

**DRAFT**  
**Carroll County Commissioners' Meeting**  
**Minutes**  
**October 12, 2011**

**Commissioners Present:** David Sorensen, Dorothy Solomon, Asha Kenney.

**Public:** Chip Albee, Steve Brown, Ed Comeau, Maureen Spencer, Henry Spencer, Daymond Steer.

Commissioner Sorensen called the meeting to order at 8:30 a.m.

**Public Input**

**Steven Brown:** I researched the snow blower issue, and for an Airens Professional Series 2-stage 32 inch gas snow blower the cost is \$2500.00 not \$4000.00.

**Mr. Albee:** I missed the Delegation Meeting on Monday, October 3, 2011. Notwithstanding, this is a philosophical issue of big government versus small government looking just at the building. I think what you need to appreciate, if they are in fact praising without limits the private sector and the private sectors' ability to do the job right, and then it is time for the Commissioners to offer that building to the private sector in the form of a lease. If the Delegation is unwilling to take advantage of opportunities that are available, there is no reason for those opportunities to be dismissed.

A reasonable rent on the old building with a commercial tenant who would be willing to do the upgrades of the building and charge rent for the space available, is workable. I have talked with three different individuals just in passing it is a business model that could work from the standpoint of the private individual.

The tearing down of the old nursing home without fully exploring the possibilities of the private sector is ludicrous. Taking that out of play, you have created no employment, no opportunity for any business start-ups, no opportunity for anyone in the County to make any money or for the County to re-coup any of the investment that it has already made. Put an ad in the paper, offer the building for lease, and see what comes of it, before you just tear it down.

**Commissioner Sorensen:** Whenever we put money into renovating a building, the Delegation has the authority to control whatever happens to that building. If it was up to the Commissioners, and we did nothing to the building, it is could sit there indefinitely.

**Mr. Albee:** Maybe you do not have to do anything to it. Rent it today for a dollar. Let someone else rehab the building, charge the rent and maintain the building. At that point, you are still creating opportunity for residents of the County.

**Commissioner Solomon:** How would that work when we have already committed the Cooperative Extension to that building? If we lease it to somebody, can we then dictate to him or her, that they must take our tenant? **Mr. Albee:** We do not have anything in writing, Commissioner; you can do anything you want.

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Mr. Albee: On Thursday, there is a Redistricting Meeting here, and I am wondering if the Commissioners have thought about or intend to address the County Commissioner Districts because it is unbalanced of about 900 residents. District 3 has 900 more residents, than District 2, and District 1 has about 700 more residents than District 2 (Refer to [www.governmentoversite.com](http://www.governmentoversite.com))

Daymond Steer: How firm are estimates to rehab the building? How much will it cost to make sure the wings do not leak?

Commissioner Sorensen: If you use the Cooperative Extension as an example. they are willing to move into that facility with very little renovation required versus what initially we started with and would have been very costly. Cooperative Extension has since met with BPS and has come up with an agreement that there are certain things that need to be done, but not as elaborate as initially established.

Daymond: Do we have an estimate of what it would cost to rehab the wings? Commissioner Sorensen: We do not, but can get one from BPS.

Commissioner Sorensen: The Delegation has made a motion not to reconsider tearing down those wings, so those wings right now are a non-issue. The Delegation says, they are coming down, that is if we put money into it according to an RSA that gives them the authority. to say what happens to that building.

Mr. Albee: There is an appraisal on the value of that building as it stands; that is what that building is worth. You can look at what it would cost to rehab it, and you have that number and the market value on space it then becomes obvious which direction to go. If the assessed value on the building is, \$200,000.00 is it, worth putting \$1,000,000.00 into it, probably not, but if, it is assessed considerably higher and the increased value of rehabilitation is marketable, then it makes sense. We have to look at these things pragmatically, not just in a vacuum. (refer to [www.governmentoversite.com](http://www.governmentoversite.com))

Maureen: What is the time line for the installation of the Pellet Boilers?

Commissioner Sorensen: We are going to be talking with Randy, BPS, today. I thought the pad was poured and the silo delivered. It needs to be installed this month.

Maureen: We have a grant for that, correct. I thought that grant was pretty strict.

Commissioner Sorensen: Pay for the piping and pay for the furnaces, \$400,000.00.

Discussion ensued regarding repairing the flat roof on the Core Section of the old nursing home.

Commissioner Kenney: Mr. Albee, I asked a couple of months ago for a copy of the Bylaws of the 501c3. Did you have a chance to make a copy for me? Mr. Albee: I recall that request, and I will get a copy to you today.

Maureen: Where are we at with the website? Commissioner Sorensen: We are working on a particular program today. Robin is out taking photos of different areas throughout the County to help promote Carroll County. I will be videotaped today to welcome people to the County, and then it goes into what is available here with regard to education, recreation, economics and so forth.

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### **Motion**

Commissioner Kenney made a motion to go into non-public session with the County Attorney for litigation and appointment. Commissioner Sorensen seconded the motion. All agreed. Roll Call Vote: Commissioner Sorensen-yes, Commissioner Solomon-yes, Commissioner Kenney-yes. The non-public session commenced at 8:55 a.m.

The public meeting was recalled to order at 9:19 a.m. by Commissioner Sorensen who stated that we have sealed the minutes that were in non-public.

Attorney Dewhurst: I am coming before the Board of Commissioners for the approval of Laurie LaCoste, an Attorney from Alton, for the vacant Assistant County Attorney position. She has gone through the interview process, and we have done appropriate background checks and reviewed her recommendations. I would recommend her to fill the current position at the current salary.

### **Motion**

Commissioner Solomon made a motion to approve Laurie LaCoste, Esq. to fill the vacant position in the County Attorney's office at the current salary. Commissioner Sorensen seconded the motion. All agreed. Motion passed.

Attorney Dewhurst: This will now go to the Attorney General's office. He will review the resume' and documentation that was represented to the Commissioners; pending that, she will become a new hire.

Mr. Albee: This is the first opportunity that I have had with Attorney Drewurst being here to revisit the release of non-public minutes. I was baffled by your reading of the law, and maybe you have had a chance to reconsider, but I cannot image there are no non-public minutes in the past nine months that cannot be released.

Attorney Dewhurst: Mr. Albee, I think I was pretty clear when I was here before, and there is no misunderstanding, I can assure you, of my analysis of the law. I understood that you came here, I did watch the video and you made comments as to difference of opinion as to civil counsel versus coming from a civil prospective. I did not make any statement that I thought was contrary to what the law is on the release of non-public minutes, and I think that I have clarified that. I was merely addressing an issue that was raised here by the Commission. We haven't done things in a certain way over the last ten years. My comment was only as to who was going to go back and review all of these matters. It was not a statement of how we were going to proceed in the future or how we are currently handling non-public minutes, and I do not really understand what I said that was incorrect regarding the Right to Know Law.

Mr. Albee: One of the things you said that was incorrect was that we had not released any non-public minutes, which we have. Secondly, the law specifically exempts from protection, for reputation or whatever, a board member. Therefore, if there were any non-public minutes that specifically addressed the action of a board member, they are not protected and need to be released. Generally speaking, when there is a discussion about the action of a board member, that issue is resolved then, the action is discussion and the decision is then made.

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Attorney Dewhurst: My advice to the Commission was to follow the law. If you are asking me to make a generalized comment about what has happened in the past, and somehow you are using that to say that I had advised the Commissioners incorrectly, that is not what happened at that meeting. Whatever is necessary to be released, if there is an issue that was discussed in non-public that was not of a non-public nature and was not exempted under the Right To Know Law, then those should be released. That is my position. I don't understand what point you are trying to make, because that is what I have always told the Commissioners, All I made was a statement as to how it was going to be corrected, and if that was the consensus of the Board, was that it would take a lot of time. Then someone used that statement to say that we do not have enough time to comply with the laws and the Commissioners agreed to comply with the law. It is just that simple. refer to [www.governmentoversite.com](http://www.governmentoversite.com)

### **Department Reports**

#### **Jason Johnson HOC**

Current Population is 59 in-house, 1 weekender, 8 transfers, 4 electronic monitor, and 17 pre-trial release for a total in-house population of 89.

Jason: Two weeks ago, I left a copy of the ED Options Contract for your review. This company would provide an electronic based GED schooling for the inmates. We have worked out an amount of \$2305.00. I have enough money in my budget to cover this amount. This will afford us licensing fees through December 2012. I will have to adjust the budget for 2013 . I would like to have this contract approved.

### **Motion**

Commissioner Sorensen made a motion to approve the Ed Options Contract for \$2305.00. this will afford us licensing fees through December 2012. Commissioner Solomon seconded the motion. All agreed. Motion passed.

Jason: Yesterday I had an inmate break a sprinkler head in one of their cells. We contacted the Sheriff's office to do an investigation for disorderly conduct and or false public alarm. I ended up opting to shut the institution down to handle the matter. Please refer to report herewith attached.

#### **Sandi McKenzie MVC Bob Murray Maintenance**

Bob Murray: I have a contract for a one year fire alarm monitoring system for the annex which is about to expire. Since that is a functioning building in conjunction with the nursing home laundry and maintenance facilities, we need to keep that fire alarm system operational. It was up for renewal in August, and instead of signing a one-year renewal, I signed a three-month renewal with the intent to explore Knight's Security. Their price is lower than the contract that existed in the building, which was approximately \$340.00, and the Knight Security is \$288.00 for one year and a one-time charge of \$200.00 to change over to Alarm Central Inc. and Test System.

Sandi: I would like to clarify that this will no longer be on the MVC budget, but will be on the Annex. Is that correct? Carroll County Commissioners' Meeting Minutes October 12, 2011 Page 5

Commissioner Sorensen: The laundry and maintenance is being done for the new nursing home, so I am not sure I agree with that 100%. I certainly would be willing to discuss these issues with you.

### **Motion**

Commissioner Sorensen made a motion to approve the \$488.00 for one year for the Knight's Security System to include the one-time fee for programming the system to their system. Commissioner Solomon seconded the motion. All agreed. Motion passed.

Sandi: Our Census today for the MVC is 103. We have 4 Medicare Residents, 20 Private Pay Residents, 8 have made Medicaid Application (Pending) and 71 Medicaid Residents.

Cheryl, Bob and I met with staff and residents last week with a lot of good input. We augmented the nursing department staff assignments starting the end of last week and have posted available positions (within our budgetary constraints).

Last week I met with Commissioner Solomon, who is my liaison, and in the past I requested to use an incentive program for our LNA's to pick up OT temporarily for a list of shifts as we are bring new personnel on board and need to orient them. The benefits of this short-term solution are to be able to augment the staff in a timely manner, use staff that are familiar with our facility and residents, and avoid the use of agency staff.

This request was for the month of October, but since I will be on vacation the end of the month, I would like to extend the program (to be used only if needed) until November 15

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Please review report herewith attached.

### **Ann Aiton Registry of Deeds**

Ann: I will start off on a positive note. When I did my third quarter comparisons on income, I found that we are a little bit ahead.

I am here today to say that I attended last week's meeting with the Delegation, and I came away feeling very poorly about the attitude of the Delegation towards the Commissioners and toward all of us who try to do a good job for the County. There seems to be no consistency in what they have to say. When someone says, they do not want to see more than a 1% increase are we talking about 1% in each department or 1% on the whole, and every year I am cut. The project of budgeting goes on for six months; I look at it every month and try to be very diligent and responsible in trying to run a good department and to our citizens who pay the tax bills. I am looking to the Commissioners before I start the budget process.

When Representative Schmidt went after the 3.86% figure, and said if you threw out energy and threw out food it was down to .1% or 1%, but either way, unless he wanted staff to freeze, have nothing to eat and wanted them to ride a bike to work, I couldn't see how anybody could just disregard the 3.86% cost of living increase.

My staff salaries have gone down two years in a row when you take out all the increases in other areas, such as Medicare.

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Commissioner Sorensen: They do not want to raise taxes to the taxpayers of Carroll County over 1% of the bottom line. Keep in mind these are guidelines that they gave us. We would request that you stay within 1% but if there are some extraordinary circumstances whereby, you need a piece of equipment, necessary to perform your position, do not be afraid to come and ask for it. We will give you further guidelines as we discuss what we are going to do. You were at the Delegation Meeting and know that they want no more than 1%

Ann: When one member of the Delegation, who is most diligent with the dollar, says after all of this decreasing and breaking down the cost of living, that they know that our salaries are out of whack, and then talk about increases for the County Attorney positions and Sheriff Department; it is extremely confusing. They are talking about a 1% budget and then needing to beef up salaries.

Commissioner Solomon: Which County would you consider to be closest aligned with Carroll County.

Ann: I would say Belknap County. Further discussion ensued.

Commissioner Sorensen: The Delegation wants to know how we compare to other counties. We will be asking Department Heads and elected officials to be thinking about measurements to know how we are doing. I am not quite sure how to go about this.

Henry Spencer: If the Delegation did not give you clear parameters, then you need to go back and ask them to be more definitive with their request.

Commissioner Solomon: It was my understanding that they want to know how much other counties are paying their personnel.

### **Motion**

Commissioner Sorensen made a motion that we accept the minutes of 9/28/11 as corrected.

Commissioner Solomon seconded the motion. Commissioner Kenney abstained. So voted. Motion passed.

Commissioner Sorensen: Jason did you have a chance to see whether we have the capability at the jail for video conferencing? Jason: I did not

Commissioner Sorensen: Subject to our having that capability, I would move that we sign the Memorandum of Understanding with the Chief Justice of the Supreme Court that we do go on record in supporting visual conferencing between the jail and the courthouse, knowing that we would have to pick up the maintenance fee after the first year. The Delegation approved up to \$5000.00 for that.

### **Motion**

Commissioner Sorensen made a motion to accept the request from the Chief Justice of the Supreme Court that we support the visual conferencing between the jail and the courthouse. Commissioner Solomon seconded the motion. All agreed. Motion passed.

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Commissioner Kenney: I went to Concord last Friday because I knew there was a once a month meeting. The woman told me that she had sent an email to two Carroll County Commissioners that the meeting had been cancelled and no one told me that. I did not get a cancellation notice. Why didn't the two Commissioners call me and tell me that the meeting had been cancelled. I want to be notified. Commissioner Sorensen and Commissioner Solomon both thought everybody had gotten the email.

**Public Input**

Mr. Albee: With regard to "how's the County doing" question, he discussed how this information may be obtained. Discussion ensued.

**Motion**

Commissioner Sorensen made a motion to go into non-public session for the purpose of personnel. Commissioner Solomon seconded the motion. All agreed. Roll Call Vote was taken: Commissioner Sorensen – yes, Commissioner Solomon –yes, Commissioner Kenney-yes.

The public meeting was adjourned at 10:41 a.m.

Respectfully Submitted,

Sandra Twyon Recording Secretary