

Minutes of the Selectmen's Meeting July 16, 2019

Members Present: Lynn Sweet, Chairman, Bryant Scott and Scott Young

In Attendance: Sue Higgins, Matthew LaBrecque, Building Inspector David Copeland, John Page

Appointments Scheduled: 6:00 – Sue Higgins

6:30 – John Page

The Selectmen's Meeting was called to order at 5:33PM.

Appointments

6:00 Sue Higgins, representing Bow Lake Free Will Church explained to the Board that the church would like to hold a church service on the dam on the Sunday before Labor Day. Permission will need to be sought from the State as the property belongs to them.

Discussion then turned to the July 3rd Food Truck event sponsored by the Bow Lake Community Club. All reports indicate it was a great success with the local market also benefitting from the crowd. Of course, with this being the first time for such an event, some lessons were learned and ideas were noted for implementation next year. Ms. Higgins discussed some of those ideas with Board members as well as thoughts about increasing the number of food trucks, thereby using the entire parking lot. Ms. Higgins shared some thoughts about addressing the parking situation created by the crowd, and will pursue those ideas. Board members reminded her that no alcohol was to be sold and that NO OPEN BOTTLES PERMITTED should be posted.

6:30 John Page - Mr. Page was in attendance to discuss with the Selectmen the progress of the cleanup of his property on Second Crown Point. The Selectmen began by asking Mr. Page how he thought things were going. He stated he felt he was progressing according to a timeline he had submitted in February 2018. The Board reminded him that his "timeline", by his own request, had not been entered into public record and therefore was not an official document. Mr. Page said he should have made it part of the public record, but did not want to be bound by it. It was noted that the only time frame on record is that of a March 27, 2018 Selectmen's Meeting at which neighbors were in attendance and where a 1 year timeline was proposed; all 3 Board members recall the 1 year time frame, and referenced minutes from that meeting. Mr. Page stated that he had not agreed to a one year time frame.

Reminding those in attendance, and for the minutes of the July 16th meeting, that the timeline remains "unofficial". The Selectmen in order to gain some perspective on the progress, addressed the individual cleanup tasks as presented in the "unofficial" timeline. Mr. Page had proposed an auction to be scheduled between June and August 2019 and the moving of retained vehicles to an unobtrusive location in that same time frame. When questioned as to whether that was finished, Mr. Page stated that he had to modify those plans. The auction people wanted a lot of work done up front and he decided to focus on getting rid of junk. Mr.

Page named 2 auction companies, McManus and Keenan, he had contacted and neither was interested in the work. Asked if he was continuing to prepare for the auction, he stated that he was more focused on the cleanup.

As the Board members addressed several of the goals one by one; some projects, according to Mr. Page, had been completed. Mr. Page stated that he had made an inventory of items.

When asked how many vehicles are currently on the property, Mr. Page replied, "too many". He estimated perhaps 20, with buses under 30. The Selectmen responded that with 15 months into this cleanup, the Town needs faster progress, reminding him that the Town had proceeded by way of a gentlemen's agreement.

The Selectmen asked if he, as stated in the "unofficial" timeline, had executed contracts for disposal service. He has had 8 yd. dumpsters from Pinard for at least 3 months, though there is no contract. One company has removed a couple drums of waste oil and another some tires. Mr. Page stated that scrap metal has been a more difficult disposal problem, given the problems the recycling market in general is experiencing. He had a gentleman's agreement to haul scrap with a Mr. Davis who no longer wants to do it. He is getting ready to haul it himself.

Mr. Page agreed to provide copies of receipts and can provide photos of vehicles leaving the property.

Mr. Page maintained that his buses are considered "antique" and that he is not operating a junkyard and he is not selling parts.

When asked if any new vehicles have come in, Mr. Page said he did get a truck. He stated that all vehicles run and drive. Mr. Page was asked if he had pursued sales outside of the auction. He has advertised on Ebay, Craigslist and Hemmings. He has sold 2 items, but delivered only 1.

The Board members explained the pressure being exerted by neighbors to see some visible progress. It looks like quite a bit has been done "on paper". As some big objects are out front and very visible, they pointed out it would go a long way to clean up the front. The Selectmen asked Mr. Page if he thought the neighbors had a legitimate grievance. Mr. Page told the Board there is one neighbor who is pleased with the progress, but doesn't want to get drawn in. He believes he can get an affidavit from that neighbor.

After consulting the Town attorney, the Selectmen had earlier in the month requested, in writing, permission to make an inspection of the property, per RSA 595:B, to verify depth of what was being addressed. Mr. Page had initially agreed to the inspection, but now was expressing some reservations. He would like to know the scope of the inspection before granting permission. The Board members assured him that he would have, in writing, the proposed scope of the inspection. They need to get in there and verify what extent of the situation. Tentatively, it is anticipated that 4 municipal and State officials who would be conducting the inspection, would be Fire Chief Scott Whitehouse, Police Chief Mike Richard, a

Selectman, and a representative from NHDES. After inspection, Selectmen would develop a solid plan with definite deadlines.

Mr. Page told Board members he can give evidence of what has been removed. Not having been to his property before, he was skeptical about the Board's ability to judge what has been done. The Selectmen acknowledged that, but, given the apparent slow progress, they find it necessary to assess the depth of the project remaining and establish more firm deadlines. The results of the inspection will determine whether the State will need to be involved, or whether it can continue to be handled at the Town level.

As it seemed Mr. Page was refusing permission for the inspection, they informed him they would proceed legally to seek an Administrative Inspection Warrant. They asked him to consider their request to make an inspection of the property and get back to the Selectmen's Office within 24 hours. The Board members asked him to also include the afore mentioned evidence along with his answer. Once they have his answer, they will talk with NHDES and/or the attorney and will formulate more definite plans and be in touch with him.

When asked if he could estimate a percent complete, He thoughtfully replied, "50%". He has been focused on what was hazardous

Mr. Page suggested that perhaps it is time just to get the junkyard license, but that thought was discussed no further.

The Selectmen stated that this type of action has been a long time coming. Mr. Page is not being singled out; others will be under the same scrutiny and expectations, he is just the first.

Continuing Business

Progress on the repair of the house on Deer Lane was discussed. Clearly some work has been done, but the back of the house is still open to weather. In the last several days, work seems to be at a standstill. The owners or contractors need to obtain a building permit to proceed further. The Town will continue to closely monitor the situation until the work is complete.

The water monitoring for PFAS on selected properties in the vicinity of the Recycling Center came out clean.

New Business

Troop 23 Boy Scout Matthew LaBrecque attended the meeting to make a proposal to the Selectmen. He has noticed that our flag is not lighted and would like, as part of a merit badge fulfillment, to remedy that. He is proposing a solar light and shared a photo of one similar to the one he would like to install. He and the Board briefly discussed the project and things he should be aware of with the windy conditions at the Town Hall. The Town will pay for the fixture and enthusiastically approved of his plan.

The Selectmen reviewed and approved payment of bills and payroll. Board members read and amended the minutes from the July 2, 2019 Selectmen's Meeting.

They signed a Yield Tax Warrant which included 4 timber reports. They reviewed an Intent to Cut Timber on a property accessed only by a Class VI road. They will require a bond to be posted or the prepayment of the tax, based on the Intent filed.

The Selectmen discussed a request presented by Phebe Chao on First Crown Point Road. Scruton Road is next to her property, and it is being used by vehicles, even though it is only a Class A Trail. She would like to prevent vehicles from using it; at least a sign to correctly identify the road as a CLASS A TRAIL – NO THRU TRAFFIC. It was adopted as a Class A Trail in 2007, but no traffic restrictions were placed on it. The road leads to Farmington and if someone were to purchase land in Farmington, access through Strafford would be better than via Farmington. The Town will check with Farmington and if reasonable with them will restrict the trail to foot traffic only. Use by vehicles will then be in violation of Town Ordinance and enforceable with a \$100 fine.

Concerns raised by a resident regarding beach operations were discussed. Administrator has spoken with Beach Manger and lifeguards regarding Beach operations, lifeguard responsibilities, and use of equipment. In their discussion with the Administrator, they referenced several training situations addressed while attaining their Lifeguard Certifications. Lifeguard tubes will be kept in the possession of the lifeguards. Lifeguards were using tubes in some instances in an effort to help allay some children's fears of deep water. Other options were suggested. The Selectmen adopted a policy that when there are three lifeguards on duty two should be up along the wall and one can be on the lower level or edge of the water. Board also suggested the lifeguards rotate the positions. When one leaves for a break, two will remain on duty. Lifeguards are permitted a "quick dip" to cool off and stay alert. The Lifeguards welcome the public to ask questions about operations and procedure at any time.

A necessary repair has been recently made to the pad on which Compactor 1 sits at the Recycling Center. The cost, while less than anticipated, is beyond the scope of the Recycling Center operating budget. It was proposed and unanimously voted to pay for this repair using funds from the newly established CRF for the purpose of Recycling Center Equipment Repair.

At this time a motion was made by Lynn Sweet and seconded by Scott Young to enter into a non-public session pursuant to RSA 91-A:3 II (a). Roll call was taken as follows:

Lynn Sweet – Aye, Bryant Scott – Aye, Scott Young – Aye

The Board entered non-public session at 7:43PM.

A motion was made by Lynn Sweet to leave non-public session and seconded by Bryant Scott to return to public session. Roll call was taken as follows:

Lynn Sweet – Aye, Bryant Scott – Aye, Scott Young – Aye

Public session reconvened at 8:00PM.

No votes were taken during the non-public session.

A motion was made by Scott Young and seconded by Lynn Sweet to seal the minutes of the non-public session. Roll call was taken as follows:

Lynn Sweet – Aye, Bryant Scott – Aye, Scott Young - Aye

There being no further business to conduct, it was moved and seconded to adjourn the meeting. The meeting adjourned at 8:04PM.