



# TOWN OF NEW LONDON, NEW HAMPSHIRE

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## BOARD OF SELECTMEN MEETING MINUTES November 19, 2018 5:00 PM

### **PRESENT:**

Nancy Rollins, Chairman  
Janet Kidder, Selectman  
G. William Helm, Jr., Selectman  
Kim Hallquist, Town Administrator  
Wendy Johnson, Finance Officer

### **ALSO PRESENT:**

Rob Prohl, Budget Committee Chair  
John Raby, New London Resident  
Peter Bianchi, New London Resident  
Laura Lorio, Recreation Commission  
Justin Garzia, Recreation Commission  
Mark Christiansen, Budget Committee  
Cheryl & David LaPrade, Village Sports

Phyllis Piotrow, Budget Committee  
Bob Bowers, New London Resident  
Joseph Kubit, New London Resident  
Scott Blewitt, Recreation Director  
Joe Cardillo, Budget Committee member  
Joy Kubit, Recreation Commission  
Lauren Snow Chadwick, Budget Committee

Chair Rollins called the meeting to order at 5:00 PM.

### **Recreation Commission**

Chair Rollins stated that the meeting with the Recreation Commission was called to continue the discussion the Board has had concerning the study done by Harriman of the Buker Building, noting the Board would like to hear from the Commission about what kind of space they are interested in with regards to the current status of the Recreation Department. Chair Rollins suggested scheduling a meeting in the future with the Recreation Department and Recreation Commission to talk about strategic plans and suggested opening such a meeting up to the public.

Scott Blewitt began the discussion by explaining that for the past five years, the Recreation Department has been located at Whipple Hall. Due to the facilities, the Recreation Department has seen a tremendous amount of growth and offerings. He used the Meredith Community Center as a comparable to the ideal facility for New London. The Meredith Community Center is surrounded by athletic fields, a playground and a skate park. In his opinion, this is the perfect scenario and meets the needs of the community. For New London, there are a lot of benefits to being at Whipple Hall which include location, visibility and accessibility. The biggest downfall of this location is parking. Mr. Blewitt continued by noting that if the consensus is that there is a need for a new Police Department, he feels it makes sense to repurpose the Buker building. He's been following the Outing Club and the progress they are making with their facility needs. Some of these organizations serve regional needs and are not specific to New London. When the Grantham Indoor facility closed, it created a void for athletic type buildings and space. These types of facilities are different than what the Recreation Department provides. Mr. Blewitt stated

his focus is on New London residents. These types of organizations could coexist and work together but may have different goals.

Justin Garzia noted that it's nice to have a community center in a central location so that older children can get to the Colby Sawyer gym, the town green and local restaurants without parents having to drive them. It's also nice that the kids can meet up with each other in a central location rather than having to make plans.

Laura Lorio stated that what the Outing Club is hoping to do sounds great. If there is a way that the Recreation department can team with them and find ways that are mutually beneficial to utilize space, she supports this, however, this is an unknown at this point. Space is needed for all age ranges. In terms of just the Rec Department, if the Buker building is going to be vacated by the Police, it would allow for more possibilities in addition to what the Recreation Department has already been able to do.

Selectman Helm asked for clarification regarding what space Mr. Blewitt is asking to use. Mr. Blewitt stated the entire building meaning all of Whipple Hall including the big meeting room and basement as well as the Buker Building. Selectman Helm commented based on that, the big meeting room would no longer be available for other community activities. Mr. Blewitt disagrees with this and stated it could still be used for other community activities.

### **Public Comment**

Bob Bowers attended the meeting to discuss his thoughts on issues related to the Police Department. He was given a tour of the Police Department last year and was bothered by the significant problems with the water infiltration, leakage, air circulation and heating and mold. These issues had been documented in the Mires report four years earlier.

Mr. Bowers noted that the recent Harriman report included estimates on how much it would cost to fix the facility and Mr. Bowers is concerned that these numbers are not accurate and much higher than what it would actually cost. Mr. Bowers looked at these numbers and provided what he thinks are more realistic numbers. He checked with the library because they have had drainage issues and got the numbers for what it cost for their repairs. The library spent \$42,000. Harriman has issued a statement saying it would be much higher for these repairs and Mr. Bowers feels this is wildly inaccurate.

Mr. Bowers asked Harriman about the heating system and asked if they would be consulting with Mitsubishi. Harriman's number for heating was \$355,000 and \$117,000 for air circulation. Mr. Bowers spoke with the installer at Mitsubishi and asked for an estimate. The installer stated their system allows for separate heating in all rooms and provides mold filtration; the installer couldn't give an actual estimate over the phone but will do a free estimate for the town. He gave a general number given the concept of a two-story building with 10,000 square feet of office space and stated this would cost between \$75,000 - \$150,000.

Mr. Bowers distributed a handout that details a list of priorities and provided Harriman's cost and then what he felt was a realistic cost. Mr. Bower stated that whether there is a new building or not, for about \$500,000 repairs can be done to make this a usable space. The purpose of this was to see what kind of costs seemed more realistic to allow the Police to have a comfortable environment for the short term if a new building is going to be built. Mr. Bowers thinks that for a reasonable cost, things can be done to the building that would save it for future use. If it can be done now, it makes the Police environment much better for them.

Chair Rollins stated a more detailed conversation needs to take place regarding the next steps with the Buker building.

John Raby stated Mr. Bowers emailed him the material he presented tonight. After reviewing it, he was struck by the fact that there was a potential for saving \$1.5 million over the Harriman estimate. He feels this is a great opportunity to work towards a long-term solution for a Police Station that includes clean energy and a facility that meets police standards.

### **Meeting Schedule**

There will be a meeting on Monday, November 26, 2018. The Board of Selectmen meetings moving forward will be on:

December 10, 17; January 7, 28; February 6, 11, 25 and March 4

Chair Rollins noted that the Board of Selectmen have been invited to attend the upcoming Kearsarge Regional School Board meeting on Thursday, December 13, 2018 at 6:30pm and the Kearsarge Municipal budget meeting will be held on Tuesday, December 4, 2018 at 6:30pm.

### **Letter from Mauri & Robert Schwartz re: site for future police department**

The Board reviewed an offer from property owners on Hayes Road to lease land to the town for a police facility. Selectman Helm stated that a whole discussion about facilities needs to be held all at once. A letter thanking the Schwartz' will be sent on behalf The Selectmen.

### **Letter from NH Lottery Commission regarding Keno**

The Board reviewed a letter from the State regarding the Keno lottery program. Last year it was the recommendation of the Board of Selectmen to not move forward with Keno. There is no indication that the town benefits from this so the Board of Selectmen are still not in favor.

### **Approving 2018 Dispatching Fees and Scope of Service**

The Selectmen reviewed the rates that will be sent to the other towns. This is the same formula and scope of service used for the past several years.

**IT WAS MOVED (Bill Helm) AND SECONDED (Janet Kidder) to approve the rates and scope of services as presented. THE MOTION WAS APPROVED UNANIMOUSLY.**

### **Discuss request of former owner to repurchase tax deeded property – A. Taylor**

Kim Hallquist stated that the town recently took the tax deed of this property in Elkins due to non-payment of 2015 taxes. Mrs. Taylor is deceased, but an heir wants to repurchase the property. The law does allow former owners to repurchase. All of the outstanding money has been paid, including the cost to have town counsel prepare a deed. If the Selectmen are in favor, town council will prepare a deed and transfer the property to the Heirs of Audrey Taylor.

**IT WAS MOVED (Bill Helm) AND SECONDED (Janet Kidder) to approve the request of a former owner to repurchase tax deeded property. THE MOTION WAS APPROVED UNANIMOUSLY.**

### **Town Administrators Report**

Ms. Hallquist provided the following report:

- Last week Ms. Hallquist met with the Superintendent of schools. They are working with the Police Department on a Memorandum of Understanding (MOU) so that the town's dispatching and Police Department will have access to the cameras at the school at

various buildings. This should be in place soon. In the event of an emergency at the school, the dispatchers will be able to see what is going on and let Police know.

- Ms. Hallquist attended the Colby-Sawyer College Presidents forum on Thursday. There were students talking about the value of Colby-Sawyer internships. This was a well-attended event. Outreach is being done to help increase enrollment.

### **Committee Meetings & Reports**

Selectman Kidder recently attended a Recreation Commission meeting and reported the following:

- There were 41 entrants for the Pumpkin People contest.
- The Halloween activities were well received. Chair Rollins stated she did hear some concerns about the date change and communication that went out about Halloween. A community group is interested in helping to plan and manage this next year. Selectman Kidder stated that yes, several people have offered to work together with Scott Blewitt, the Fire department and the Police Department to coordinate this.
- Over 100 people attended the Chili Fest and 12 different organizations provided the chili.
- Mr. Blewitt is working with the Conservation Commission and Colby-Sawyer College regarding locations for Cross Country skiing and snow shoeing.
- Mr. Blewitt has provided a variety of senior trips and has been working with the COA and the VNA to do this.
- Village sports donated 200 pairs of skates and 24 pairs of snow shoes to the Recreation Commission for use by members of the community. There will not be a rental fee for the use of this equipment.
- The skating rink will not be put up until the ground is frozen
- Winter Carnival will be held on February 7-9, 2019 on the Colby-Sawyer campus.

Chair Rollins reported that she and Kim Hallquist attended the Outing Club community engagement meeting held on November 8, 2018 held at the SAU meeting area. This was an open forum and there were 58 people in attendance in addition to the Steering Committee. The Outing Club presented its proposal relative to the identification of space needs. The Outing Club has a three-year lease with the school district but feel they have outgrown the space and are looking to build a facility to include a field house capability, indoor sports area, and gymnasium and meeting space. The committees that have been formed include a committee to do a facility needs assessment, site and design, facility management and organization, and fundraising, marketing and communication. People in the audience were encouraged to sign up and join these committees. The Outing Club has hired a new operations and program director. He has a sports management background and has participated in organizing, managing and running a number of youth municipal recreation programs. He is a Colby Sawyer College graduate and a native of Concord NH.

### **Meeting Minutes**

**IT WAS MOVED (Bill Helm) AND SECONDED (Janet Kidder) to approve the minutes from the October 22, 2018 meeting. THE MINUTES WERE APPROVED.**

**IT WAS MOVED (Janet Kidder) AND SECONDED (Nancy Rollins) to approve the minutes from the October 29 and November 1, 2018 meetings. Selectman Helm abstained from the vote due to absence. THE MINUTES WERE APPROVED.**

### Upcoming Meetings & Special Events

- Next Selectmen/Budget Committee Meeting – Monday, November 26<sup>th</sup> - 6 PM
- Conservation Commission – Wednesday, November 21<sup>st</sup> – 8:30 AM
- ***Thanksgiving Holiday - Town Offices Closed – Thursday & Friday, Nov. 22<sup>nd</sup> & 23<sup>rd</sup>***
- Planning Board – Tuesday, November 27<sup>th</sup> – 6:30 PM

**IT WAS MOVED (Bill Helm) AND SECONDED (Janet Kidder) to enter into a nonpublic session pursuant to RSA 91-A:3, II (a): the dismissal, promotion, or compensation of any public employee or the disciplining of such employee and RSA 91-A:3, II(d): purchase of land.**

Roll call vote: Rollins: Yes; Helm: Yes; Kidder: Yes

The Board entered nonpublic session at 5:45PM.

The Board reentered the public session at 5:59PM.

**IT WAS MOVED (Janet Kidder) AND SECONDED (Bill Helm) to seal the nonpublic session meeting minutes. THE MOTION WAS APPROVED UNANIMOUSLY.**

### Items to be signed

- Accounts Payable Voucher
- Payroll Authorization Voucher
- Dispatch Service Scope of Work for Croydon, Newbury, Sunapee, Sutton & Wilmot
- Safety Manual – revised
- Joint Loss Management Committee Manual
- Veteran Credit
- Applications To Use Town Property
  - ✓ Whipple Hall – On April 27, 2019 from 5pm to 9pm an additional date for the Performance Arts Series by the Center for the Arts.
  - ✓ Whipple Hall – On May 17, 2019 from 4pm to 9pm for the Dancing with the Stars post party by the Center for the Arts.

### Applications Approved &/or Denied

#### Building Permits

- Richard & Judith Pevear, 490 Sugarhouse Road, TM 022-006-000. Build new SFR - part two. BP 18-099 APPROVED
- Michelle Gibbs/Marc Giguere, 61 Lighthouse View Road, TM 126-008-000. Demo existing house. BP 18-103 APPROVED
- Brad Benson, 149 Sunset Shores, TM 091-008-000. Demo existing house & rebuild new SFR. BP 18-109. APPROVED
- Penelope J. Obenshain, Trustee, 148 Little Brook Road, TM 035-042-000. Demo porch to base, rebuild screen porch adding 120 sq.ft. BP 18-110 APPROVED
- Muller Investment Trust, 267 Main Street, TM 084-070-000. Interior Renovations. BP 18-111 APPROVED
- Andrew & Connie McElwee, 492 Little Sunapee Road, TM 064-010-000. Build 2 story addition with porch. BP 18-112 APPROVED

- Todd & Susan Williamson, 765 Lakeshore Drive, TM 051-017-000. Add roof mount solar array - 9.15kw. BP 18-114 APPROVED
- Travis Sniffen & Megan Read, 32 Red Brook Road, TM 074-006-000. Build 12X20 deck on rear of house. BP 18-115 APPROVED
- New London Hospital Assoc., 273 County Road, TM 072-016-000. Interior office renovations. BP 18-118 APPROVED

The Board opened the joint meeting with the Budget Committee at 6:30 PM.

Respectfully submitted,  
Trina Dawson, Recording Secretary  
Town of New London