

Fracestown Board of Selectmen

Meeting Minutes

June 4, 2012

Proposed Minutes

Meeting called to order at 6:30 PM

Betsy Hardwick, Abigail Arnold, Scott Carbee in attendance, and Christine Lavery (taking minutes)

Jeff Earls introduced himself from Cross Country Appraisal, the Towns Appraisal Company. He discussed the PSNH property tax appeal and told the BOS that there are five methods that can be used for assessing utility properties. Jeff noted that the "unit method" is being used by PSNH to arrive at their assessed value which is one of the methods that had never been accepted as a legitimate method.

Jeff Earls identified the options the town could take; go into litigation with 40 other clients, which spreads the cost estimated to be \$3,000 – 5000. George "Skip" Sansoucy would be lead counsel, Jeff called him the "Utility Guru"; or, we could use his services, hire our own lawyers, or accept the assessment from PSNH, which would be a decrease in taxes of \$27,276 per year.

BOS agreed to discuss their options.

Bridge Permit

BOS reviewed the new "Permit to Exceed Posted Bridge Weight Limits". Scott Carbee made a motion to accept the new permit; A. Arnold seconded it; all were in favor to adopt the new permit.

Annex Roof Proposals

The four (4) proposals for the Annex New Roof were opened by the BOS and read aloud:

- | | | |
|------------------------------|--------------|-----------|
| ▪ Mill Village Renovations | Fracestown | \$8275.00 |
| ▪ RW Clark construction | Peterborough | \$7823.00 |
| ▪ Crotched Mountain Builders | Fracestown | \$7800.00 |
| ▪ Manchester Roofing Company | Bedford | \$8016.00 |

BOS agreed to review each proposal before awarding the job.

Correspondence

BOS reviewed a request received from Alan Thulander to hold a barbecue for approximately 150 people in honor of the Fire Departments 75th anniversary. They also plan to dedicate the Francestown Heritage Museum to the town officially. BOS asked Administrative Assistant to write a thank you note.

Copy of letter from Barton Mayor to Nancy Hibbard, Library Trustee approving of their current policies.

Comments and Discussions

Lisa Bourbeau, resident on Bible Hill Road notified the selectmen of excessive water drainage from the town road on to her property. She noted it had become worse after the town construction in 2009 when they removed the culvert and the swale in the road. The BOS agreed to set up an appointment with the road agent to go to Lisa's property and visibly review the problems.

Town Building on East Road

Scott Carbee noted that before the building can be burned, all the contents have to be emptied from the building. Scott C. has coordinated with the House of Corrections to have the prisoner's empty out the building. Scott is also pricing a roll-off dumpster for the clean out.

Carbee is looking into pricing to have the trees cut around the building before the burn. He also called Francestown Sand & Gravel to price the clean-up after the burn.

Carbee will report back to the Board when he gets all his pricing.

BOS Signing

The BOS signed payroll manifests for w/e 5/26, and previously approved 5/21.

Also approved and signed accounts payable manifests, a building permit for Map 5, Lot 37

Signed Septage Agreement with the Town Of Allentown, NH

BOS signed request to Trustee for funds allocated in article 6 of the 2012 Town Warrant

Non-Tax Dependent Amendment to the town's Flexible Benefits Plan to be signed at a later date; A. Arnold wanted to review it.

BOS reviewed Timber Tax Bills; Timber Warrants need to be printed and Boothby tax needs to be recalculated. Jones bill needs to be corrected.

Miscellaneous

Abigail Arnold asked the Administrative Assistant on her progress with the review and compilation of the spreadsheets to be sent to NHRS regarding the overages reported on base gross pay for retirement funding. Both spreadsheets had been completed and submitted to NHRS for reimbursement.

Arnold also asked the Administrative Assistant about the current use work to be done by Jim Rice, Assessor. The Administrative Assistant said, that after speaking with Jim, the town has enough funds left in the budget so Cross Country Appraisal can complete the current use update.

Meeting adjourned at 7:35pm

Approved on July 30, 2012

Board of Selectmen Chair Betsy Hardwick

Selectman Scott Carbee

Selectperson Abigail Arnold