

Official

TOWN COUNCIL MINUTES Regular Meeting Wednesday, April 11, 2007

CALL TO ORDER: Chairman G. Longfellow called the meeting to order at 6:30 pm.

PRESENT: Michael DiBitetto, James Gorton, Jason Hyde, Mike Jolin, Paul Loiselle, David Ross (arrived at 6:40 pm), Patricia Rueppel, Stuart Werksman, Chairman George Longfellow, David Jodoin (Town Administrator)

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES:

March 28, 2007 – *P. Loiselle moved to approve the March 28, 2007 minutes as amended. Motion seconded by S. Werksman. Motion carried unanimously.*

NOMINATIONS/APPOINTMENTS:

Available Positions:

Building Board of Appeals, Fill-in Full Member, exp. 6/2009

Conservation Commission, Fill-in Alt. Members, exp. 6/2008

Heritage Commission

J. Gorton moved to appoint David Bernard as a fill-in alternate member of the Heritage Commission, exp. 6/2008. Motion seconded by S. Werksman. Motion carried unanimously.

SCHEDULED APPOINTMENTS:

Public Hearing, Manchester Water Works Franchise Limits Extension

Chairman G. Longfellow opened the public hearing at 7:00 pm.

Guy Chabot, Water Distribution Administrator for Manchester Water Works introduced himself.

G. Chabot: We sent a request to review a proposal to extend our franchise limits in Hooksett. It's for a 94-lot subdivision (Beaver Brook) line between Londonderry Turnpike and Jacob Avenue. We currently have franchise to half of the subdivision, which was approved back in 1987. The developer requested for Manchester Water Works to extend their franchise to include the entire subdivision from North Point Drive all the way to Jacob Avenue. He asked for the Council to approve the franchise extension.

P. Loiselle: Has this been reviewed by the Hooksett Water Precinct? Do they have any interest in serving any part of these areas?

Chairman G. Longfellow: They are not close enough.

G. Chabot: The closest water service is Pennichuck Water Works.

J. Hyde: Who pays for the road reconstruction associated with the extension?

G. Chabot: Whoever requested for the extension pays for the road construction.

Chairman G. Longfellow closed the public hearing at 7:12 pm.

Council consensus was to vote on the matter at the next meeting on April 25th.

Public Hearing, Donation Acceptance per RSA 31:95(b)

The Hooksett-ites Happy Helpers made a donation to the Fire Department in the amount of \$11,998 for physical fitness equipments.

Chairman G. Longfellow opened the public hearing at 7:15 pm.

Bernadette Chevrette, Hooksett-ites Happy Helpers asked the Council to accept the donation in the form of physical fitness equipments.

Chief Michael Williams thanked the Hooksett-ites Happy Helpers for the donation.

Chairman G. Longfellow closed the public hearing at 7:19 pm.

S. Werksman moved to accept the equipment with a value of \$11,998 per RSA 31:95(b). Motion seconded by P. Loiselle. Roll call vote carried unanimously.

OLD BUSINESS:

Cabela's

D. Jodoin informed the Council he received confirmation from Cabela's that \$50,000 has been wired to the Town's account. The money will be deposited in an escrow account to pay for legal expenses. He is in the process of gathering information for the bond counsel (David Barnes) and the consultant (Marc Hughes). A conference call between the Town Administrator, Atty. Barnes and Mr. Hughes should be scheduled in a week to start the discussion on how to move forward. Representatives from Cabela's would be brought into the discussion at some point.

The Town Counsel approved the escrow agreement. The Council authorized accepting the \$50,000 for escrow and hiring the legal team.

P. Rueppel: What's going on between Cabela's and the State? Do you have any updates?

D. Jodoin: The Pallazzi site access issue has been resolved and the dollar amount has been determined. They agreed on a little over \$1 million. The access properties and the additional surplus properties are now being appraised.

P. Rueppel: There's a rumor that the State does not want to sell Division 5 to Cabela's. Have you heard that?

D. Jodoin: I haven't heard anything definite. I know that's been going back and forth. Originally, they thought of moving their location to Merrimack or Bedford and combining their services down there. There were some talks a long time ago to try to consolidate services. That was a while ago. The State would let the Town know which parcels they would sell based on the appraisals.

J. Hyde: When do you need the Council to make a decision on what to recommend to the consultant and the lawyer?

D. Jodoin: They could come back with different scenarios and explain it to the Council. This will be a lengthy preliminary process. The TIF documents have to be done, as well as the districting plan. The only steps that are done so far are the TIF District boundaries and the bonding issues. This is not going to be done in April.

Bayview Terrace/Ahlquist Property Shoreline Stabilization Bid

At the last meeting, the bid was awarded to Eastern Site Development at the request of the property owner Mr. Craig Ahlquist. D. Jodoin informed the Council that according to the Natural Resources Conservation Services, the bid must be awarded to the lowest responsible bidder as it involves the use of federal funds.

D. Ross moved to rescind the original vote to accept the bid from Eastern Site Development. Motion seconded by P. Loiselle.

D. Ross: I am thoroughly disgusted by the whole thing. I am going along with it because time is of the essence. Another example of this Town "bending over" as soon as a lawsuit is threatened.

Roll call vote carried unanimously.

D. Ross moved to accept the bid from J & R Industries in the amount of \$57,266. Motion seconded M. Jolin.

M. Jolin: This is a federal procurement bid and the federal procurement policy says you have to accept the lowest bid.

Roll call vote carried unanimously.

Amended Warrant Article

At the Deliberative Session held on Saturday, April 7th, the following warrant article was amended on the floor.

Article #14

To see if the Town will vote to raise and appropriate the sum of ~~\$60,000 (Sixty Thousand Dollars)~~ \$83,800 (Eighty-three Thousand, Eight Hundred Dollars) for salaries and benefits to be set aside in a merit wage pool for non union Town personnel. RECOMMENDED BY THE BUDGET COMMITTEE (8-0)

<u>Salaries</u>	<u>Taxes & Retirement</u>
\$45,000	\$15,000
\$69,800	\$14,000

D. Ross moved to recommend the amended warrant article. Motion seconded by P. Rueppel.

Roll Call:

M. DiBietto	Yes	D. Ross	Yes		
J. Gorton	Yes	P. Rueppel	Yes		
J. Hyde	No	S. Werksman	Yes		
M. Jolin	Yes	Chairman G. Longfellow	Yes	8-1	<u>Motion carried</u>
P. Loiselle	Yes				

NEW BUSINESS:

Citizen of the Year Proclamation

The reading of the proclamation was waived.

Hooksett Lion's Club will be honoring Carolyn Schroeder as the Citizen of the Year on May 19th, 2007.

M. DiBietto moved to adopt the proclamation. Motion seconded by P. Loiselle. Motion carried unanimously.

TOWN ADMINISTRATOR'S REPORT:

1. At a previous meeting, the Council started a discussion on Koffler/GID's offer to buy down the Letter of Credit for Exit 10 TIF District. The bond is a 10-year bond. According to the letter of intent, they have to keep the letter of credit for 7 years. There's only about 3 years left.

D. Ross: The TIF District is generating more revenue than what is required to pay down the bond, right?

D. Jodoin: Correct.

J. Hyde: We have the letter of credit, why not keep it? That way, if the place burns down to the ground we have the letter of credit to pay the bond.

J. Hyde moved to allow the letter of credit to stand for its entirety. Motion seconded by P. Rueppel.

M. DiBitetto: I think we have to get the figures first before we make a decision. Consider at least getting all the facts.

Discussion on the matter ensued.

M. DiBitetto moved to table the matter. Motion seconded by P. Loiseau. Motion carried unanimously.

2. The current Boston Post Cane holder Eva Bureau passed away on March 31st. She was 102 year old.
3. He received a request from Southern NH Planning Commission to extend the Wellhead Protection Plan Agreement through December 31st, 2007. He asked for a motion to sign the extension agreement.

M. Jolin moved to authorize the Chair to sign the extension agreement. Motion seconded by P. Loiseau. Roll call vote carried unanimously.

NON-PUBLIC SESSION:

S. Werksman moved at 8:30 pm to enter into "non-public" session under RSA 91-A: 2, I. (c) "Consultation with legal counsel." Motion seconded by P. Loiseau. Roll call vote carried unanimously.

The meeting reconvened at 9:00 pm.

P. Loiseau moved to enter into non-public session under RSA 91-A: 3, II. (a) "The dismissal, promotion or compensation of any public employee or the disciplining of such employee, or the investigation of any charges against him, unless the employee affected (1) has the right to a meeting and (2) requests that the meeting be open, in which case the request shall be granted." Motion seconded by M. DiBitetto. Roll call vote carried unanimously.

D. Ross moved to exit the non-public session. Motion seconded by M. Jolin. Roll call vote carried unanimously.

The Council made a statement that they voted to seal the minutes of the non-public session.

ADJOURNMENT:

The meeting was adjourned at 9:30 pm.

Respectfully submitted,

Evelyn F. Horn
Administrative Assistant

Jason M. Hyde
Town Council Secretary