

EMS Week Proclamation: *Will the Board designate the Week of May 17 - 23, 2015, as Emergency Medical Services Week?*

Opening Loader Bids: One of the proposals was 6 minutes late. The person went to the Highway Garage, in part to see the trade-in, before the deadline, but did not know where the Town Offices were. He spoke to Peter who called the Town Offices to indicate the person was trying to submit before the deadline. The time delay did not create any competitive advantage for the firm. ***Will the Board waive that informality?***

Company	Full Bid new to spec	Alternate bid	Detail on Alternate	Trade amount	Brand
E W Sleeper					
Chadwick-Baross #1					
Chadwick-Baross #2					
Chappell #1					
Chappell # 2					
Beauregard					
Milton-Cat					
Anderson					
Nortrax					
Windmill					

Solar Discussion: It appears Revision Energy/SunRaise Investment is unable to meet the contract changes related to non-appropriation clauses that our attorney feels are necessary to enter the agreement without a more specific Town Meeting vote. We believe we have agreement on language with Barrington Power so we can proceed without a town meeting vote on that issue (see below on second issue). Our insurance company has made suggestions to the agreement as well that appear acceptable. Talking with Durham it took them a long time to work out the language for the PPA. Our attorney indicates that under 41:14-a (see at end of this report) the Selectmen have to go through the process to allow the solar company to place their equipment on the property in a long term lease &/or easement. As you will note that process can take three meetings spaced out a certain distance but a minimum of 27 days. We need to get started immediately if it is the intention of the Board to complete that process before July 1. That is the deadline assuming that the NH Legislature takes away the solar funds in the budget on that date, however if that does not occur we have much longer. Of note is that 50 voters can petition the lease/easement to go to a town meeting which would mean we could not meet the deadline of July 1 if the state takes away the funds. Of course if we have to go to a Town Meeting because of petitioners and the state does not take away the funds, we could look at getting non-appropriation language approved which would then mean we have many more options and both

companies are still in the running. I have asked both the Planning Board and Conservation Commission to comment on these proposals, a necessary part of the process under 41:14-a. I can cancel this request if the Board of Selectmen elects not to go forward at this time. Also the lease/easement raises a property taxation issue since the law requires we charge property taxes. Those have not been calculated into the quotation, but I believe we can do as Durham did and make the tax by the host (like we do on the rented Town Hall) to make the tax neutral. Town meeting in 2003 enacted provisions to allow use of 41:14-a. Because Barrington Power is proposing an easement (or a lease over 5 years), RSA 41:14-a, I is applicable for the BOS to have authority to enter into the easement. This difference (lease vs. easement) makes no difference on the taxing language requirement of RSA 72:23, I because by statute that language applies to "leases and other agreements, the terms of which provide for the use or occupation by others of real or personal property owned by [the town]". The easement in question is an agreement, the terms of which provide for the use or occupation of property owned by the town, so the taxing language is required even though this is not a lease. Also the Board could add meetings to speed up the process by adding a meeting on May 11 then moving the meeting of the 18th to Thursday the 21st then being able to make a decision regular June 1 meeting. ***What does the Board wish to do?***

Public Hearing: Additional money has come in for Renna and Calef Conservation purchases. ***Will the Board accept \$1,500 toward the Calef easement and \$1,000 toward the Renna easement on behalf of the Conservation Commission?***

Planning Board: ***While there is a question if moving the radio antenna needs to go to the Planning Board, does the Board wish for me to ask an advisory opinion on the site review to the June Planning Board? If the Board is proceeding with the solar project, does the Board wish for me to ask for an advisory opinion on the site review for the solar panels of the June Planning Board?***

Poppy Day (remembrance WWI disabled vets): ***Will the Board allow the Roger Cardin JR. American Legion Post 114 to hold poppy day at the transfer station May 23, 2015?***

Calef Conservation Land: As part of the purchase of the Calef property, the Town agreed to construct a turn around and to upgrade Town Farm Road to the turn around. It will require that the Board open the section of Class VI portion of the road from the end of the current maintenance area (Class V) to the location of the turn-around, about 200 feet. I have asked the Conservation Commission if they would pay for the material costs. A second issue that has arisen is the conservation groups holding other pieces of this easement want a culvert removed on what is now a Class A trail further down the road and are willing to pay to replace it with stepping stones or a box culvert (would allow fire vehicles access). I would assume there is no objection to doing so with my preferred option a box culvert (allows little critters to migrate through it and fire trucks to drive over it). ***Does the Board approve the maintenance work on Town Farm Road, raising the currently Class VI portion of the road up to Class V, construction of the double hammerhead turn-around/parking area and a change in the culvert?***

Paving contract: There are two companies that are within about \$1,000 on the approximately \$850,000 project. The companies are responding to a "Request for Proposal" and here is the relevant language: "The Town of Barrington reserves the right to accept, reject, modify or negotiate any and/or all

proposals or any portion thereof in the best interest of the Town of Barrington and to waive informalities." I will have a recommendation for the Monday meeting based upon investigation of a number of outstanding questions between the two lowest proposals (Pike and R&D) including our past experience. ***What does the Board wish to do?***

Proposed procedure on paving: I would like to propose the following procedure regarding paving the apron for private roads and or driveways. This would not apply to the situation where the Town for its purposes cuts the driveway and then paves to the cut to match grade changes, but would apply to situations where the paving is being done at the request of the homeowner. The Town would put the homeowner into contact with the firm doing the Town's project. The homeowner could make a deal with the paving company if they reached mutual agreement, but there would be a separate load(s) paid directly by the homeowner to the company. It would be clear that this pavement was separate from the pavement for which the town was billed. ***Does the Board approve this proposal?***

Credit Cards: ***Does the Board wish to enter the agreement to take credit cards at the Town Clerk's office and possibly elsewhere in the building?***

456 Pond Hill Road: The buildings on the property that the town took for taxes from Mr. Leech are in very bad shape. The garage sustained additional damage this winter when a car went off the road in snow and ran into it. The time has expired for Mr. Leech to get anything he wants out of the building. We have been considering condemning and/or demolishing the buildings because of their condition. The travel trailer appears in decent shape and I would recommend moving it to storage at the Public Works facility until Mr. Leech decides what to do with it. (It was not part of what we tax deeded.) We will consider whether to ask the insurance company for the driver who hit the garage to help pay for the garage, but it was already in bad shape before the accident. We would have to test for asbestos before proceeding to demolish and if there were asbestos remove it before demolition. We could get some money from the metal on site, probably enough as an incentive to have the metal cleaned up. The alternative to cleaning up the property would be to try to sell the property as it is with a condition it be cleaned up and no occupancy of the home until it is extensively repaired or a new one is built. While we have to return any amount from the sale to Mr. Leech that is over and above costs, it is doubtful the lot would bring enough to have any left over. The back taxes, interest, fees, are over \$40,000. To that would be added money spent on the property and a 15% penalty on the value. My recommendation is that the Town moves the trailer and tries to sell the property as it is. ***How does the Town wish to proceed?***

Recommendation for Local River Management Advisory Committee Oyster River: ***Does the board wish to re-nominate John Wallace?***

Appointment to Planning Board of a full member: I expect a recommendation from Tony.

Nonpublic:

(I would suggest two separate nonpublic sessions)

Tax arrearage properties: The Tax Office has payment plans with 16 property owners. 12 are sticking to the payment plan. We also have several properties the Town has taken in which we have tried with various success with the prior owner. *I would like to discuss these in nonpublic under reputation.*

Goals Town Administrator that involve confidential personnel matters

Information:

Renna Closing: We closed on the Conservation Property April 29.

333 Calef Highway (Town offices): We have a signed agreement for another option year (August 2016-July 2017) at the discretion of the Board of Selectmen. All other terms of the agreement remain the same.

USPAP: We have the USPAP report on last's year's revaluation. It is a document required by the NHDRA which will review for 60 some points of standards. If anyone wants to review (about 2 inches thick) we have 2 copies.

Harding Back Taxes: At this point Ford has not provided us a formal answer, but I believe the priority needs to be waterline expansion for clean water to those impacted or projected to be impacted. We will not release any of the liens at this point.

Bike Race: You may get a complaint from a Stagecoach resident complaining about a bike race that starts and ends in Strafford but uses a section of Barrington Road. Our police chief indicates we have never had an issue with the Bike race and it is an annual event. Strafford Police handle traffic at the intersection of Stage Coach Rd and Route 126 as they stop traffic in several areas of Strafford and that is the only intersection that they request assistance with in Barrington.

Energy: Here is a copy of an email from Paul Sanders I forwarded March 25 on energy improvements the Town has made to lighting (the T5 is most efficient, the T12 least efficient):

Public Safety Building

Occupancy sensors in the bathrooms and sally port.

T8 fixtures and occupancy sensors in the training room.

T5 fixtures in the truck bay.

Town Shed

T5 fixtures in the bay area

T8 fixtures replacing all old T12 fixtures

Occupancy sensor in the bathroom

Library/Recreation Building

T5 fixtures with progressive occupancy sensors in the gym
LED exterior fixtures have been installed.

Also I have asked Paul to have Siemens proceed with a review of our energy usage with a goal to seeing what further improvements we can make. There is no cost for this review.

Former Town Hall: I have met with Fenton Groen and Jeff Greenhalgh of Groen Builders to follow up their offer to look at the former Town Hall. I gave a copy of the studies and an overview for context. We toured the building. I expect something back late May.

School Construction projects impacting Town: The work on the area of the parking area, sidewalks, and steps between the ECLC and the Town Library-gym will be ongoing through the summer. The plan is for the Town to construct the radio tower before the paving if that will work out so the cement trucks and crane are not on the new pavement.

Also the school may be doing work on the Annex that will impact meeting locations over the summer. Thus meetings may move to the Middle School during the summer. If a decision is made to move the SAU to the Annex, then the location of the meetings starting in the fall will be the ECLC. That will also impact the use of the ECLC this summer. The Elementary school will be undergoing energy updates during the summer.

41:14-a Acquisition or Sale of Land, Buildings, or Both. –

I. If adopted in accordance with RSA 41:14-c, the selectmen shall have the authority to acquire or sell land, buildings, or both; provided, however, they shall first submit any such proposed acquisition or sale to the planning board and to the conservation commission for review and recommendation by those bodies, where a board or commission or both, exist. After the selectmen receive the recommendation of the planning board and the conservation commission, where a board or commission or both exist, they shall hold 2 public hearings at least 10 but not more than 14 days apart on the proposed acquisition or sale; provided, however, upon the written petition of 50 registered voters presented to the selectmen, prior to the selectmen's vote, according to the provisions of RSA 39:3, the proposed acquisition or sale shall be inserted as an article in the warrant for the town meeting. The selectmen's vote shall take place no sooner than 7 days nor later than 14 days after the second public hearing which is held.