



Town of Plaistow ♦ Board of Selectmen
145 Main Street ♦ Plaistow ♦ NH ♦ 03865

PLAISTOW BOARD OF SELECTMEN MINUTES:

DATE: April 13, 2015

MEETING CALLED TO ORDER: 6:30 PM

SELECTMEN:

Selectman, Steve Ranlett, Chairman
Selectman, Joyce Ingerson
Selectman, Julian Kiszka

John Sherman Vice Chairman,
Selectman, Tammy Bergeron
Town Manager, Sean Fitzgerald

AGENDA:

MINUTES:

Motion by J. Sherman to approve the minutes of March 30, 2015. One correction page 3, 2nd sentence change the word “time” to “cost”

2nd by J. Ingerson

Vote: 5-0-0

Motion passes.

Motion by J. Sherman to approve the minutes of April 6, 2015.

2nd by J. Kiszka Vote: 5-0-0

Motion passes.

PUBLIC COMMENT:

NONE

JIM PECK- CITIZENS FOR A BETTER PLAISTOW

Jim Peck, President, begins presentation regarding a committee “Citizens for a Better Plaistow”. J. Peck notes the goals of the committee are communication, quality of life issues and tapping into the knowledge of town residents on issues facing the Town. They have 116 members and will be meeting monthly. He notes their email address and notes they have a Facebook page.

Bob Hamilton, Vice Chair begins to explain the intent of the committee; “to see a better Plaistow.” To promote transparency and full disclosure of the Board of Selectman and all town officials. Discussion ensues regarding the issue of the Public Safety Complex Expansion warrant article not passing and how to communicate the need of a new facility to the residents of town.

J. Peck notes they seek to retain the small village attributes and ensure the master plan does also.

The Board comments on their opinions of the committee and request to keep all comments and discussion in a positive tone.

J. Kiszka comments on the group's size and various backgrounds of the members.

J. Sherman notes that the more people who participate in community is a positive aspect.

S. Ranlett notes that the group needs to work within the confines of the New Hampshire RSA's and the Town Code.

The Board thanks J. Peck and B. Hamilton for their presentation.

BEEDE SUPERFUND SITE LOST TAX REVENUE UPDATE

S. Fitzgerald begins the presentation.

J. Sherman notes how the contamination began with companies who thought they were disposing of waste oil properly according to the EPA and DES. The EPA held companies who disposed of their waste oil on the Beede site responsible for their respective portion of the clean up. The companies believed they were doing the proper disposal of their waste oil. Some companies, namely Exxon Mobil, the largest contributor decided not to pay the fine but to manage the clean up instead.

S. Fitzgerald begins the power point presentation.

He notes that many local companies both large and small contributed to the contamination of the Beede site. The largest was Exxon Mobil.

He states the Town, state and federal government are involved in cleaning this property so that it can be reused in the future. The EPA's reuse report envisioned a recreational use and community use. This will take decades for this parcel.

The Beede Group was formed, an appraisal was done on both parcels valuing them together at \$810,000 and deemed the cost of cleanup at \$50,000,000. The net effect was a zero valuation for this property; therefore not liable for any property taxes. The Town has lost tax revenue from this property for over 20 years. This cost of revenue has been passed on to the residents of Plaistow increasing their taxes.

The Town argued these valuations were unfair that the property still had value. The companies that contaminated the site are the most profitable companies in the country and are in a position to pay these past taxes.

The NH BTLA (Board of Taxation and Land Appeals) abated the \$810,000. And found the parcels to be valued at \$100 each for the years of 2009 and 2010. The Beede Group has paid \$29.62 since 2009. The past taxes for both parcels with penalty and interest total \$1, 711,636 as of April 6, 2015.

The Town needs to get legislative support on municipal rights to protect the Town's property value, Request assistance in changing laws that allow responsible parties to avoid municipal taxes, seek changes to the RSA's that support NH Municipalities and have the right to be heard by a Superior Court Judge.

S. Fitzgerald notes the decision by the BTLA set a troubling precedent for contaminated properties in NH

The cleanup will take approximately 30 years.

S. Ranlett suggests inviting the legislators to a summit meeting to discuss contaminated sites and the BTLA ruling.

The Board agrees this should be the next step.

TOWN MANAGER'S REPORT

Cable Committee Appointments
Mosher- 3 Carleton Path
Second Hand Dealer permit
Comcast Relicensing Negotiations
Mosquito Control beginning this week
Recreation Department
Heroin and Prescription Drug -Parent Info Night at Pollard School
David Nye Memorial Scoreboard
Beede Site Tour
American Legion, Carl G Davis Post 34-New Officers swearing in ceremony. S. Ranlett notes that Commander Dave Meaney and the American Legion presented S. Fitzgerald with an award in appreciation for all his support of the Veteran and Post 34. S. Fitzgerald has participated the last few years as a judge at the oratorical contest at NH Boys State held at St Anselm College. S. Fitzgerald also thanks Roy Jeffrey and Tom Cullen for joining him at the NH Boys State.
Source Water Protection
CEDS – Meeting
All State Asbestos Stop Work Order

ACTION ITEM REVIEW

1. Communication Tower
2. Tactical Training Center -Memorandum of Understanding

OTHER BUSINESS

T. Bergeron notes that the 10 tons or less sign at Harriman and Harmony Way is down.
J. Sherman notes the Cable equipment purchase and The No means No. Discussion ensues regarding the verbiage and the Board is awaiting legal opinion to determine the next step.

SIGNATURE FOLDER

S. Ranlett states the manifest and signature folder are going around.

SELECTMENS REPORTS

J. Sherman-
Budget Committee Reorganization 4/14/15 at 7pm
Blue & Gold Banquet- at Holy Angels for Boy Scout moving up
Run of the Savages- 574 finished walker/runners

S. Ranlett-
Run of the Savages
American Legion Post 34
Old Home Day letter for raffles

J. Kiszka-
All State Asbestos- stop work order
Beede Site tour
Vic Geary Center
American Legion Post 34
Charter for renewable energy

T. Bergeron-
Beede site tour
Recreation Committee meeting
Opening Day – May 9th
Run of the Savages volunteered

J. Ingerson-Nothing to report

Public Session adjourned at 8:48 pm

Public Session reopens at 9:43pm

**J. Sherman motions to direct the Town Manager to implement the Technology/Social Media policy as presented with one correction as discussed when signed by the Board of Selectman. J. Ingerson 2nds
Vote 5-0-0
Motion passes.**

The Board consensus is not to seal the non-public minutes of April 13, 2015.

Public session adjourned at 9:45 pm.

Respectfully submitted,

Gayle Hamel
Recording Secretary