

**Brief Meeting & Workshop**

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6:30 PM

Non-Public Session 91A:3 II (c) – Matters which if discussed in public would likely affect adversely the reputation of any person, other than a member of the body or agency itself, unless such person requests an open meeting

Non-Public Session 91A:3 II (d) Consideration of the acquisition, sale or lease of real or personal property which, if discussed in public, would likely benefit a party or parties whose interests are adverse to those of the general community

Non-Public Session 91A:3 II (e) Consideration or negotiation of pending claims or litigation which has been threatened in writing or filed against the body or agency or any subdivision thereof, or against any member thereof because of his membership in such body or agency, until the claim or litigation has been fully adjudicated or otherwise settled

Call to order: 7:40 p.m.

Pledge of Allegiance, Warning of Fire Exits, Handicap Access, Turn off all Cell Phones & Pagers

Roll Call: Councilors Milz, Olbricht, Wetherbee, Chirichiello, Fairbanks and Chairman Benson (Absent Coyle)

**Consent Agenda – Approved**

- 12-20** Approve Minutes – February 7, 2012
- 12-21** Abatement Refund for Interest Requests
- 12-22** Schedule Public Hearing – March 6, 2012 – Approve FY2013 Public Health Network Grant

**Old Business**

- 12-19** Derry Police Patrolman's Association, NEPBA Local #38, Collective Bargaining Agreement

No Discussion

Move that the Derry Town Council approve the collective bargaining agreement between the Town of Derry and the Police Patrolman's Association, NEPBA Local #38, from February 26, 2012 to June 30, 2015 and authorize the Town Administrator to sign the agreement on behalf of the Town of Derry. Motion by: Councilor Wetherbee, seconded by Councilor Milz. *(No vote taken at this time)*

*Councilor Fairbanks requested that the Council wait for Councilor Coyle to arrive.  
Moved to new Business.*

## **New Business**

### **12-23 NH Highway Safety Agency Grant for seat belt enforcement**

Chief Garone explained the NH Highway Safety Agency grant in the amount of \$3,750.00 for patrolman to enforce. This does not include the time cost of a patrol car.

**Move to grant authority to the Town Administrator, John Anderson, to apply for and accept on behalf of the Town, grant funds associated with the NH Highway Safety project titled Derry "Join the New Hampshire Clique" Seat Belt Campaign and to execute on behalf of the Town all contracts or documents associated. Motion by: Councilor Milz, seconded by Councilor Chirichiello.**

**Vote: 5-0-1 (Benson abstained)**

Chairman Benson requested to vote on Item #12-19 as he tried to reach Councilor Coyle by phone and Councilor Coyle was not available.

**Move that the Derry Town Council approve the collective bargaining agreement between the Town of Derry and the Police Patrolman's Association, NEPBA Local #38, from February 26, 2012 to June 30, 2015 and authorize the Town Administrator to sign the agreement on behalf of the Town of Derry. Motion by: Councilor Wetherbee, seconded by Councilor Milz.**

**Vote: 5-1-0 (Fairbanks)**

### **Motion to adjourn into workshop 6-0-0**

Mr. Dimmock wished to speak. It was explained that there was no public forum during this meeting. Chairman Benson will speak to Mr. Dimmock afterwards.

## **WORKSHOP** **Derry Downtown Committee**

Presenter: Gordon Graham, Chairman

Members present: Tom and Mary Hankins, Bob Kavana, Mike Gendron, Dave Nelson, Beverly Ferrante and Joan Bostwick

Mr. Graham gave a brief history of prior committees that have worked on the downtown area and have reviewed all studies that the town has done over the years. They would like to create a merchants group with the folks that work in the downtown.

Tonight Mr. Graham focused on parking and the possibilities of the Abbott Court lot.

Mr. Graham referred to the March 24, 2011 report to the Town Council and talked about ideas that would be advantageous to the town. Establish an Economic Development Fund that would provide for improvements with plans to achieve the upgrades. This is a very valid goal for this fund. The Abbott Court property has such an opportunity to share in the vision of this property. The Town has to identify the key Components to entice business. He reviewed the Arnett Group vision – Plan D.

Dave Nelson explained why they are working on the plan now even though the economy is still slow. The committee would like to make a plan now even if it stays on the shelf for a while this way the Town is ready for when the economy turns around.

Mike Gendron would like the Town Council to "buy into this plan". Let us begin.

Joan Bostwick stated she would also like the Council to look into this plan.

Beverly Ferrante said that Derry is a giving town with many activities. We need to market it.

Councilor Chirichiello questioned the zoning in this area. George Sioras replied stating that this is a central business district. He feels the Zoning Board and Planning board have done a master plan and we all need to be on the same page.

Councilor Wetherbee doesn't see anything on this list that can't be done but it may not come true. There needs to be a public/private partnership. We, as a Town, are in a good position and there are some options available. Councilor Wetherbee asked what the next steps are that need to be taken?

Councilor Milz stated he recalled on these options you could only take on was one plan. Option D was chosen and is the most expensive. He suggested taking the four options and sync them. Councilor Milz stated he isn't sure who they would want to take charge with this project.

Mr. Graham wanted it clear that they aren't encouraging the Council to build anything that is not supported. They would like the Council to identify the kind of structures that can be built.

Chairman Benson suggested that the town get the inventory of the area and identify what is necessary to develop this area. After all of the information is collected, then put out an RFP to see what others may have as a vision to develop the area and see if there is interest there. The Town owns this land.

Ideas were shared on how to begin and the vision, planning, and how to continue the discussion at a later date.

Councilor Wetherbee would like a staff task force to get these answers.

Councilor Olbricht feels the town should have a real estate partner added to the mix. The Town Administrator could look at how to bring this information to the Council.

Mr. Anderson stated he would rely upon George Sioras as he has been here for 28 years. He would like to keep the committees input. These conversations have been started with the business owner's downtown. There is a total of \$52,000 in the next year's budget not slated for anything at this time; this is not a lot to fund anything. You have to get the right infrastructure downtown. We need to bring foot traffic downtown and use the Opera House as a way to get people downtown.

Al Dimmock, High St – doesn't have any objection to the proposal. There was a mention of the building on the corner of Birch and Broadway they have been through the Zoning Board because of financing. Mr. Dimmock questioned hearing that Southern NH Planning having money to use.

George Sioras stated they have block grants and will look into it.

Mr. Graham stated their committee could assist in finding answers and information. Like the Zoning and Master Plan.

David Nelson asked about the Community Block Grant. George Sioras stated that it is given to different areas. It's a dwindling fund.

Employment and different types of business were discussed as part of what the town and committee are looking for. Rte. 93 widening would give Southern NH an edge.

There was discussion of a Master Plan just for this area.

Chairman Benson was pleased with the discussion that took place in regards to this area of the town. Short term there is no benefit to the people of the town but in long term it could be very important.

Dave Nelson gave a brief run down on the activities of the Opera House  
The Opera House has developed a business plan. They are trying to navigate to bring in a variety of functions; however we need to have a whole eco system downtown.

Councilor Wetherbee asked to keep the communication open for assistance from the Town Council.

(Councilor Fairbanks left the workshop @ 8:05p.m.)  
(Councilor Coyle arrived @ 8:30 p.m.)

**Adjournment 9:20 p.m.**

**Recording Clerk: Mark Jesionowski**  
**Transcription: Denise E Neale, Town Clerk**  
**Reviewed by: John P Anderson, Town Administrator**