

I. CALL TO ORDER at 6:30 pm in the basement meeting room at the Fremont Town Hall. Present were Selectmen Gene Cordes, Roger Barham and Neal Janvrin; Town Administrator Heidi Carlson, Rick Pinder and Matt Pitkin. All rose for the Pledge of Allegiance.

Selectmen took up their meeting with Matt Pitkin of KP Electric, who they had asked to meet with to review the basement renovations and his contract to do the electrical work. Pitkin was updated regarding the Board's progress and the current RFP for the balance of the renovation work, and said he believes a meeting with the General Contractor, once chosen, and other subs, is a great idea and that he could attend such a meeting.

He said that once everything framed and ready, they can do the rough work with 1-2 weeks notice. The Town needs to decide the type and style of lighting and make those decisions also with lead time ahead, so they can get ordered in a timely fashion.

The Board thanked Matt Pitkin for his time and he left at 6:45 pm. Rick Pinder shared a bit more information on scheduling and that he had met with another contractor this week. Carlson and Pinder had both fielded some phone calls with other interest in the project. Pinder left the meeting a few minutes later.

II. ANNOUNCEMENTS

1. There are no delays in trash and recycling collections during the President's Day Holiday week.
2. Building Inspector hours are Monday and Tuesday 8:00 to 10:00 am and 12:30 to 2:00 pm; and Wednesday 10:00 am to 12 noon and 5:00 to 7:00 pm and otherwise by appointment.
3. Candidates Night will be held on Wednesday March 8, 2017 at 6:00 pm at the Fremont Public Library.
4. Town and School District elections and Warrant Article voting will take place on Tuesday March 14, 2017 at Ellis School. Polls are open 7:00 am to 8:00 pm. The last day to register to vote, prior to Election Day is Saturday March 4, 2017 with the Supervisor of the Checklist, who will meet at the Library from 11:00 to 11:30 am.

III. LIAISON REPORTS

02/21/2017 Energy Committee – Cordes reported that the full Committee met last night and regrouped after not having met for several months. All of the members left the meeting with a task listing. The next meeting is March 21, 2017. Their schedule is generally the third Tuesday of the month at the Town Hall.

Carlson inquired about the Committee's thoughts and status of the electricity repurchase agreement. There was some discussion about current electric pricing and the process moving forward. The School District also needs to be contacted to ensure they want to again participate with the Town in this endeavor.

IV. APPROVAL OF MINUTES

Janvrin moved to approve the minutes of 16 February 2017. Barham seconded and the vote was unanimously approved 3-0.

Barham moved to approve the minutes of 18 February 2017 (site meeting for Town Hall renovation project) as most recently revised. Janvrin seconded and the vote was unanimously approved 3-0.

V. SCHEDULED AGENDA ITEMS

6:45 pm Public Input - none

VI. OLD BUSINESS

1. Selectmen had taken the March Newsletter to review at last week's meeting. Janvrin moved to approve it as written. Barham seconded and the vote was approved 3-0.

Tom O'Brien came in to the meeting at 6:50 pm.

2. Selectmen discussed acceptance of \$1,416.68 from Eversource for an HVAC Rebate Program in accordance with NH RSA 31:95-b to be expended toward the Town Hall Renovation project. The Board first discussed this two weeks ago when the check was received. Bob Meade had completed this rebate application for the condensers and energy efficiency upgrades in conjunction with the Town Hall renovations. At the time of submission it was not known that the Town would actually receive any funds, as funding depends on what is available at any given time.

Now that the Town has received the money, the Board placed this item on a published agenda in accordance with NH RSA 31:95-b, a portion of which reads:

NH RSA 31:95-b Appropriation for Funds Made Available During Year. –

III (b) The Board of Selectmen may establish the amount of unanticipated funds required for notice under this subparagraph, provided such amount is less than \$10,000. For unanticipated moneys in an amount less than such amount, the Board of Selectmen shall post notice of the funds in the agenda and shall include notice in the minutes of the Board of Selectmen meeting in which such moneys are discussed. The acceptance of unanticipated moneys under this subparagraph shall be made in public session of any regular Board of Selectmen meeting.

IV. Action to be taken under this section shall:

(a) Not require the expenditure of other town or village district funds except those funds lawfully appropriated for the same purpose; and

(b) Be exempt from all provisions of RSA 32 relative to limitation and expenditure of town or village district moneys.

As stated two weeks ago, the Board felt that this money should go back to the budget as an offset to the general fund expenses of the Town Hall renovations. With no further discussion, Barham moved to accept and expend the sum of \$1,416.68 from Eversource in energy rebates associated with the new heating system, for the Town Hall renovation project. Janvrin seconded and the vote was unanimously approved.

3. Selectmen had reviewed the current expense worksheet from last week. There are no unusual expenses for discussion. There was mention of the month of February high winter expense due to the extreme number of storms. Selectmen are not overly concerned, as it is winter.

4. Selectmen signed the Town's Health Officer appointment form for Rick Foye as voted last week. This will be forwarded to the Town Clerk to have Foye sworn in.

VII. NEW BUSINESS

1. Barham moved to approve the payroll manifest totaling \$23,415.91 for the week of 24 February 2017. Janvrin seconded and the vote was approved 3-0. Janvrin then moved to approve the accounts payable manifest totaling \$20,675.26 for the current week dated 24 February 2017. Barham seconded and the vote was approved 3-0

At 7:00 pm Tom O'Brien came to the table to discuss with the Selectmen a full member appointment to the Planning Board. He has enjoyed learning and filling the role of Alternate and has been recommended by the Planning Board to come forward to fill the recently vacated full member seat previously held by Leon Holmes Sr.

Cordes outlined general information with regard to citizen's participating in Boards and committees relative to their personal experiences and opinions, and that all work hard to keep those things out of professional discussions and votes. O'Brien said he clearly understood these boundaries and wanted to move forward with the Board as a full member. With no further discussion, Barham moved to appoint Thomas O'Brien as a full Planning Board Member to fulfill the unexpired term of Leon F Holmes Sr through March 2018. Janvrin seconded and the vote was approved 3-0.

O'Brien then asked for a few minutes of the Board's time as a citizen and local business owner, relative to the Cooperage site, where his café is located. He said he was asked by the other condo owners to look into the history of the sign placement approved as part of the Site Plan Review for Coopers Corner. He had previously spoken with Bob Meade about it, and there was some confusion about locations.

Two sign areas had been discussed, and the one closest to the water tower is within part of the NH DOT Route 107 right-of-way, and not eligible for sign placement. The other location as shown on the approved site plan (copy of that section submitted for review and discussion) is at the corner of Unit 3 on parcel 03-037.000 (first condo units on left when entering Spaulding Road from Main Street).

Chuck Minasalli and others own the units on this site, including Gary Waters and Tom Nisbet. There was discussion that the owner(s) of the easement rights would make an application to include the details of the proposed sign, to the Building Inspector. The sign easement area is an approximately 14 x 24 feet and near the intersection of Spaulding Road and main Street.

O'Brien said in response to Board questions, that the area is doing well and generating business. They do look forward to the increased visibility once they have the sign constructed out at Route 107.

O'Brien was thanked for his time with the Planning Board and advised to check in with the Town Clerk in the next couple of days to be sworn in. He left the meeting at 7:18 pm.

2. Members reviewed a FCTV Revolving Fund Manifest 2017-5 in the amount of \$366.02 to reimburse the General Fund for February 2017 FCTV payroll. Motion was made by Barham and seconded by Janvrin to approve the manifest of \$366.02. The vote was approved 3-0.

3. Selectmen reviewed and discussed the folder of incoming correspondence.

Within the mail file was a Plan Comment Sheet for the ZBA hearing to be held next Tuesday for the Currier application for a variance on parcel 01-048.006. Carlson located the plans in the Planning Office and Selectmen reviewed the proposal. Their comments included concerns about wetlands and carving this new lot out around the existing subdivision that the owner did previously. The problem of lack of frontage was created when the owner did the prior seven-lot subdivision. Additionally the Board expressed long-term driveway access that is completely over the land of another, the house numbering

will change to “rear” numbers or unit numbers due to the driveway configuration, for safety reasons, and the Board recommended review of all the conditions previously granted by the Planning Board (and ZBA if applicable) from the last subdivision of the parent parcel.

The Comment Sheet will be returned to the ZBA and the Board asked for additional time to review these forms in the future, as this was not circulated timely from receipt of the application. Carlson will talk to Casey Wolfe about this.

4. Selectmen discussed the schedule of coverage for Election Day, March 14th, at the Polls. Cordes and Janvrin have taken the day off from work to attend. Barham explained a conflict he has and will be there before and after his commitment.

VIII. WORKS IN PROGRESS

The Town Hall Basement Renovation Project is out to bid and contractors have been in touch to see, or revisit, the area and make measurements, etc.

IX. NON-PUBLIC SESSION NH RSA 91-A

At 7:43 pm motion was made by Janvrin to enter non-public session pursuant to NH RSA 91-A:3 II (c) to discuss a personnel matter. Barham seconded and the vote was unanimously approved after a roll call vote: Cordes – yes; Janvrin – yes; Barham – yes.

At 7:58 pm motion was made by Janvrin to return to public session. Barham seconded and the vote was approved 3-0 by roll call vote: Cordes – yes; Janvrin – yes; Barham – yes.

Cordes noted that Derek Franek resigned effective this week, as an officer of the Fremont Police Department. The Board asked that a letter be drafted to him to thank him for his years of service to the Department.

Selectmen then met with Library Trustees John Hennelly, Suzanne Wicks and Cheryl Rowell to discuss the results of the wage study recently completed by MRI.

Cordes outlined the history of the wage study and what the Town was hoping to accomplish with it. Hennelly asked what the Selectmen’s plans were in terms of the information. Cordes replied that if it had been available at the time of the budget process, the Board would have included it in the request put forward in budget planning, but will look at it again in another budget year, or see if there is any money in other budgets as the year progresses, to make any of the adjustments recommended.

Trustees added that the Library is growing and they have seen circulation growing by 40% in the past two years. They also feel they need additional hours to cover the growth and expansion of programming. Barham suggested use the next six months to evaluation where they are in terms of needs and scheduling, and use the information for planning purposes in the 2018 budget.

Selectmen then asked about use of the community room, reiterating that as the Town Hall basement renovations progress, the use of the Library meeting space may be more in demand to hold the Board and Committee meetings. This space is at a premium and planning ahead is critical to having meetings take place efficiently. Trustees said that the calendar is overseen day to day by Library staff and that is the best way to plan events and meetings.

Approved 03/02/2017

Trustees thanked the Board for their time, and they went to talk with Bruce White about a potential taping session to provide additional information about Warrant Article 8 for the Bookmobile.

The next regular Board meeting will be a work session, to be held on Thursday March 2, 2017 at 6:30 pm.

IX. ADJOURNMENT – by 9:00 pm

With no further business to come before the Board, motion was made by Janvrin to adjourn the meeting at 8:40 pm. Barham seconded and the vote was approved 3-0.

Respectfully submitted,

Heidi Carlson
Town Administrator