

OFFICIAL

TOWN COUNCIL MEETING MINUTES Hooksett Public Library Wednesday, December 12, 2007

CALL TO ORDER:

The meeting was called to order by Chairman Loiselle at 6:36 PM.

ROLL CALL:

Chairman P. Loiselle, D. Dickson, D. Ross, W. Gahara, P. Rueppel, J. Gorton, S. Werksman, J. Hyde, G. Longfellow and D. Jodoin (Town Administrator).

APPROVAL OF THE MINUTES

November 28, 2007

***G. Longfellow moved to approve the minutes of 11/28/07 as written. Seconded by B. Gahara.
Vote unanimously in favor.***

P. Rueppel and S. Werksman abstained.

PUBLIC INPUT

June Larkins, President of Amoskeag Rowing Club thanked the Council and Hooksett for hosting the club.

Mary Farwell, 24 Grant Drive, stated that the easement with the Library has been signed and asked what was happening with the access road and the opening of the road for the Library.

D. Jodoin: There are issues with the bills between the developer and the contractor. I am told that the road should open by this Friday. They should open the road and get the lights signalized by next week.

SCHEDULED APPOINTMENTS

Public hearing re: Acceptance of \$5000 Grant from "New Hampshire the Beautiful" per RSA 31:95-b

Diane Boyce, Recycling and Transfer Department Superintendent, stated that a \$5000 grant was received from NH the Beautiful to purchase a recycling trailer.

***S. Werksman motioned to accept the grant for \$5000 per RSA 31:95-b. Seconded by J. Gorton.
Roll call vote unanimously in favor.***

Amoskeag Rowing Club re: Agreement

The final draft of the agreement between the Amoskeag Rowing Club and the Town of Hooksett for the use of Town owned properties (boat yard, boat ramp and parking areas) was presented to the Council for approval. The agreement has been reviewed by the Town's legal counsel.

D. Ross: I think there are areas, which lack definition. Page 6, Section 2, should it say, "on the Court House Property"? Cars may park near the launch area not in the launch area. "Parking is permitted in the Courthouse parking lot provided that it does not interfere with the operations of

the Court or the Happy Helper Clothes Closet.” What constitute interference? It should be defined. Should it indicate how close to the river you can park? There should be markings for distance from the parked car and the edge of the water; possibly within 10 feet.

P. Rueppel expressed concern with the parking.

J. Larkins stated there is only one event per year between Central High School and Concord High School, which will be held at 5:00 pm in the evening.
The club agrees to obtain an event permit and hire someone to direct traffic for this event.

J. Gorton motioned to designate the Town Administrator to make the necessary changes and have the chair sign the agreement contingent on the club's acceptance. Seconded by S. Werksman.

Roll Call unanimously in favor. 9:0

Peter Farwell re: Community Access Cable Channel

Peter Farwell, Community Access Cable Channel Chair: I have been to Londonderry to see their set up there. They have their own building. They are set up as a self-sufficient enterprise. The first two years they had to take a loan, which has been paid off. Their records show, they bring school children in and have a first class operation. Public Education and Government Access (PEG) is more than willing to help us get started. The School Board is in favor of starting a public access channel. Comcast would like us to take the next step. Comcast does not have the ability to play tapes back to subscribers. We would have to use the fiber from the Village School. Comcast will give us an estimate. I would like to request for the Council to make a line item and hire someone to do the work. It will require someone with more expertise than I have to take this forward. This should be someone not only that has technical expertise, but also someone with managerial skills to organize the programs. It could fund itself from the franchise fees you are already collecting. We could possibly look at sharing the cost with other towns for an administrator. You can't run this just with volunteers.

David Pearl: I'm on the Technology committee at the school. This was a big issue because they want to reach out to the community with technology. They have tried to float a television channel within the school, but were unsuccessful. The meetings could be recorded using robotic cameras and high quality microphones. This would also allow more people access to the meetings and possible increased community involvement. It could also be used for emergency management. Many towns have 2-3 channels but we could start with one.

Maura Ouellette, School Board Member: The School Board is very excited about participating in this venture.

P. Loiselle: I think it would be advantageous for the Council to have the Administrator draft a letter to obtain information.

J. Hyde: I suggest we utilize the website.

D. Ross motioned to add a line item for Community Access Television Project. Seconded by J. Gorton.

G. Longfellow stated he believes this must go to the voters as a warrant article.

D. Ross: Since this is part of the franchise agreement, we do not have to go back to the voters.

J. Hyde: I suggest we research our contract and send a letter to Comcast to get a cost estimate to run such a program.

P. Farwell: In 2003, the estimate was \$34,000.

P. Rueppel: Why can't we do both, create the line item, and do the research. If we don't need it, we will not fund it.

G. Longfellow: It sounds like the estimated cost is \$150,000.

P. Farwell: That is only the first year of which \$100,000 can come from franchise fees.

D. Ross: The franchise money should be used for public access.

J. Gorton moved to amend the motion to include sending a letter to Comcast drafted by P. Farwell and the Town Administrator. Seconded by B. Gahara.

J. Gorton: This is just an effort to gain more information.

Comcast contract was just signed for 8 years.

Vote on the motion to amend.

Roll Call:

D. Dickson	Yes	D. Ross	Yes
W. Gahara	Yes	P. Rueppel	Yes
J. Gorton	Yes	S. Werksman	Yes
J. Hyde	No	Chairman P. Loiselle	Yes
G. Longfellow	No		

Amendment passed 7:2

Vote on the original motion as amended.

Roll Call:

D. Dickson	Yes	D. Ross	Yes
W. Gahara	Yes	P. Rueppel	Yes
J. Gorton	Yes	S. Werksman	Yes
J. Hyde	No	Chairman P. Loiselle	Yes
G. Longfellow	No		

Motion passed 7:2

OLD BUSINESS

Cabelas

No new updates.

Village School Renovation

D. Jodoin: The upstairs painting is complete. The doors upstairs need to be painted and installed. The first floor bathrooms are being demolished and plumbers will be doing the handicap accessibility.

Electrical quotes obtained for installing computer outlets and receptacles.

\$7,980 – Pete Johnson Electrical Services

\$11,800 – Woodman Electric

\$13,210 – Masse Electric

D. Jodoin recommended the Town Council accept the bid from Pete Johnson Electrical Services for \$7,980.

D. Ross motion to accept the bid of \$7,980 from Pete Johnson Electrical Services. Seconded by S. Werksman.

Roll call vote unanimously in favor.

Quote received for counters to be installed.

\$28,180. W.S. Dennison Cabinets

D. Jodoin stated that only one quote was received. A motion is necessary to waive the 3-bid rule.

D. Ross motioned to waive the 3-bid rule. Seconded by J. Gorton.

Roll call unanimously in favor.

D. Ross motioned to accept the bid not to exceed \$28,180. Seconded by D. Dickson.

Roll call vote unanimously in favor.

Quotes for vinyl flooring and carpeting

\$30,070 1 2 3 Construction

\$26,000 Concord Carpet

26,513

D. Jodoin recommended the Town Council accept the bid of \$26,513 from Spectrum Flooring.

Concord Carpets bid was not complete

G. Longfellow motioned to accept the bid of \$26,513 from Spectrum Flooring. Seconded by S. Werksman.

Roll call vote unanimously in favor.

Quote for Handicap accessible doors.

\$3950. Granite State Glass

No motion is required under \$7500.

Quotes for painting the first floor, hallways, and window trim.

\$16,800 Russell Painting

\$17,550 Broadbent

\$13,000 Habba

D. Ross motioned to accept the bid for \$13,000 from Habba Painting. Seconded by B. Gahara.

Roll call vote unanimously in favor.

P. Rueppel asked what has been spent out of the \$500,000.

D. Jodoin: We have insurance money that came in and we spent approximately \$150,000, of which most was spent on the windows. I don't have the exact amount with me tonight. The contractor stated that February 26th is his target date for completion.

TOWN ADMINISTRATOR'S REPORT

Safety Center Committee

The Sign Committee for the Safety Center has met and repairs need to be done before the lettering can go on the building. Jutras sign will be going forward with the Town Seal.

Town Surplus Land

There are a number of small, useless parcels of land currently owned by the Town that should be sold. They are predominantly in the W. Alice Ave. area and residents are interested in purchasing.

Any proceeds realized from the town through the sale must be returned to the State as part of the State program.

Consensus of the Council is to authorize the Town Administrator to move forward with liquidating this land.

Revaluation in Assessing

This is necessary for recertification and has been reviewed by legal counsel.

Utilities - George Sansoucy for \$20,000 for 2008

Town Parcels – Granite Hill Municipal Services for \$99,500.

This is considerably less than the cost for Visions, which was approximately \$400,000 when the town did the revaluation in 2003.

D. Jodoin recommended the Town Council waive the 3 bid rule and sign both contracts.

J. Gorton motioned to waive the 3-bid rule for the utility reval. Seconded by S. Werksman. Roll call unanimously in favor.

J. Gorton motioned to authorize the Administrator to sign a contract with Sansoucy for \$20,000 to reval the utilities. Seconded by S. Werksman. Roll call vote unanimously in favor.

S. Werksman motioned to waive the 3-bid rule for the reval for the Town parcels. Seconded by G. Longfellow. Roll call unanimously in favor.

D. Ross motioned to authorize the Administrator to sign a contract with Granite Hill Municipal Services for \$99,500 to reval the residential and commercial properties. Seconded by J. Gorton. Roll call vote unanimously in favor.

NEW BUSINESS

Economic Development Director

P. Rueppel motioned to add a line to the Operating Budget for Economic Development for \$1. Seconded by B. Gahara.

G. Longfellow motioned to amend the motion to add \$20,000 to the Economic Development line. Failed to receive a second, motion dies.

J. Hyde: The town doesn't need to spend money to see development. As long as we don't stand in their way, we will see all the economic development needed to off set the tax base. It will happen on its own.

D. Ross: I agree, however by putting the line item in the budget, gives the tool to future Councils.

D. Dickson: Any resource to bring economic development to town is a good thing.

B. Gahara: I agree and appreciate the efforts of the committee. It is important for the future.

Roll Call:

D. Dickson	Yes	D. Ross	Yes
W. Gahara	Yes	P. Rueppel	Yes
J. Gorton	Yes	S. Werksman	Yes
J. Hyde	No	Chairman P. Loiselle	Yes
G. Longfellow	Yes		

Motion passed 8:1

Business Beautification Incentive Program

P. Rueppel suggested the board establish a Business Beautification Committee to encourage existing businesses to improve their site and volunteered to chair the committee.

P. Rueppel motioned to create this program and research other communities and report back to the Council. Seconded J. Gorton.

Roll Call:

D. Dickson	Yes	D. Ross	Yes
W. Gahara	Yes	P. Rueppel	Yes
J. Gorton	Yes	S. Werksman	Yes
J. Hyde	No	Chairman P. Loiselle	Yes
G. Longfellow	Yes		

Motion passed 8:1

SUBCOMMITTEE REPORTS

Zoning Board

J. Hyde: I feel that the board is overstepping their bounds with regard to what people are allowed to do with their property.

J. Gorton: Code Enforcement brought an issue to the board regarding outdoor wood burning because the town currently has no ordinances restricting burning and it is becoming a problem.

J. Hyde: I don't understand why it is the Code Enforcement or Zoning Boards jurisdiction. They should not be concerned with neighbor complaints.

Harold Murray, Fire Warden: I have been involved in these issues and it has been brought to us because it is outside burning. This is being looked at throughout the State, however currently they are legal.

J. Gorton: The Zoning Board is seeking a legal opinion regarding the legality of an owner denying abutters access for a site walk. This was raised as an issue with regard to Omni Point Communication.

CRW which was heard for wetlands is in the Performance Zone and must go to the Planning Board.

Letter from resident

B. Gahara presented a letter he received from Danette Noboa of Park Lane regarding the drainage pipe that is going directly into the road and a swale. This is a safety issue and this concern should be forwarded to the appropriate department.

Sewer Commission

G. Longfellow met with the Sewer Commission and they are having a problem with Environmental Services to move a brook and put a clarifier in.

Roberts Rules

J. Hyde: When a motion is made, is it required it be in the affirmative?

D. Jodoin: It is not a mandate, but procedurally, it should be made in the positive.

J. Hyde: The original motion with regard to Omni Point was made in the negative, as motion to deny. I question whether the motion is legal.

PUBLIC INPUT

H. Murray: I point out that this is the 3rd time public access television has come to the board and numbers were pulled from the air. In the past, it was going to be done with volunteers and now we must hire someone to run the program.

I've gone on Channel 16 and often seen nothing but billboards and reruns of games. If you want to know what is going on in the town, come to the meetings. Cable TV has been voted down twice in the past and that was for only \$50,000. Now, for \$200,000, it will definitely fail.

Al Dionne, Emergency Management Director: I would rather see this town spend that money for reverse 911 rather than access TV.

This will be an agenda item for February.

NON-PUBLIC SESSION

S. Werksman motion to enter into non-public session per RSA 91-A:3 II (e) "Consideration or negotiation of pending claims or litigation which has been threatened in writing or filed against the body or agency or any subdivision thereof, or against any member thereof because of his membership in such body or agency, until the claim or litigation has been fully adjudicated or otherwise settled."

Seconded by J. Hyde. Roll call vote carried unanimously.

G. Longfellow moved at 8:55 pm to exit the non-public session. Motion seconded by W. Gahara. Roll call vote carried unanimously.

ADJOURNMENT

W. Gahara moved at 8:57 pm to adjourn. Motion seconded by D. Ross. Roll call vote carried unanimously.

Respectfully submitted,

Leeann Moynihan

David F. Dickson
Town Council Secretary