with an outline of actions to date, noting that parking for both Aiken House and the Library have been an issue since the beginning of this project. The Aiken Barn was purchased on the open market with a combination of donations and personal loans through the NH Loan Funds. The original plan for the barn was to purchase it and either tear the building down and pave for parking or subdivide keeping space for parking and selling the building to pay off the loan(s). It became evident right away that this building was intriguing and that it may be useful. In addition, if nothing else, the building would be a convenient “home” for the Grapevine during the Aiken House renovation stage.

- **Review and Discuss Aiken Barn Trust’s recommendation to appoint an advisory committee**

All the different groups represented at this meeting support asking the Selectmen to set up an advisory committee to see the project through the next phase. This would include working with the architect and cost estimator to come up with alternate plans that may include the Aiken Barn as well as the Aiken House. This committee will be advisory to the grant administrator. The Board of Selectmen has no problem with appointing an advisory committee and all present agreed to submit a list of names to the Selectmen on or before their next meeting on Monday, December 7, 1998.

- **Review and Discuss SWRPC’s recommendation to move \$6500 from the construction budget to the grant administration budget**

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The Town Administrator brought up the fact that she has approached the Southwest Region Planning Commission, on behalf of the Selectmen, to request them to be the grant administrator. During those conversations the SWRPC has requested more funds than originally placed in the grant administration portion of the CDBG application. Therefore, SWRPC recommends moving \$6,500 (\$5,000 to be added to the \$20,000 to be paid to SWRPC, \$1,000 to Bob Bernstein for completion of the application and \$500 for the audit required) The Selectmen have the authority to move money around within the budgets of the grant, with the approval of the Office of State Planning. The Town Administrator asked the representatives present if they foresee any significant hardship if the money is moved from the construction phase to the administration phase. Mr. Bernstein believes that the construction budget could withstand this.

- **Review and Discuss Aiken Barn Trust's recommended revisions to originally submitted project**

The representatives present asked the Selectmen to delay going ahead with the project so that the Aiken Barn Trust and the Advisory Committee will have time to go back to the architect and cost estimator to have revised plans and costs done that may incorporate the Aiken Barn. The Library, Grapevine and Historical Society all support a minor delay in an effort to find the best public use of these buildings. There was some discussion regarding what kind of revisions to the original project may be planned. One of the revisions may include dropping the proposed addition to Aiken House and the elevator to the second floor of Aiken House and using those funds to renovate the first floor of the Aiken Barn. This may involve reduced renovation of the second floor of Aiken House, as well. The Selectmen have some serious concerns regarding a change in scope of the project of this magnitude and feel that any proposed change should go to Town Meeting. All present agreed that although they have some ideas and recommendations it should be left to the people to decide.

**Timeline**

The Selectmen asked Mr. Bernstein for some kind of timeline. He believes that the architect and cost estimator could have some alternative plans ready in 4 – 6 weeks (middle of January). The Aiken Barn Trust will be paying for these plans.

**Ownership and Taxes on Aiken Barn**

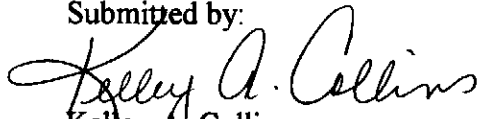
Different ownership and taxation issues were discussed, including the Town owning both buildings, Aiken Barn Trust owning both buildings or the Town retaining ownership of Aiken House and Aiken Barn Trust retaining ownership of Aiken Barn. No decisions have been made regarding ownership. Taxation issues may revolve around ownership but either all taxes will be paid, no taxes will be paid, or a partial payment in lieu of taxes may be offered. Some further general discussion took place.

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**ADJOURNMENT**

There being no further business to come before the meeting, the Selectmen adjourned at 9:50 p.m.

Submitted by:

  
Kelley A. Collins  
Town Administrator

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