

Town of Bartlett Office of Selectmen

Meeting Minutes: July 27, 2015

Attendance: Chairman Gene Chandler, Jonathan Hebert

Absent: David Patch

Reporters: None

Meeting opened at 03:35 PM.

Diane Hutchinson and Peter Marcoux met with the Selectmen in reference to a new business venture that they are looking at and that is the Better Life Cabins (5VILLG-MAI-150). Selectman Hebert inquired if they have any plans in mind. Diane stated that they would like to continue renting the cabins, developing the camp sites, and to get the store up and running again. Diane inquired about the subdivision approval for the property. Chairman Chandler stated that it had originally received an approval from the State but he would assume that approval has expired and they would need to get a new one for the campground. Chairman Chandler also stated that they had gotten the zoning board of adjustment approval and that usually runs with the land but they would have to check on that just to make sure. They would have to go with the number of camp sites that was approved. Lynn Jones, AA, suggested that they start with H.E. Bergeron, CE as over the years the rules on campgrounds has changed. Diane stated that they would like to have the campground in the back and would like to talk to the Garland family about offering to sell tickets for them in the store for their cross country ski business. Diane inquired about the snowmobiles as they don't want to have them and do they need to do anything. Chairman Chandler stated that they can't be run down the tracks and there is no trail where they are. Diane inquired if they could rent out the mobile home. Chairman Chandler replied that is ok. Diane mentioned that they would like to take the building that was used for snowmobiles and make it a recreation hall with a laundry as there is one cabin that has washers and dryers in it now. Chairman Chandler commented that is an issue that we were not aware of that is there. This brings up a density and septic issue and they would need a new septic system for a laundry. Chairman Chandler inquired if the cabins have kitchens. Diane commented that cabin 9 has an oven not cabin 7 as the property card states. The other cabins just have kitchenettes as they have a microwave and a refrigerator but no sink. Chairman Chandler asked if there were sinks in the bathroom. Diane said yes. Diane stated that she believes the cabins are on cesspools. She also inquired if they would be allowed to change the shingles on the roofs and change out some of the windows. Chairman Chandler stated that would be ok. Diane stated that they would like to reopen the store and sell items like at a farmers market, baked goods and liquor. Chairman Chandler stated that could be another septic issue. Chairman Chandler explained that they have to get State approval for each additional aspect that they plan to do. Most things are permissible but you may run out of land space. Diane inquired if they would have to get approval for a playground. Chairman Chandler stated no. Peter commented that would probably be more of an insurance issue. Peter inquired if the tax value is on the property cards. Lynn Jones, AA, replied yes. She stated that most everything they want to do evolves around septic and when they meet with Bergeron they need to go over everything they want to do with him. Diane stated that as it is now the existing laundry is not ok. Peter commented that some things they seem to have gotten permits for and not others. Lynn Jones, AA, also suggested that they may want to familiarize themselves with the sign ordinance. The sign that is there now is grandfathered for that size. Diane stated that this is a great little town and they hope to bring in more people to enjoy it.

Tim Robinson, builder, at 955 Hurricane Mountain Road (the Hoyt residence), wanted to know if he tore the house down can he replace it. He doesn't want to have a septic designed if he can't rebuild. He had submitted a sketch plan earlier and the Selectmen had reviewed it and told him that everything looks ok so far. However, he is in the Kearsarge Lighting Precinct and he has to apply to them as well. Lynn Jones, AA, explained that he has to file two separate permits, one to the Town of Bartlett and the

other one to the Kearsarge Lighting Precinct and the one that is the most strict requirements applies. Lynn Jones, AA, provided him with the information he needed to contact the Precinct.

Cheryl Nealley, Town Clerk/Tax Collector updated the Selectmen on her hunt for a deputy or an assistant. She has put her feelers out and the town clerk from Harts Location would like to pick up some more hours. Jackson Town Clerk, Karen Burton, would be interested in sharing her. She hasn't been trained for the maps system and would need to have a weeks worth of training in Concord. The training is free but her hours and mileage would cost us. If Jackson agrees to it, they may pay for half of this. Nealley inquired as to how the Selectmen felt about her being closed on Saturday, open until 6 PM on Monday and being open on Thursday and the Harts Location town clerk could cover on Thursdays. Chairman Chandler stated that being open until 6 PM doesn't help the second homeowners. Nealley replied that on Saturdays she mostly has locals. Nealley stated that if she was open on Thursday she could get more money in. Chairman Chandler commented that we wouldn't gain anything as we would take the money in anyway, it would just be spread out more. Chairman Chandler also stated that the budget is the issue as we are already over. Chairman Chandler stated that maybe we could start her on a trial period. Nealley stated that she has to be in the office for 30 days before she can go to the training class and we have missed the September training so it would be October. Nealley will talk to her further.

Contractor Brad Arnold (5 VILLG-BIR-60-Patricia Quinn) stopped in to check on the Quinn building permit. Arnold inquired if he could build a square roof. The Selectmen and Lynn Jones, AA, looked over the building permit and informed him that would put him over the 50% expansion rule. (Art.XI-F) Arnold inquired if the roof counts. Chairman Chandler stated, "Yes". Arnold stated that is all I wanted to know. Lynn Jones, AS told him the permit would be mailed to him after processing.

Chairman Chandler made a motion at 04:50 PM to enter nonpublic session per RSA 91-A: 3 II (c). Selectman Hebert seconded the motion. Roll call vote. Motion carried unanimously. Chairman Chandler made a motion at 05:05 PM to end the nonpublic session and to seal the minutes. Selectman Hebert seconded the motion. Roll call vote. Motion carried unanimously.

Gary Chandler, LBWP, met with the Selectmen to give them an update on the Linderhof water project. Gary Chandler had updated road maps which he went over and explained to the Selectmen. Gary Chandler presented a cost sharing agreement that is between the LBWP and the Town of Bartlett. The agreement needs to be signed by the Selectmen, the water commissioners, and by rural development (USDA). Gary Chandler stated that one change they made was that the roads reconstruction width will be 22' rather than 24' as requested by the Bartlett Selectmen. Selectman Hebert inquired who would be supervising the work to make sure they use a 2" base, etc.. Gary Chandler stated that he will be supervising and he believes that Travis Chick, the road agent will be checking as well. Gary Chandler stated that the estimated town share is \$390,380 for the base bid. Coleman has signed the contract. Chairman Chandler inquired as to who would be doing the paving. Gary Chandler replied GMI Paving and their price includes hand work which is why it is more expensive. Chairman Chandler commented that he would like to look the agreement over further and he would like Selectman Patch to be here and look over the agreement as well. Gary Chandler replied that was fine. Gary Chandler also mentioned that there will be monthly progress meetings which will be held on the second Wednesday of every month at 1PM. There will also be weekly progress meetings that will be held on every Wednesday at 1PM and the Selectmen are welcome to attend these meetings. Gary Chandler stated that Coleman is planning on starting the project on July 27th and is looking at paving in the middle or end part of

October. Gary Chandler commented that they hope to be back in black before the snow flies. Chairman Chandler has a big concern about the lateness. Gary Chandler stated that Coleman has been put on notice. Selectman Chandler inquired if the Town of Bartlett could receive a letter from LBWP engineer that states they are also representing the Town and they are up there on our behalf. Gary Chandler replied, “Ok”. Gary Chandler remarked that there will be an engineer on site at all times when Coleman is there. Gary Chandler gave the Selectmen a work schedule. Chairman Chandler inquired if he could reduce it down to notice form so that we can post it around town and put it on the web site. Gary Chandler stated that he would do that. Chairman Chandler stated that one of his biggest concerns is any road closures. Gary Chandler replied that he will be there most of the time and he does have communication with all emergency departments so that he could let the police, fire or ambulance know if a road is closed.

Police Chief Janet Champlin sent a police department report for the week of July 20th to the Selectmen.

- 1.) Chief Champlin conducted oral board interviews of three candidates for the full time police officer position, and two have passed on to the physical agility testing to be conducted this Friday. Thank you letters have been sent to the Carroll County Sheriff’s Department and the Conway Police Department for permitting Lt. Mike Santuccio and Lt. Chris Mattei to participate on the board. Bartlett Officers Harris and Sheehy also assisted.
- 2.) New part time Officer Mike Chapman is now on his own, working the evening shift on Friday, Saturday, and Sundays, and he is doing well.
- 3.) Officer Gove and Sutton will be meeting with the officers on shift to complete annual firearms qualifications.
- 4.) Officer Knight is coordinating the outfitting of the new Ford Explorer. It should be on duty in the next two weeks.
- 5.) The Carroll County Sheriff is assisting our department with surveillance equipment (at no cost to us) for current heroin and other drug investigations in town.
- 6.) The Bartlett/Jackson Ambulance has offered to conduct NARCAN training (to reverse heroin overdoses) for officers, along with CPR training. Chief Champlin is researching the feasibility and weighing the pros and cons. At this time there are no other police departments in Carroll County who are administering NARCAN, and there are also issues with increased liability to the town, adverse medical reactions if the patient is also using other illicit drugs, and a host of other issues
- 7.) None of the Coleman’s details have been paid yet. Officer Gove was the first to work a detail in May with still no payment. Selectman Hebert presented a copy of RSA 275:43 that deals with payment of wages to the Board. He reads it that we must pay them by the next pay date. Chairman Chandler doesn’t read it that way and stated that he won’t use Town money to pay a volunteer detail. Chairman Chandler commented that the tax payers shouldn’t have to borrow the money to make payments and the town wait for its money. They don’t have to do the details and in fact maybe we shouldn’t do any more details for Coleman until we resolve this. The Officers were made aware when they signed up for the detail that they had to wait until we get paid before we pay them. This will be researched and discussed further.

The Selectmen signed checks, reviewed correspondence and building permits throughout the meeting. There being no further business the meeting was adjourned at 05:35 PM.

Respectfully submitted,

Brenda Medeiros, Sec.