

# Town of Gorham New Hampshire



## MEETING OF THE GORHAM BOARD OF SELECTMEN Gorham Town Hall Public Meeting Room 2nd Floor Monday, January 27, 2020 5:00 p.m.

**SELECTMEN PRESENT:** Michael Waddell; Judy LeBlanc; and Adam White.

**STAFF MEMBERS PRESENT:** Denise Vallee, Town Manager; and Adam Marsh, Police Chief; Michelle Lutz, Assessing Clerk

**OTHERS PRESENT:** Sally Manikian; John Scarinza; Edith Tucker, Reporter, Berlin Sun

**OTHERS ABSENT:**

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### 1. Non-Public Session - 5:00 p.m.

Nonpublic 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 or her, **unless** the employee affected (1) has a right to a public meeting, and (2) requests that the meeting be open, in which case the request shall be granted; and (e) Consideration or negotiation of pending claims or litigation which has been threatened in writing or filed by or against the public body or any subdivision thereof, or by or against any member thereof because of his or her membership in such public body, until the claim or litigation has been fully adjudicated or otherwise settled. Any application filed for tax abatement, pursuant to law, with any body or board shall not constitute a threatened or filed litigation against any public body for the purposes of this subparagraph.*

### 2. Public Session Call to Order - 6:00 p.m.

Chairperson Waddell called the public session to order at 6:03 p.m.

### 3. New Business

#### a. **Announce any action taken in Non-Public Session**

No action taken to report.

#### b. **Public Hearing - Review of Deed Language**

Chairperson Waddell indicated that the Deed was posted online. Edith Tucker inquired as to why the acreage reflected XXX. Sally Manikian responded that she has the actual number to provide, which is 3,497 acres for both Perkins Brook and Ice Gulch. Chairperson Waddell provided a map for public attendees to review of the aforementioned areas. Ms. Tucker also pointed out a couple of typographical errors in the document.

Chairperson Waddell noted that he had received a concern regarding Corridor 19, in relation to this Deed. Discussion was had regarding the Corridor and the concern. Chairperson Waddell requested to review the DES sketch of the area to ensure that the perimeters are accurate, with regard to Corridor 19.

John Scarinza inquired regarding the watershed property, in particular the land in Randolph, as to whether it's all contained within the watershed, or if there are some outlying areas. Chairperson Waddell responded that there may be some fringes that contain outlying areas. Further discussion was had regarding what defines the watershed area.

Mr. Scarinza further inquired regarding the possible development and/or uses on the easement area. Chairperson Waddell responded that the only buildings or improvements that you can put on the property have to be associated with the agricultural uses allowed, and they have to not compromise the natural characteristics of the land that you're attempting to protect.

Chairperson Waddell concluded that the typographical errors will be reviewed and cured, and that there is also actual Deed language to cure, as there are two lots that were overlooked and should be included in the Deed.

As an aside, Chairperson Waddell spoke about a different Deed, regarding the transfer of 205 acres. He also stated that he would like to collaborate with the Town of Randolph to create a Memorandum of Understanding for future situations that may arise.

*Public hearing was closed.*

**MOTION: Selectman LeBlanc moved to give Denise Vallee authority to sign the NHDES Grant Agreement and documents. It was seconded by Selectman White. The motion carried. (3-0-0).**

Ms. Vallee indicated that Chairperson Waddell would have to sign the Assignment of the Grant Award for the LCHIP Grant. Chairperson Waddell did so.

**c. Abatement Request**

Discussion was held regarding a 2018 abatement that was filed and has gone off to BTLA, with the issue being that the final sale was not an arms-length transaction, but rather a sale between sisters.

**MOTION: Selectman LeBlanc moved to accept the settlement of taxes of \$843 for tax year 2018, and \$780 for tax year 2019. It was seconded by Selectman White. The motion carried. (3-0-0).**

It was noted that late interest has to still be calculated, and that once it has been done, it will be submitted to the Selectmen to review and approve.

**d. DRA 2019 Sales Ratio Form**

Michelle Lutz provided an update regarding the form and indicated that she inserted comments into some of the lower ratios for DRA to review.

As a side note, Ms. Lutz alerted the Selectmen that due to Pike Industries' building burning, they are going to submit an abatement request for a proration of their assessed value. She described the future plans of rebuilding the facility.

**e. Sign 2020 Dispatch Contracts - Randolph & Shelburne**

Ms. Vallee submitted the Contracts to the Selectmen, indicating that they are only for the first quarter of the year, since dispatch will be wrapped into the other larger EMS contract afterwards. The Selectmen signed the Contracts.

**f. PILOT Agreement with Town of Randolph**

Chairperson Waddell noted that this is what is being discussed in non-public session currently. He briefly described the issues that they are contemplating, indicating that the whole process has to be sealed, until signatures are received.

**g. Request from Androscoggin Valley Chamber - Extended OHRV Hours**

Ms. Vallee stated that they have received a request to extend the curfew to 10:00 p.m. on Friday, July 31st, for the Jericho ATV Festival Downtown Block Party; Saturday, August 1st, for the Jericho ATV Festival Concert; Saturday, September 12th, for Wingzilla; and Saturday, October 17th, for RiverFire and the Zombie ATV Poker Run. She noted that the Police Chief is in support of the requested extensions, and that OHRV State Grant Funding will be utilized to compensate patrol units during the extended hours. Discussion was held amongst the Selectmen regarding the request.

**MOTION: Selectman White moved to approve the requests. It was seconded by Selectman LeBlanc. The motion carried. (3-0-0).**

**h. 2020 Proposed Budget Impact**

Chairperson Waddell gave a brief overview of the current budget and the work the Selectmen are doing to attempt to whittle down the amount, currently at approx. \$120,000. He indicated that it is a work in process and that they hope to be able to announce something by the next meeting, on February 10, 2020.

**4. Old Business/Updates**

**a. Solar Project**

Ms. Vallee reported that she received the written report from HEB, and gave a summary on the findings. She stated there will be a meeting on Friday morning to discuss other options. Selectman White inquired as to whether the Fire Department's building was analyzed, to which Ms. Vallee responded that it was not even considered at the present time, due to code-compliance issues. Discussion was held regarding the findings of the report.

**5. Public Comment: In consideration for all, please limit comments to two (2) minutes.**

None.

**6. Other Business:**

**a. Town Manager's Report**

Ms. Vallee indicated that, in terms of the budget review, all the Department Heads have been in to see the Selectmen, and she outlined the Budget Committee meetings coming up on Tuesday and Thursday, and what matters they will be dealing with.

Ms. Vallee noted, regarding the phone and internet project, they've received all the new telephones and they have been delivered to each Department with the switches and the routers, and that installation and

training on the telephones will be conducted next week. She added that on January 31, 2020, she, Ms. Lutz, and Kathy Frenette will be doing a System Administrator WebApp for an overview of how the system works. Selectman White inquired as to whether this would resolve the faxing issues between the Departments. Ms. Vallee responded that it should.

Ms. Vallee informed the Selectmen that the owners of Stage Stores decided to open a Gordman's location. She described her conversations she had with the owners.

Ms. Vallee welcomed Sweet Berries Bakery into town. She described their offerings and the renovated location.

Ms. Vallee spoke about the Economic Action Team and indicated there are two businessowners who are interested in joining the committee: Roger Lajoie and Bob Chapman. She indicated that, with the Selectmen's approval, they will be invited to the next meeting, which will be the third week in February. The Selectmen approved.

Ms. Vallee indicated she's working with Kathy in terms of the W-2s and yearend procedures, as well as the Town Report. She commended Kathy's work and her ability to learn the processes quickly. Selectman LeBlanc inquired the deadline for Warrant Articles, to which Ms. Vallee responded Tuesday of next week. Ms. Vallee asked which of the Selectmen were going to prepare the Selectman's Report for Ms. Lutz. Chairperson Waddell responded that he would do it.

Ms. Vallee announced that the Easter Seals Ride-In is this weekend. She detailed the plans regarding the snow, as there is not very much available at the current time. She described the events to take place during the weekend.

**b. Approve Minutes of January 13, 2020 (Regular & Non-Public)**

Chairperson Waddell pointed out a typo on the regular minutes, on page 1, should say Forest Committee, rather than Forest Management Commissioner.

**MOTION: Selectman LeBlanc moved to accept the Minutes of the December 30, 2019 Non-Public and Regular Meetings, as amended. It was seconded by Selectman White. The motion carried. (3-0-0).**

**7. Adjournment**

**MOTION: Selectman White moved to close the Public Session, and to enter into Non-Public Session. It was seconded by Selectman LeBlanc.**

*Nonpublic 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 or her, **unless** the employee affected (1) has a right to a public meeting, and (2) requests that the meeting be open, in which case the request shall be granted; and (e) Consideration or negotiation of pending claims or litigation which has been threatened in writing or filed by or against the public body or any subdivision thereof, or by or against any member thereof because of his or her membership in such public body, until the claim or litigation has been fully adjudicated or otherwise settled. Any application filed for tax abatement, pursuant to law, with anybody or board shall not constitute a threatened or filed litigation against any public body for the purposes of this subparagraph.*

**Selectman LeBlanc: Aye**

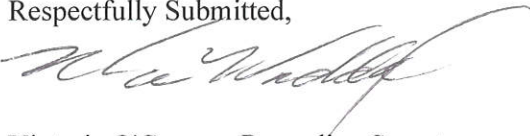
**Selectman White: Aye**

**Chairperson Waddell: Aye**

**The motion carried. (3-0-0).**

*The Board of Selectmen entered Non-Public Session at 6:46 p.m.*

Respectfully Submitted,



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Approved: 02/10/2020



Judy L. Sloan

