



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

PLAISTOW BOARD OF SELECTMEN MINUTES:

DATE: April 24, 2017

MEETING CALLED TO ORDER: 6:32pm

SELECTMEN:

Selectman, John Sherman, Chairman
Selectman, Steve Ranlett
Selectman, Peter Bracci

Selectman, Tammy Bergeron, Vice Chair
Selectman, Julian Kiszka
Interim Town Manager, M. Pearson

AGENDA

MINUTES

T. Bergeron motions to approve the minutes of April 17, 2017. Seconded by S. Ranlett.

Vote: 5-0-0

Motion passes

T. Bergeron motions to approve the amended minutes of March 20, 2017. Seconded by S. Ranlett.

Vote: 5-0-0

Motion passes

PUBLIC COMMENT

Bob Hamilton of Balsam Way would like to approach the subject of town owned property and sales. It is of his opinion that the Board of Selectmen should not have to redo the work that the Plaistow First committee did years ago. The information should be updated but can be used rather than going to all the trouble and time to redo what is already done. Rather than just plowing forward he would recommend that the Board locate the information that was presented years ago from the Plaistow First committee and use that as, at very least, a starting point.

Chairman Sherman will bring those recommendations to the Board of Selectmen for consideration. Chairman Sherman also wanted to remind Mr. Hamilton that the findings of the Plaistow First Committee are now seven years old but at the right time they will be part of the discussion.

Carli Sarty of Sweet Hill Road has been watching the Board of Selectmen meetings and as a former elected official, former employee, and volunteer for the Town of Plaistow since 1983 would like to address a few things she has observed. First, the budget committee has always watched very carefully and any remark that was made verbally or on social media is hurtful to those of us that have been on the committee or had to deal with the committee over the years. I can tell you Mr. Peabody put me through the ringer while I was the Recreation Director in 1983. The budget committee has always done an excellent job watching the money for this town and anything that has been put out on social media is misleading. The towns money has always been watched. Second, I would like to just say, please watch all the innuendos. You cannot have all of

the innuendos in what you say and or write, they hurt not only the person they are intended for but others as well. They need to be stopped. Once upon a time in this town it was a dark time and the division of “the dark side and the bright side” was well known BUT never in the public eye did we not respect each other. Everyone did not get along but respect was always first and we need to get back to that. And lastly, my hope is when people say something it is what people hear. Remember, and I always said this to my employees, you are representing the Town. In your elected position you are always, no matter where you are a representative of this town and that should always be remembered. My hope is that personalities and agendas can be put aside for the betterment of the town. Be careful of social media, everyone is watching. Thank you for your service to our town.

James Peck of Oak Ridge road with Bob Carolan. Mr. Peck would like to address the unfinished business of the display cases. The historical society would like to have two of the cases that were previously discussed with the past Town Manager brought to town hall. The transfer from the historical society should be relatively easy as the cases are movable. Discussion between the board and Mr. Peck about placing the cases in a fire safe location and having locks.

Chairman Sherman asked Interim Town Manager Mr. Pearson to have the cases moved and placed in a safe location to showcase some of the towns history.

Mr. Peck also shared a rare flag sent to the historical society by a former citizen, Carol Molle. The flag was made by the Keezer Manufacturing of Plaistow and has 40 stars dating back to about 1959. He would like to request the flag be flown for special occasions in the town, i.e. over Town Hall for Memorial Day. Selectman Kiszka will look into the etiquette for storing this rare flag within the cases at town hall.

Discuss Potential New Highway Garage

Guests Dan Garlington and Gino Baroni. J. Sherman is bringing this issue to light because the budget committee would like the Board of Selectmen to reconsider making the highway garage a priority. P. Bracci agrees it should be considered a priority. M. Pearson distributed the report from CMA Engineers with its findings from November 29, 2006 along with some bullet points he has put together with what has been found from the time the study by CMA was complete.

Highlighted issues are within the report. M. Pearson would like to emphasize the most disturbing part of this report is “potentially dangerous conditions in the highway garage,....explosive risks”.

It is unacceptable, in his opinion, to ask any employee to work in a situation where those conditions are known. D. Garlington let the board know there are two alarms to let the staff know when the methane is at a dangerous level in the building. This alarm has gone off in the past and the protocol is to evacuate and open the garage doors to ventilate. P. Bracci would like to know if we can capture any of the methane. D. Garlington informed the board that back in 2006 it was researched and it was not enough to capture. Other points brought up by M. Pearson, the cost to keep the garage where it is going forward is 1M-1.5M dollars. He also would like to reiterate the fact that right now the building has an alarming and potentially dangerous level of methane that makes it an explosive risk and is unsafe. The other major issue is the location of the electrical wires for the salt shed. The location of the wires to the salt shed has caused serious injury already. D. Garlington added that he has had a few citizens reach out to him and request that his methane level be checked. S. Ranlett added that when reading the report what he noticed right off is the building is not habitable yet we have employees working there, that is disturbing. M. Pearson states it is a bad situation that is not getting better. Mr. Gino Baroni has been invited to answer any questions the board may have. G. Baroni's limited opinion of the situation, is it was just brought to his attention, if an explosion is eminent the fact that the building is not well insulated is

helpful at this time. His suggestion is for the Board of Selectmen to move forward with due diligence. Start with thinking about available locations, size, and a site master plan working with pros and cons of the budget. This is not something that can be done overnight it will be a 3-6 month process just to come up with some kind of master plan. S. Ranlett believes it is a great idea to move forward to relocate the highway department. J. Kiszka would like to know the pricing and structural differences in an engineered building and stick building. P. Bracci would like to know what more is needed for the salt shed? What will be looked at a different size, type, does it need to be located next to the garage? D. Garlington states salt sheds can be different sizes and different accesses for each size. There are a lot of different options that can be looked at when looking at new a new garage. T. Bergeron would like to set up a committee to go work through the process. Her suggestion is 2 Selectmen, 2 budget committee members and 1 citizen. J. Sherman would like to see 2 Selectmen and 2 budget committee members but not open to the public. D. Garlington would like to be on the committee. Board of Selectmen that would like to be on the committee are S. Ranlett, J. Kiszka, P. Bracci. S. Ranlett was on the committee in the past and would like to stay remain that way. J. Kiszka offered to an alternate opening the spot to P. Bracci. J. Sherman informed the board that Sam Cafiso and Bob Hamilton from the budget committee have been chosen for this board and Jay DeRoach will be the alternate. Dan will represent the highway department with Dana as an alternate. Mark Pearson is requested and accepted to be the meeting facilitator. The meeting will require an agenda and minutes. D. Garlington invites everyone to come see the existing structure and what the needs may be going forward.

J. Kiszka would like to acknowledge D. Garlington on a job well done with the trash pick-up after Plaistow Pride day on Saturday. D. Garlington let the board know 273 bags were collected and thanked the citizens' for a job well done.

Finalize Purchasing Policy

J. Sherman states this document has been constructed with input outside of the meeting and the board is now voting to accept the document as written.

Motion by S. Ranlett for “the Town of Plaistow Board of Selectmen, in a majority vote, accepted the Purchasing Policy. Seconded by J. Kiszka Vote: 5-0-0

Media management Policy – Adopt

J. Sherman states this document was signed by the board at the meeting of April 17, 2017 and now we are adopt the document as written.

Motion by S. Ranlett for “the Town of Plaistow Board of Selectmen, in a majority vote, accepted the Media Management Policy. Seconded by T. Bergeron Vote: 5-0-0

REVIEW OF TOWN OWNED PROPERTY

J. Sherman states the list has been updated since the last meeting. The first 12 or so items are obviously not going to be sold as they are town used properties. The next set belong to the town forest and will also not be sold. The next three properties are being discussed between the

conservation commission and Mr. Laplume. P. Bracci agreed and interjected that Mr. Laplume is still out of state and discussions will continue when he returns. The next two items, some research needs to be done on the ownership so no action can be taken until that is cleared up with Lori. S. Ranlett would like to do a title search to clear that up. J. Sherman would like to see how far our Town employees can get before spending the money on a title search. Line 40 should be sold, board agrees. Line 41 was kept with the idea that it could be a good location for a water/communication tower in the future. J. Kiszka would like to know if we need to designate 21 acres for that purpose. S. Ranlett believes the cost of splitting the property would not be cost effective. J. Sherman, continuing line 42 is put aside for the same reason as line 41. Line 43 is not wet, S. Ranlett would like to sell as well as J. Kiszka. The next 23 lines would be an asset to the recreation department for the trails. They are connected to the PARC trails that already exists. P. Bracci would like to discuss the need for keeping 120 acres for recreation when that can be income for the Town. J. Sherman informed the board that the recreation commission will be making a presentation in the next 2-4 weeks with an update for the trails. S. Ranlett believes we need to keep it all or sell it all because it is landlocked. J. Kiszka knows we have about 404 acres and we are going to add approximately 120 acres, approximately 10.6 sq miles to recreation? Where is the balance? T. Bergeron would like to have recreation in for a discussion. J. Sherman continues with the next set marked as water- conservation. The hope was to have a suggestion to sell or not from Plaistow First by the meeting. P. Bracci responded with not having anything to bring to the Plaistow First meeting but will go over it at the next meeting. S. Ranlett would like more research done on what is meant by the land being wet? Is it just poor drainage or unusable? T. Bergeron and J. Kiszka agree on waiting for a recommendation from the conservation commission. P. Bracci will bring the list to the commission for review. Discussion on properties will end at that point for this meeting. Total properties that will be discussed will end up being 117 parcels.

TOWN MANAGER'S REPORT

M. Pearson presented a list of meetings he attended this week.

- Budget Committee - schedule and related process items.
- Perpetual Care Costs – researching how to assign a cost per lot. The Cemetery Sexton will be leaving at the end of the year.
- Pennichuck Plaza Meeting – property managers from Chicago
- Assessing Meeting – Email to be set up with all involved
- Emergency Operation Plan Update – Will be presented 5/1
- Personnel Plan Update – Will be presented in approximately 1 month
- Route 125 Update – Clean-up will be May 8th-11th
- Joint Loss Committee Quarterly Meeting – For town employees will be held 4/28
- Household Hazardous Waste Day Reminder – 4/29 at PARC
- A list of upcoming trainings were provided

ACTION ITEM REVIEW

Reviewed

OTHER BUSINESS

S. Ranlett read HB 329 on ratification of the voting results. J. Sherman a public hearing will be held during the next Board of Selectman meeting, May 1st, and a vote on ratification will take place immediately following. M. Pearson will make sure that the notice is posted in all the appropriate places. The issue of the incorrect wording on the warrant article will be addressed after the ratification.

SIGNATURE FOLDER

J. Sherman states the manifest and signature folder are going around.

SELECTMAN REPORTS

P. Bracci

- Conservation Commission will be restocking 3 brooks with fish.
- Arbor Day is May 5th at 1:30pm and everyone is invited to? The tree this year is a liberty elm tree.
- Elder Affairs committee did not meet

J. Kiszka

- Energy committee is reorganizing and establishing a new charter
- Plaistow Pride Day had a great turnout. Lots of trash.
- Garden plots were plotted and everything is going well
- The Veterans Memorial will be held here in June and he would like to see them possibly be added to the Old Home Day parade. He will work with the Old Home Day committee.
- Landscaping at the library looks great. Could we work on doing the same at Town Hall? M. Pearson suggested a Plaistow Beautification committee to address this and things like 125.

T. Bergeron

- Old Home day committee meeting is next week and requests that her alternate, S. Ranlett, attend in her absence.
- Family Mediation has cans out at a few area businesses to raise funds. Funds are very low this year. They will also be raising awareness and asking for donations at the Atkinson 250 year Celebration. Casino nights through the State of New Hampshire Gaming Commission have been secured and the organization will receive 3% of all the proceeds. A request will be put in for the Cable station to advertise this fund raising event as the need is very high importance.

S. Ranlett

- Sgt. Mazza would like to remind citizens if you find a needle please do not touch it, call the Police Department and they will take care of them properly.
- Planning Board put together a draft of the water resource center. This is set to be finalized May 3rd, please send any input on the document before that date. Westville Rd is waiting on an update, Safe School is still waiting also.

J. Sherman

- Warrant Article P-17-11, Bud Com & BOS had an issue with the count printed on the ballot (email from JS to others). Once the votes are ratified the conversation about how to correct the ballot can be addressed. Nothing can be done until the votes are ratified.
- The Budget Committee Chair and Vice Chair would like some training on Capital Improvement Plan, Capital Reserve vs Impact Fees and one more that is TBD.
- There is a drug takeback day scheduled for 4/29 from 10-2 where?
- The Town wide yard sale will be 5/13 from
- The library would like to remind everyone that bus services from the district school to the library are available. Contact your school for the bus number.
- He had a meeting with the Superintendent of School that was generally uneventful and just a general discussion.
- Thank you to the people of Plaistow for your support
- To all boards please in public always speak the truth
- The charter for the Town Report will be addressed at a future meeting

In closing

The Citizen group along with James Peck have volunteered to do the cleaning up of and taking care of the Town Hall Green. J. Sherman would like everyone to hold off for now as memorial areas need to be identified.

J. Sherman would also like to mention the Board of Selectmen have been invited to attend the Woman in Leadership award ceremony on May 16th at 11am.

J. Sherman adjourns the public meeting at 9:10 pm

Respectfully submitted,

Rollanda Hughes,
Recording Secretary