

Vote on land on 125: per RSA 41:14-a The Town of Barrington seeks to sell a piece of land (Map 223 lot 22) (0.33 acres) located on Route 125 at the junction of Substitute Road/Old Green Hill Road through the sealed bid process for the purpose of commercial development along Route 125 and increasing the tax base. I would suggest the following motion (motion must be made at this meeting to avoid starting the RSA 41-14-a process over again: **Move that the Town proceed with the sale of the property pending successful negotiations with a stipulation it be used for commercial development.**

A second motion or instruction would be to enter into negotiations with the only bidder on the property to convey the property with various conditions like road improvement, minimization of wetlands impact, use to avoid a driveway on route 125, etc. ***What does the Board wish to do?***

Tabled to this meeting: SATWaSR lot merger The Forest Society has no problems with merging the lots. ***Does the Board wish to proceed?***

Default Budget: As requested by the Board I have revised the budget to reflect changes in Health Insurance, New Hampshire Retirement and the changes in the salary lines as a result of action taken in the last budget (increase for 3 months and the extra hours for 2 positions that were not in for 12 months). ***Does the Board approve the default budget as revised?***

Young Road: Our engineers at HTA note: Brown Industrial Group would be open to advancing the development of engineering and shop drawings for the precast culvert and wing walls. He expects this would be between \$5,000 and \$10,000 to complete. Mike, from Brown, recommended handling it through Town Purchase Order (if you have), and referencing the master agreement that will be signed after Town Meeting. The advantage would be that we could review shop drawings over the winter and have the precast manufacturer ready for fabrication following Town meeting and final Agreement signing with Brown. The disadvantage is that the Town takes on more risk of project investment prior to the Town vote. But if you are confident it will pass and FEMA is open to the Town advancing this portion of the Contract, this early construction administration coordination and review would be beneficial to the project. My comment is we could do this from the Transportation Capital Reserve if the Board wanted to proceed with this. ***Does the Board wish to use funds from Capital Reserve to proceed?***

Young Road: Norma Bearden owns a 66 acre parcel next to the Young Road Culvert. We need a small piece of her land for a small permanent easement and a temporary construction easement. She lives in Alabama and is not responding to our requests. I believe the only option to proceed is to go the eminent domain route. We would appraise the property, put that value with the court when we file there and have her served. She could accept the money or fight in court over the price. It is not likely to be a lot of money given that of her 66 acre only 1,581 square feet will be permanently under easement and 5,917 square feet will have a temporary construction easement. ***Does the Board approve proceeding with this?***

Budget Items: I request the Board add \$63,600 to the proposed budget for warrant articles which is to correct a failure to properly establish a capital reserve years ago. Here is the proposed language: To see if the town will vote to close the Swains Lake Dam Capital Reserve Fund held by the Trustees of the Trust fund because it was not properly established initially and return all funds to the general fund balance,

said amount being approximately \$ 63,600; further to vote to establish a Dam Capital Reserve Fund under the provisions of RSA 35 for the maintenance, repair and replacement of town owned dams; further to raise and appropriate the sum of \$63,600 to be placed in this fund with this amount to come from fund balance; further, to name the Board of Selectmen as agents to expend from said fund without further action required from Town Meeting. Recommended or not by Board of Selectmen & ABC (Majority Vote Required) ***Does the Board approve adding this article?***

Recreation Commission: The Commission invited the Board of Selectmen to attend one its meetings to discuss the questions that have been raised about the revolving fund. They meet at 6 PM. Second Monday. ***Does the Board of Selectmen want to attend the Recreation Commission meeting 1/9 at 6 at the gym, with the Board of Selectmen scheduled to start at 6:30 at ECLC (the Board has a full agenda on that night with the public hearing on the budget and warrant articles)?***

Town Forest Committee: The Town Meeting in 1990 (article 29) voted to put the Town Forest (now Map 241-35 on Swain Road) under the Conservation Commission and to create a separate Forest Maintenance Fund for any proceeds from that particular forest (See RSA 31:110-113) so no further action is needed by the Board of Selectmen.

Public Safety Building. The water supply is no longer compliant with State and Federal standards because of Arsenic (primary standard). After researching various options we believe the following is the best system. While we only pay a year for bottled water. Here is a summary of Paul's plan along with the answer on reverse osmosis.

I (PAUL) reached out to Advanced Radon Mitigation and Water Treatment this morning in regards to the question of reverse osmosis treatment for the building. After much discussion, I requested a written explanation and have yet to receive it. I am told that a reverse osmosis treatment would be very costly with an estimated price to exceed \$10,000. Storage for two to three days potable water would be required causing the installation of atmospheric storage and an additional pump. I considered treatment for arsenic at the faucets only and this would cost approximately \$995. per sink, this measure would exceed roughly \$6,000 to cover all sinks including the bathrooms. The treatment of the entire system reduced liability and seemed a better deal at less than \$4,000. I chose mixed bed treatment under the advisement of RE Prescott Company in Exeter as they have an outstanding reputation in regards to water treatment methods. As John had stated, I exceeded the policy in regards to additional quotes for the proposed expenditure. I did this to have a better understanding of the treatment and not to have a knee jerk reaction for resolve. I recommend that we air on the side of caution and go with Advanced Radon as they have offered a price of \$3990 for the installation. The annual maintenance costs can be consumed within the government buildings budget and they are as follows; Big Blue 10" 5 micron cartridges @ 8 per year x \$16 each = \$128, 24 bags of water softener salt @ \$9.00 per bag = \$216, Calcite recharge, check the Ion

exchange system, and one treated test = \$365 and the resin will require replacement every 5 years, today's cost for this service is \$675. The plumbing for the installation and preparation for treatment has been completed by my staff and me. This preparation has cost the Town only a minimal amount in materials.

The annual cost of the bottled water (not counting what will still be purchased in small bottles to go on the trucks) is about \$750. The new system would be a 2017 expense out of either the Incident Exec line or if the Board increases the building repair line, it could come from there. We want the Board to take a vote if it wants to continue with the status quo as it has better immunities on liability. ***What does the Board wish to do?***

Discussion on sidewalks in 10 year plan: Marcia wrote: Members of the Planning Board along with the public are mentioning on a regular basis the need for sidewalks and access improvements to the area in and around the Route 9 and 125 intersection. Possible improvements to this intersection should be brought forward as part of the Ten Year Plan Solicitation. I would be interested in the selectmen's thoughts. The intersection at 9 and 125 is zoned to allow for a number of retail and commercial activities and currently serves as a center community retail and service activity.

I would note the reason the Town has traditionally been hesitant is the cost of maintaining the sidewalks once they are installed, especially winter maintenance.