

SUNAPEE BOARD OF SELECTMEN
6:30PM Town Office Meeting Room
Monday, July 13, 2015

Present: Josh Trow, Chairman, Suzanne Gottling Vice Chairman, John Augustine, Fred Gallup, and Donna Nashawaty, Town Manager

Absent: Emma Smith

Also Present: See Sign-in Sheet

Chairman Trow opened the meeting at 6:30PM

REVIEW OF ITEMS FOR SIGNATURE:

Motion to approve the following CZC's:

Parcel ID: 0112-0003-0000 539 Jobs Creek Road Greg & Julie Love

Parcel ID: 0125-0005-0000 78 Jobs Creek Cosmos Alliance

By Selectman Gallup, seconded by Selectman Gottling Unanimous

INTENT TO CUT:

Parcel ID: 0239-0014-0000 Nutting Road Windy Hill Farm (John Salo)

By Selectman Gallup, seconded by Selectman Gottling Unanimous

APPOINTMENTS

7:00PM-Better Future Alliance Quarterly Update

Stu Arnett, Better Future Alliance (BFA) read from a prepared statement some of the following remarks. The Memorandum of Understanding (MOU) between the BFA and the Town regarding the Harbor House Livery (HHL), the MOU allows the BFA an option to purchase the building for one (1) for a new owner, if several conditions are met. In addition, the MOU required the BFA to do a quarterly update, but will limit the quarterly report to fiscal issues: as of June 30th, the amount expended by BFA since September of 2013 is \$55,201.90. Stu Arnett informed the Board that he would not go into a full quarterly report, instead BFA are notifying the Town that they are exercising the option to purchase the HHL Building. BFA also requested that the Board of Selectmen authorize the Town Manager to begin working with the potential owner and move towards final decisions and a closing. BFA is exercising this option on behalf of the new owner, the Sunapee Harbor Riverway. Stu Arnett reviewed the steps that got to tonight, which has been a ten (10) year journey. Chairman Trow said he had hoped this would be coming down the line and was glad there was a local organization willing to step in and continue this process. Chairman Trow said there is definitely a lot of thanks to the HHL

Committee for their ten (10) plus years of thankless slogging through grants, applications, community outreach and a job well done. Selectman Gallup echoed some of Chairman Trow's thoughts, he commends the HHL Committee and the Project Sunapee Committee for organizing events in the building. In the past, Selectman Gallup has been somewhat critical and wanted to be sure there wasn't a lot of tax dollars invested in this to have another building sitting around.

But, the HHL have developed a plan that will also incorporate the harbor, with the Sunapee Harbor Riverway, who were instrumental in revitalizing the harbor to what it is today. Selectman Augustine thought that the group that would be purchasing the HHL would be a non-profit group not a for profit entity. If that's not the case, it would be helpful to hear from the potential owner if they agree with the sentiments around this, that there will be for profit coexisting in the building. Jolyon Johnson on behalf of the Riverway, stated that the concept would be that the Riverway own the real estate and rent to a non-profit group who would be involved in the development of the cultural center. Selectman Augustine asked if the entity would pay property taxes. Jolyon Johnson replied that the Riverway would have the tax liability. Chairman Trow wanted to note that the requirements for acceptance is to make a motion to proceed, recommendations from the Planning Board and Conservation Commission and 2 public hearings.

Motion that the Board instruct the Town Manager to pursue the appropriate avenues to start the process of transferring the Harbor House Livery to Sunapee Harbor Riverway by Selectman Gallup, seconded by Selectman Gottling.
Unanimous

PUBLIC COMMENTS

- Don Bettencourt wondered that in light of tonight's news, if the Board will reconsider last meeting's vote to put \$20,000 or whatever it was in the building, which seems insane at this point. Donna Nashawaty replied that the Board might want to hold up on that decision until the next meeting when she will give an update on the HHL negotiations with the Riverway.
- Jan Bettencourt asked if the paperwork that was passed out during the meeting will be available to the public. Copies were made and handed out.

SELECTMEN ACTION

- Donna Nashawaty told the Board that Billie Barry, the current Deputy Treasurer has decided to resign as of June 30th now that Kathy Weinstein has said she was willing to accept the position. **Motion to regretfully accept the resignation of Billie Barry and Weinstein as the Deputy Treasurer by Selectman Gallup, seconded by Selectman Gottling. Unanimous**
- Donna Nashawaty gave an overview on the many volunteers and generous donors who contribute to the food pantry. This agreement is a trust that would take care of buying non-perishable food items for the food pantry, with an annual amount, after the charitable trust is funded. The couple is still alive and the trust would kick-in after their death. The Charitable Trust, which is an organization in NH would issue the town a check to fund this trust agreement. **Motion to accept the trust agreement between the Thielens and the Town for the food pantry and authorize Chairman Trow to sign the agreement by Selectman Gallup, seconded by Selectman Augustine. Unanimous**
- The Board voted to renew the Springfield Transfer Station Agreement. **Motion to accept the revised Springfield Transfer Station Agreement by Selectman Gallup, seconded by Selectman Gottling. Unanimous**

CHAIRMAN'S REPORT

- Selectman Gallup asked if anyone knew who owned the sandwich board sign that has been laying on the ground at the Information Booth for weeks. No one knew who it belonged too, so Donna Nashawaty will have Craig Heino dispose of it.
- Selectman Augustine has not seen the Joint BOS/SB/BAC Meeting Minutes, when will they be available. The minutes will be posted tomorrow.
- Selectman Augustine stated that given the announcement tonight regarding the HHL, is there any progress in getting a representative from the Thrift Shop to come and speak to the Board. Donna Nashawaty replied that she asked the Thrift Shop to talk about what they needed with their own membership, which they did at their June luncheon meeting. Donna Nashawaty will work with the subcommittee to see what their requirements or needs were for the Thrift Shop.
- Selectman Augustine thought he heard very clearly tonight that the BFA didn't care if the cupola and clock were fixed and the Riverway said that they would execute the agreement with no improvements done, so he would like to reconsider last meeting's vote to paint the cupola and will make a motion if he has too. Chairman Trow does not recall the Riverway saying that they didn't have any requirements. The BFA certainly said that, but they don't care, because they're not involved. Selectman Gottling agreed that she didn't hear that from the Riverway either. Chairman Trow said he believed nothing would be done until the update on negotiations with the Riverway from the Town Manager in two (2) weeks.
- Selectman Gallup will not in attendance at the July 27th meeting.

TOWN MANAGER REPORTS

- Donna Nashawaty passed out the Transfer Station & Highway Facts that the Highway Director prepared to help the public understand the duties of the highway and transfer station.
- The Town received the Lower Main Street Bridge Acceptance Letter from DOT and Michael Hansen Construction was awarded the bid.
- Donna Nashawaty met with Lake Sunapee Bank regarding collateral ideas.
- Donna Nashawaty and Lynne Wiggins met with Healthtrust to discuss different health insurance plans.
- Each member of the Board received an anonymous letter regarding a zoning issue. Donna Nashawaty stated that the town is aware of the issue and working on a zoning violation complaint.
- Melanson and Heath, who are the town auditors, have completed the audit and it looks like the end of August they can come in and do a presentation.
- Donna Nashawaty described a complaint from a gentleman regarding a property on Route 11 that he feels should be boarded up. She sent him an email detailing that no action from the town can be taken.
- The Summer Town Meeting will be on August 4th. The School has been invited and the sandwich boards have been put out.
- Selectman Augustine asked if the Board would have the end of month numbers for June at the next meeting. Donna Nashawaty replied yes.

•Selectman Augustine asked if there was a calendar thru the end of the year for BOS meetings. Donna Nashawaty said we did at the beginning, but she wanted to tell the Board that she would be on vacation the week of August 9th, with a BOS meeting on August 10th. In addition, there will have to be an additional meeting in September to cover the two (2) public hearings and vote on the HHL sale. Selectman Augustine asked if the Board could have the budget books by November 6th, for the budget meeting to be held on November 13th. Donna Nashawaty said she could have the books ready by November 6th. The Board decided not to hold the meeting on Monday, August 10th. Donna Nashawaty will have a sample of dates for the public hearings at the next meeting.

Meeting adjourned at 8:44PM

**Submitted by,
Barbara Vaughn
Administrative Assistant**

Approved: _____

Joshua Trow, Chairman

Suzanne H. Gottling, Vice Chairman

John Augustine

Frederick Gallup

Emma Smith