

APPROVED

BOARD OF SELECTMEN'S MEETING

NOVEMBER 4, 1996

7:30 P.M. - MUNICIPAL OFFICE BUILDING - HANOVER, NH

The meeting of the Board of Selectmen was called to order at 7:30 p.m. by the Chairman, Marilyn W. Black. Present were: Marilyn W. Black, Chairman; Katherine S. Connolly; Dorothy King; Brian Walsh; Julia Griffin, Town Manager; and members of the public.

Ms. Black announced that this meeting was being taped by CATV 6 and that assistive listening devices were available for anyone who wished to use them.

1. PUBLIC COMMENT

Nina Banwell commented that she had walked on Corey Road recently and noted that the bridge on Corey Road appeared to be accessible by any vehicle. She noted that use by heavy vehicles would be inappropriate for the bridge, and wondered if a sign could be posted to warn people regarding the bridge. Ms. Banwell also asked whether something could be done to preserve or earmark the bridge as an historic structure.

Ms. Black responded that it is a beautiful original stone arch bridge which should be earmarked as an historic structure. She also stated that the Board will look into the matter of posting a sign.

Nan King asked if the Town is responsible for repairing or maintaining the bridge. Ms. Black responded that the bridge does not need repair at this time, but if it were declared an historic marker then it could be maintained by the Town.

2. PUBLIC HEARING AND ACTION ON PROPOSED AMENDMENTS TO REGULATION OF PUBLIC LAND ORDINANCE AND PRIVATE CONSTRUCTION ON CLASS VI HIGHWAYS ORDINANCE

Ms. Black stated that proposed Ordinance #20 and Ordinance #4 provide for abutter notification prior to any action or work taking place, and that any objections be made known to the Town Manager. The matter will then come before a selectmen's meeting before a permit can be issued.

Nina Banwell asked for clarification of the relationship between Class VI highways and the Conservation Commission.

Ms. Black responded that the Conservation Commission handles trail easements as well as Class VI highways, and therefore also has jurisdiction over matters other than Class VI highways.

2. PUBLIC HEARING AND ACTION ON PROPOSED AMENDMENTS TO REGULATION OF PUBLIC LAND ORDINANCE AND PRIVATE CONSTRUCTION ON CLASS VI HIGHWAYS ORDINANCE (Continued)

Mrs. Nan King suggested it would be helpful to have a more specific definition of how wide a trail should be on a Class VI highway and what work could be done that could be considered "maintenance".

Ms. Black stated that the Town is currently working under a 25' easement, with 12' cleared. However, due to obstacles such as fences, streams, etc., the width of the trail may vary according to the terrain.

Ms. Banwell suggested that in proposed Ordinance #20 and proposed Ordinance #4, the sentence that currently reads "The Selectmen will provide an opportunity for input as to the application," be revised to read "The Selectmen will provide an opportunity for public comment as to the application." The Selectmen agreed to this revision.

Mr. Walsh MADE THE MOTION that the Board of Selectmen approve the proposed amendments to Regulation of Public Land Ordinance and Private Construction on Class VI Highways Ordinance. Ms. King SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO APPROVE THE PROPOSED AMENDMENTS TO REGULATION OF PUBLIC LAND ORDINANCE AND PRIVATE CONSTRUCTION ON CLASS VI HIGHWAYS ORDINANCE.

3. APPROVAL AND ACCEPTANCE OF THE TUXBURY EASEMENT DEED

Ms. Black explained that the Tuxbury easement is a 25' wide public trail easement with restrictions that it shall be used only for travel by foot, skis, or snowshoes, and all motorized and/or wheeled vehicles and horses shall be excluded from the trail. There is also no camping or fires allowed, and no disposal of rubbish or waste.

Ms. Connolly noted that Hanover Center Road would serve as access to this piece of land.

Helen LaCoss commented that at the end of the ordinance regulating public lands there is a list of lands which does not appear to be up to date. She wondered if this kind of easement would be included on that list.

Ms. Griffin indicated that she would look into the matter of how frequently the list is updated.

Ms. Connolly stated that a more comprehensive list exists in one of the committees to the master plan.

3. APPROVAL AND ACCEPTANCE OF THE TUXBURY EASEMENT DEED (Continued)

Mr. Walsh MADE THE MOTION that the Board of Selectmen approve and accept the Tuxbury Easement Deed. Ms. King SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO APPROVE AND ACCEPT THE TUXBURY EASEMENT DEED.

4. DISCUSSION RE: PROPOSED BANNER POLICY

The Board of Selectmen agreed to table this agenda item until a future meeting when Mr. Nelson is present.

5. ADMINISTRATIVE REPORT

Ms. Griffin reported on the status of the Fleet parking deck. She stated that the Town is in a position to renew the lease and that she had discussed with the Parking and Transportation Board the merits of doing so. Ms. Griffin stated that prior to the termination of the current lease, the Town is paying \$40 per space per month for the 32 spaces. The spaces are generating approximately \$14 per space per month in revenue between meters and fines, which is significantly lower than the average revenue generated for most downtown parking meters. She suggested that the low utilization may be due to the steepness of the ramp to the parking deck, making availability of parking spaces not easily visible, as well as the general condition of the deck and the lack of effective signage.

Ms. Griffin stated that she had spoken with David Clem who represents Lyme Associates, the owner of the Fleet Bank building and the parking deck. The owners are looking to substantially increase the rent per space to \$75 per month.

Ms. Griffin indicated that an option may be to discuss with Dartmouth College the possibility of utilizing the surface lot next to Hanover Park which the College will acquire. The lot has a lease which exists until the end of September, 1997, at which point it will become available. Ms. Griffin noted that there may be a potential for utilizing the lot on Lebanon Street next to Hanover Park for public parking, and have the deck revert to lease parking. She indicated that the utilization of the deck would be higher if it were leased privately. She noted that she could discuss renewing the lease for one year at the best price, with the understanding that a year from now there would be a possibility of utilizing the Lebanon Street lot. Ms. Griffin stated that the renewal of the lease would be effective approximately the first of December.

Mr. Walsh asked what a typical space in the lot behind Town Hall would generate. Ms. Griffin answered that it would generate approximately \$60 per month in revenue in meters and fines.

5. ADMINISTRATIVE REPORT (Continued)

Mr. Walsh noted that there appears to be a need in Town for parking for those people whose businesses require travel during the day, who may be good candidates for leasing spaces which would also take pressure of Main Street parking.

Ms. Connolly stated that if the Town were to continue to lease the lot and sublease the spaces, she would prefer to have the Town act as the leasing agent as there is a often a list of people looking for leased space. She suggested that further discussion of this subject be postponed until more information could be obtained regarding the amounts paid for the Town's current rental lots.

Ms. Griffin indicated that she would have that information available for the next Board of Selectmen's meeting.

6. SELECTMEN'S REPORTS

Ms. King

Ms. King had nothing to report.

Mr. Walsh

Mr. Walsh proposed to the Board that a new parking facilities task force be organized. He stated that the previous task force had consisted of two members from the Improvement Society, two members from the College, two members from the Chamber of Commerce, two members from the Parking and Transportation Board and an unaffiliated chairman. He asked the Board to determine whether this is the correct composition for the task force, and to suggest individuals who might be interested in serving on the task force. Mr. Walsh suggested that the task force should also include a member from the planning board. He noted that he had talked with someone who might be a good chairman who is not affiliated with the downtown business community, and who has a strong finance background.

Ms. Connolly

Ms. Connolly reported that the Planning Board met recently to discuss procedures with Walter Mitchell, and also allowed the Water Company's site plan review to be waived.

6. SELECTMEN'S REPORTS (Continued)

Ms. Black

Ms. Black reported that she had received a call from an interested citizen regarding the need for an ad hoc committee made up of representatives from the Town, the School and private citizens to review all matters coming before the Town including the Howe Library expansion possibility, high school expansion possibility, Senior Center, and the managed parking lot, to take an overview and prioritize matters to ensure they do not all come forth at the same time.

Mr. Walsh commented that, other than the school issues, in some ways he felt that is the Board's job, and questioned what the charter would be to such a group. He suggested that the issues might be addressed in a set of public hearings or a work session.

Ms. Black suggested that the Town talk with the School Board to set up joint meetings to talk about matters.

The Selectmen agreed to give to Ms. Griffin by November 13th their lists of objectives and lists of upcoming capital projects which will be discussed at the next Board of Selectmen's meeting on November 18th.

7. APPROVAL OF THE FOLLOWING MINUTES: OCTOBER 21, 1996

After a brief discussion, Ms. Connolly MADE THE MOTION to approve the minutes of the Board of Selectmen's meeting of October 21, 1996, as amended. Mr. Walsh SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO APPROVE THE MINUTES OF THE BOARD OF SELECTMEN'S MEETING OF OCTOBER 21, 1996, AS AMENDED.

8. OTHER BUSINESS

The Board agreed to present a Tip of the Hat award to Rod Forward and Raymond Swift for their work with the 1996 Plow Rally.

9. ADJOURNMENT

Mr. Walsh MADE THE MOTION to adjourn the meeting of the Board of Selectmen. Ms. Connolly SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO ADJOURN THE MEETING OF THE BOARD OF SELECTMEN.

9. ADJOURNMENT (Continued)

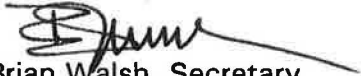
Mr. Walsh MADE THE MOTION that the Board of Selectmen go to a non-public session to discuss a matter which may affect the reputation of an individual. Ms. Connolly SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO GO TO A NON-PUBLIC SESSION TO DISCUSS A MATTER WHICH MAY AFFECT THE REPUTATION OF AN INDIVIDUAL.

The meeting was adjourned at 8:25 p.m.

SUMMARY

1. Mr. Walsh MADE THE MOTION that the Board of Selectmen approve the proposed amendments to Regulation of Public Land Ordinance and Private Construction on Class VI Highways Ordinance. Ms. King SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO APPROVE THE PROPOSED AMENDMENTS TO REGULATION OF PUBLIC LAND ORDINANCE AND PRIVATE CONSTRUCTION ON CLASS VI HIGHWAYS ORDINANCE.
2. Mr. Walsh MADE THE MOTION that the Board of Selectmen approve and accept the Tuxbury Easement Deed. Ms. King SECONDED THE MOTION and the Board of Selectmen VOTED UNANIMOUSLY TO APPROVE AND ACCEPT THE TUXBURY EASEMENT DEED.
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Respectfully submitted,


Brian Walsh, Secretary

These minutes were taken and transcribed by Nancy A. Richards.