

## Official

### **TOWN COUNCIL MINUTES Regular Meeting Wednesday, November 28, 2007**

**CALL TO ORDER:** Chairman P. Loiselle called the meeting to order at 6:30 pm.

**PRESENT:** David Dickson, William "Bill" Gahara, James Gorton, Jason Hyde, George Longfellow, David Ross, Patricia Rueppel (excused), Stuart Werksman (excused), Chairman Paul Loiselle, David Jodoin (Town Administrator)

#### **PLEDGE OF ALLEGIANCE**

#### **APPROVAL OF MINUTES:**

November 7, 2007 – ***G. Longfellow moved to approve the November 7, 2007 minutes as amended. Motion seconded by J. Gorton. Motion carried.*** D. Ross abstained, not present at the meeting

#### **PUBLIC INPUT:**

Kathie Northrup, Heritage Commission Chair: I'd like to request for the Council's approval to send the application to register the 1909 Steel Bridge, known as the Lilac Bridge in the State/National historic registry.

***D. Ross moved to authorize the Heritage Commission to send the application to register the 1909 Steel Bridge, known as the Lilac Bridge in the State/National historic registry. Motion seconded by J. Gorton. Roll call vote carried unanimously.***

#### **New Town Treasurer**

Christine Soucie, Finance Director introduced the new Town Treasurer, Mary Ellen Emmerling to the Council.

#### **NOMINATIONS/APPOINTMENTS:**

##### **Budget Committee Council Rep**

J. Hyde stated that due to family and work commitments he would not be able to attend all the meetings so he would have to resign as the Budget Committee Council Rep. It was decided that W. Gahara and D. Dickson would share the responsibilities with J. Hyde. D. Jodoin will provide them with a listing of all dates so that the three can coordinate their schedules so that someone will attend.

#### **SCHEDULED APPOINTMENTS:**

##### **Mountain View / South Bow Road Bond Release**

Dale Hemeon, Highway Manager stated that the project is complete. He requested to release the Mountain View/South Bow Road maintenance bond.

D. Ross: Who actually owns the cisterns? Who is responsible for maintenance?

D. Hemeon: The Fire Department owns the cisterns and the Town pays for maintenance.

***G. Longfellow moved to release the maintenance bond in the amount of \$29,286.16. Motion seconded by W. Gahara. Roll call vote carried unanimously.***

##### **Coastal Partners Site Plan Improvement Bond Release**

The Community Development Department received a recommendation from the Town Engineer to release the Coastal Partners Site Improvement bond in the amount of \$37,565.

***G. Longfellow moved to release the Coastal Partners Site Improvement Plan bond in the amount of \$37,565. Motion seconded by W. Gahara. Roll call vote carried unanimously.***

Public Hearing, Various Donations received for the Village School Renovation Fund (continued from 11/7/07)

Chairman P. Loiselle opened the public hearing at 7:41 pm.

D. Jodoin: We went out and tried to solicit donations from as many people as we could to help out with the Village School renovation. The following people were unable to attend this meeting.

- JR Ouellette / Springwood Homes donated a total of \$3,200 worth of lumber and framing.
- Alain and Doris St. Pierre / Ideal Masonry donated a fireproof safe worth \$5,000.
- Belettetes Lumber donated the sheetrock at cost and Ace Hardware in Hooksett is also donating the paint at cost. We don't have the final amounts yet for these two but I would still like to recognize them here tonight.

Daryl Dreffs represented SNHU, who put in the voice and data lines. The Town bought the supplies and SNHU donated the labor, which saved the Town approximately \$5,800.

James Levesque of Hooksett donated his services for electrical work. The Town paid for supplies and Mr. Levesque provided the labor, which saved the Town approximately \$3,000.

The Council thanked Mr. Dreffs and Mr. Levesque for their generous donations to the Town as well as the others who were unable to attend. They were presented with plaques of appreciation.

The public hearing was closed at 7:44 pm.

***G. Longfellow moved to accept the donations per RSA 31:95(b). Motion seconded by J. Gorton. Roll call vote carried unanimously.***

**OLD BUSINESS:**

Tax Relief Incentive District

At a previous meeting, Kathie Northrup, Heritage Commission Chair was asked to present a district boundary map to be adopted for RSA 79-E, Community Revitalization Tax Relief Incentive Program. The program was adopted on October 10, 2007.

K. Northrup presented the proposed boundary map, which included the Village area. She asked for the Council to accept/adopt the boundary map and to accept the Village area as a Local Historic District, only for the purpose of the tax relief incentive program.

D. Ross: Can alteration be made to the district once it's adopted?

K. Northrup: I don't see why not, if there was a petition and a logical reason for it. There is a provision to consider a historically important building but it has to be registered or at least eligible to register with the National Registry.

***D. Ross moved to accept the boundary map (attached) dated Nov. 15, 2007 (Tax Relief Incentive District) for the purpose of RSA 79-E. Motion seconded by G. Longfellow.***

**Roll Call:**

D. Dickson	Yes	G. Longfellow	Yes		
W. Gahara	Yes	D. Ross	Yes		
J. Gorton	Yes	Chairman P. Loiselle	Yes	6-1	<b><u>Motion carried.</u></b>
J. Hyde	No				

**D. Ross moved to designate the area (map) as “Tax Relief Incentive District” also known as “Local Historic District” only for the purpose of the program. Motion seconded by J. Gorton.**

**Roll Call:**

D. Dickson	Yes	G. Longfellow	Yes		
W. Gahara	Yes	D. Ross	Yes		
J. Gorton	Yes	Chairman P. Loiselle	Yes	6-1	<b><u>Motion carried.</u></b>
J. Hyde	No				

**Cabela’s**

No new updates.

**Employee Health and Dental Insurance**

D. Jodoin introduced the Town’s insurance consultant, William Bald of Melcher & Prescott to the Council.

W. Bald: There are eight options for the Town as a municipality. We put this out to bid. A couple of carriers declined to submit quotes. We were able to get some very good pricing thru the Local Government Center. They came through with under 1% rate increase this year. The trend in the market in NH is an average of 12.4% yearly increase. You can’t expect the same rate increase in the future. I recommend taking advantage of it this year. The base plan would be the same as the 4 plans the Town currently offers. Under my recommendations, I eliminated LGC’s Comp 1000 as no one is enrolled under the plan. I recommend keeping LGC’s Blue Choice 2-Tier and Mathew Thornton Blue, as they are the most popular plans in the program. There is no change to these plans with .1% rate increase. The third plan will be a high deductible health savings account (HSA). This is something new to offer to your employees. This would allow the younger and healthier employees the option to manage their own health expenses. It is tax deferred, money will continue to grow and it could be taken out anytime. This is the direction the market is going.

The Town pays 90% of premium amount under Blue Choice 2-Tier and will be paying 100% under HSA. The Town would still realize savings with the HSA plan. 100% of the savings would go back to the employees’ account.

D. Jodoin: The issue is whether the Council would be willing to fund some or all of the employees’ deductible if they selected the HSA plan.

Discussion on the matter ensued.

P. Loiselle asked who was involved with the workings of this study.

W. Bald stated D. Jodoin, C. Soucie, and Jodi Pinard.

D. Jodoin: The review committee (D. Jodoin, Christine Soucie and Jodi Pinard) went through the plan. I’d suggest signing the agreement now and moving forward with the HSA. Employees could attend the orientation process with Human Resources and decide which plan they’d like to sign onto.

**J. Gorton moved to authorize the Town Administrator to enter into agreement with LGC. Motion seconded by J. Hyde.**

J. Hyde: On the HSA plan, I would recommend giving 75% of the savings back to the employees instead of the full 100%.

J. Hyde moved to amend the motion to give 75% of the savings back to the employees. No second. The motion dies.

W. Bald: One of the benefits of having the high deductible health plan is it will improve the loss ratio going forward. Medical bills will be paid from the health savings account and not by the insurance company, which will help down the road.

D. Dickson: I think it's a good idea to offer the full 100% savings back to the employees. It will make them savvy and more responsible for their health costs. I also feel that this information that was provided is exceptional, thanks to all who participated.

**Roll call vote on the original motion to authorize the Town Administrator to enter into agreement with LGC carried unanimously.**

Lambert's Park Eagle Scout Project

G. Longfellow informed the Council that the project has been completed. The roof has been redone.

**TOWN ADMINISTRATOR'S REPORT:**

D. Jodoin informed the Council of the following:

1. He asked the Council Chair to sign the Citizens Bank authorization form to allow the new Treasurer, Mary Ellen Emmerling to conduct business on behalf of the Town.
2. He asked for an authorization to enter into an agreement with LGC to renew the property liability insurance for a year. LGC rates were quoted this year at 9% for each of the next three years. He informed LGC that he was looking to put the item out to bid next year and they quoted a one-year plan increase would be 25%. He discussed the situation with them and they would allow the Town to sign a one-year renewal at a 9% increase. They understand that he wants to ensure that prices are being shopped for the best plan and they feel that theirs is.

**D. Ross moved to authorize the Town Administrator to enter into an agreement with LGC to renew the property liability insurance for one year. Motion seconded by J. Gorton. Roll call vote carried unanimously.**

3. The Joint Loss Management Committee reviewed the Safety Center and came back with a list of items that need attention. One of the items on the list is the HVAC vents need to be cleaned. D. Jodoin stated that this request made in 2002 as well as in subsequent years and for some reason the expense was turned down. "I cannot say why because this pre-dated me." D. Jodoin will speak with the companies. He informed the Council that depending on what they find, the total cost could be anywhere from \$4,000 - \$15,000.

The Council discussed the subject of building maintenance. The Town owns a total of \$27 million worth of buildings with one part-time employee taking care of maintenance. Chairman Loisel stated that the Town needs a department or at least one full time employee just to take care of the building maintenance. Council consensus was to look into the matter at the next budget season.

4. Village School - All windows are in. All insulations are in. Things are proceeding as he and Chairman Loisel met with the General Contractor. Bids were placed for Plumbing work that is needed to make the bathrooms ADA accessible. Five bids were requested and one came back. Some responded that they had other jobs that they needed to complete. He asked for the Council to accept the bid on the plumbing from Hooksett Plumbing and Heating for \$13,500. Other work will be put to bid soon. The problem that is causing delays is that the Council only meets twice a month and with the upcoming Holidays, it will be down to about 1 per month.

Chairman Loisel suggested increasing the amount the Town Administrator is authorized to expend. Currently, he is authorized to expend up to \$7,500.

W. Gahara: I will even go as far as giving him full authority to approve all expenses on the Village School.

D. Ross: We can't replace our duties with a one-shot carte blanche decision. We can schedule periodic meetings for bids as we get them. We could waive the 3-bid rule and accept a bid or we can vote via e-mail.

Chairman Loiselle: We can't do it via e-mail. We need to have a quorum.

J. Gorton: Our Town Administrator has been acting as a good steward for the well being of the Town throughout this project. If he had been given carte blanche authorization to expend money, the Village School would be done by now.

Council consensus was for the Town Administrator to use his authority to expend up to \$7,500 and present bids at the next meeting on December 12<sup>th</sup> for all other work needed until the beginning of the year.

**D. Ross moved to waive the 3-bid rule. Motion seconded by W. Gahara. Motion carried unanimously.**

**D. Dickson moved to accept the bid from Hooksett Plumbing in the amount \$13,500. Motion seconded by D. Ross. Roll call vote carried unanimously.**

5. The Rowing Club contract will be on the next agenda. The contract has been reviewed by the legal counsel and sent to Amoskeag Rowing Club.

#### **SUB-COMMITTEE REPORTS:**

##### Recycling & Transfer Advisory Board

The board voted to pursue the automated trash pickup. The cost would be about \$1 million just to start.

##### ZBA

Omni Point is in the process of appealing the decision made by the ZBA where their application was denied. There were a number of proposed zoning changes being made but none of the members of the ZBA was informed of the changes. A lot of work needs to be done before the changes could be presented to the voters. Future workshops between the Planning and Zoning boards will be scheduled.

##### Police Commission

They presented a draft of the budget. They are working on bringing it down closer to \$2 million. They are eliminating a couple of support staff positions.

##### Budget Committee

They met at the Highway Department. D. Hemeon walked the committee through the building and mentioned the need for an addition or another building as they are running out of room. There was a discussion regarding procedures and RSA's not being followed by the School Department. They are looking for more money to complete the intersection at Cawley Middle School and to renovate the Underhill kitchen. The bond money was spent on something else other than the projects they were dedicated for. They also questioned the Council's decision to purchase the rescue vehicle after the voters turned it down.

#### **ADJOURNMENT:**

The meeting was adjourned at 8:40 pm.

Respectfully submitted,

Evelyn F. Horn  
Administrative Assistant

David F. Dickson  
Town Council Secretary