



Warner Board of Selectmen

Meeting Minutes
Tuesday, August 14, 2018
APPROVED

Chairman Edelman opened the meeting at 6:00 pm

Attendance: Selectman Kimberley Edelman – Chairman, Selectman Clyde Carson, Selectman John Dabuliewicz

Others present: Martha Mical, Deb Moody, John Leavitt, Ed Mical, Ron Piroso, Judy Newman-Roger

1. Emergency Management

- A. Emergency Management Director, Ed Mical and Deputy Director Ron Piroso, met with the Selectboard. Ed reported the Disaster Declaration from October 2017 has been processed and finalized, money will be forthcoming. A standard administrative cost will also be forthcoming which is 5% of the total amount of the damage declared, \$667.60. Ed explained the administrative cost consists of his time gathering the cost for damages and labor and filling out the application. Ron asked if the Director of Public Works time is calculated in the administrative costs as well. Ed said the administrative cost is a standard 5% of the total cost of the damage declared. John Leavitt asked if the DPW's hours included because he is salary. Ed said the time the DPW was out in the field was figured into the cost as well as the vehicle cost.
- B. Ed talked about the Emergency Management Performance Grant for the Emergency Operation Center. It will be on the Governor and Council agenda for September 5 instead of August. Homeland Security and Emergency Management tried to move the grant forward for August but it didn't happen. Kimberley will see how this new date will impact construction of the new fire station.
- C. Ed talked about the Memorandum of Understanding with Northeast Catholic College for a warming center/emergency shelter within the administrative section of the building. Edits were provided for the MOU, Ed will update for signatures. The MOU will also be reviewed by legal counsel. Martha Mical said if there is an emergency tomorrow the Town Hall cannot be used as a shelter because it doesn't have a kitchen. Clyde said for the record the college has always been open to the public as long as the campus is in session.
- D. Ed spoke about the Hazard Mitigation Plan. The plan needs to be updated and adopted by the Selectboard and approved by March 2019, it's a requirement when applying for grants. Ed explained there is grant funding available for updating the plan which is a 75/25 match or Central NH Regional Planning Commission can administer the grant on behalf of the town, the cost share from the town would be in-kind services, no cost to the town. The Commission was used in 2002 to update the plan and is willing to update the current plan. Ed is asking permission to be the town representative in doing the plan, the Board agreed.
- E. Ed said he is working with the Director of Public Works for a project on Schoodac Road in an area that has flooded in the past. The application will be submitted to the State by the end of February 2019.

2. Unregistered Vehicles on Private Property

- A. The Town Administrator had previously emailed the Selectboard a draft procedure for responding to complaints for comments and edits. Not all members read the email so the topic will be placed on the next agenda. But, Kimberley read from the Town Administrator's report the following:

Unregistered Vehicles: As a follow-up to the discussion with Deb Farrell regarding the number of vehicles at specific properties cited in the discussion.

1. Gamil Azmy's Farm – I contacted Gamil Azmy inquiring about the vehicles on the property and confirming that he is in compliance with the agreement. The agreement allows for up to 18 vehicles/trailers on the property, no more than three of which may be uninspected. Any unregistered vehicles must be located out of view from the road or neighboring properties. Only two of the uninspected vehicles may be unregistered. All other vehicles must have current registrations and current inspection stickers. Mr. Azmy stated that his vehicles are registered but some need

to be inspected. The Warner PD will inspect the vehicles in view in the next two weeks to confirm that the vehicles are registered and inspected.

2. Ajax Auto Repair – on August 7, I visited the business and toured the yard around the garage building. There were over 36 vehicles and parts of vehicles in the yard. Property owner, Larry Turcotte appeared. I introduced myself and spoke to him about the complaint coming to the Board of Selectmen and my visit to ascertain the validity of the complaint. Approximately 10 vehicles with current plate tags were there for repairs according to Larry. Another dozen or so cars, vans, and SUVs with either no license plate tags or expired plates were towed or left there by the owners who have not decided to have them repaired. Eleven large Chevys and Cadillacs stored behind the garage with no plates are Larry's "hobby cars" and used for races and destruction derby events during the fair season. There were 2 "yard trucks" with plows and a third truck he uses for parts for these yard trucks. There were several other damaged vehicles and parts of vehicles in another part of the yard.

Larry and I discussed plans to reduce the number of unregistered vehicles in the yard including the option of applying for a salvage yard license. Larry agreed to contact the owners of several of the vehicles to remove them from his establishment. I have followed up with a letter from the Selectman's Office giving him a deadline of September 17 to have the unregistered vehicles removed by the owners or himself and I will conduct a follow-up visit after the deadline.

3. Abatement Request for Timber Yield Tax

- A. Assessing Clerk, Deb Moody explained in 2017 the yield tax was calculated for a logging operation on Map 19 Lot 5 in the amount of \$3,055.62, paperwork was signed by the Board and then the property owner was billed. After which, she met with the Town Forester who said he thought the calculation was too high because the quality of the wood was poor. At this point, because it is now 2018, if the request is approved it will be a refund. Deb is recommending the quality of the wood should be changed to fair instead of good which will reduce the tax to \$2,130.00 resulting in a \$925.43 refund.
- B. John said he and Deb had a conversation about another part of the request where the property owner wanted to have deductions from the gross amount, prior to figuring the tax for the cost of upgrading the Class VI for this logging operation. Deb said she contacted the Department of Revenue and has not heard back yet. Martha Mical said historically, the town has never deducted the cost for road upgrades, that is the property owners' responsibility. Ed Mical asked when the timber tax is paid is it applied to revenue? Martha Mical said yes.

Board Action

Selectman Carson made a motion to refund Map 19 Lot 5 for an overpayment of a timber tax in the amount of \$925.43. Chairman Edelman seconded the motion. Vote on the motion: Edelman - yes, Carson - yes, Dabuliewicz - not voting.

4. Barn Preservation Easement - Renewal

A public hearing needs to be scheduled.

5. Letter's of Support

- A. Clyde explained we did send a letter of support for Senate Bill 365 that basically ensures Wheelabrator and the wood chip generators have a guaranteed buyer for the electricity they put out. If there is no guaranteed buyer the towns in the Concord Regional Co-op will have increased tipping fees at Wheelabrator or Wheelabrator may close. The closure would result in an 8% increase in what the town currently pays in tipping fees. The Governor vetoed SB 365 despite the fact the Bill passed both the House and the Senate on voice votes. Clyde is in favor of sending another letter of support for the Governor to reconsider. Kimberley asked why did the Governor veto the bill, what were his views on it. Clyde said he didn't know the answer. John believes it was because it would increase the cost of electricity to consumers, that's what he read in the newspaper.
- B. Senate Bill 446 enables towns like Warner to invest in renewable electric generation projects that adequately cover our electricity use, all while avoiding any cost-shifting due to the set sale and purchase pricing mechanisms. Clyde said every Mayor of the 14 cities has written a support letter to reverse the Governor's veto, again, SB 446 past in both houses. Kimberley asked what was the Governor's view on this. Clyde said he will hear on September 13. John asked what will it raise the cap to. Clyde said it raises it to 5 megawatts. John Leavitt is in favor of the Governor vetoing SB 446 because it raises the electric rates for everyone who can't afford solar. The town building a solar array contributes to raisES the electricity rates

for everyone in town. Clyde respectfully disagreed with John Leavitt, stating that what really drives the electric rates are the max demand you have to have on the grid. By having all the resources generating electricity at the peak periods it reduces the amount of the maximum capacity that the grid has to build at and those are where the costs come into play. Clyde said when we do our solar, we're reducing the demand at peak levels when the electricity rates are the highest, we are actually contributing to reducing the cost of electricity. He said in 12 years we will have electricity coming to the town basically cost-free. John Leavitt said he has done a lot of research on what the solar industry is doing. The cost to deliver electricity to the State is about 6 cents a kilowatt hour, the rest of it is all fee's that are already spent and promised. When the electricity demand goes down because of solar, the fee's have to go up to keep up with the reduction in electricity revenue. Clyde said if you believe renewable energy is where we need to be going, both these Bills help to move in that direction, keep energy dollars in the State and support local jobs. The Bills are coming to the Legislature on September 13 to consider overriding the vetoes.

Board Action

Selectman Dabuliewicz made a motion to send a letter of support for overriding the Governor's vetoes of SB 365 and SB 446. Selectman Carson seconded the motion, the motion passed unanimously.

- C. Kimberley said she also reached out to State Representative Natalie Wells on this topic to hear her perspective on it. Kimberley explained how she likes to hear more than one view.

6. Town Administrator's Report

Town Properties: The Selectman's Office received signed delivery receipts for both letters sent to the former owner of the 2 lots slated to be offered for sale by sealed bid in November. I will have a list of other town properties at the Sept.11 meeting for Board review to determine the most appropriate method of offering these properties for sale.

7. Job & Wage Analysis

The Selectboard will meet on Wednesday, August 22 beginning at 4:00 pm and Wednesday, August 29 beginning at 3:30 pm.

8. New Fire Station

No new change orders to report. Trusses are being installed and the floor poured in the Administration section.

9. Municipal Records Retention Committee

Town Clerk, Judy Newman-Rogers reported the Committee met and decided to discuss locations and present 4 to the Selectboard for a decision so the Committee can move forward to put something together for the budget season. Judy explained the locations are indicated in the Committee's minutes and she has further information available if the Board has questions. The Board will read the minutes and will talk further at their next meeting during the Committee status report. The next Committee meeting is scheduled for Thursday, September 6 at 9:00 am. A Selectman's representative will be determined to attend the September 6 meeting because Clyde cannot.

10. Minutes

- A. Judy asked if the sealed nonpublic meeting minutes that were unsealed be placed on the website and John said no.
- B. Chairman Edelmann made a motion to approve meeting minutes dated July 3, 17, 23 & 31 and August 1. Selectman seconded the motion, the motion passed.

11. Manifest

Selectman Dabuliewicz made a motion to authorize the Selectmen to sign manifests and order the Treasurer to sign Payroll check numbers 5460-5472 in the amount of \$31,335.16 (including 21 direct deposits), Accounts Payable check numbers 55335-55403 in the amount of \$753,846.11 (includes check to KRSD in the amount of \$560,000.00), and Fire Station Loan Fund Accounts Payable check numbers 106-108 in the amount of \$245,737.56. Selectman Carson seconded the motion, the motion passed unanimously.

12. Consent Agenda

Selectman Carson made a motion to approve the Consent Agenda for August 14, 2018:

Previously signed by the Board are the following:

1. Application for reimbursement to towns and cities in which Federal and State Forest land is situated.
2. Veterans' Tax Credit for Map 9 Lot 32

3. Abatement for Timber Tax on storm-damaged properties:
 - a) Map 15 Lot 27-2A
 - b) Map 15 Lot 54
 - c) Map 15 Lot 55
 - d) Map 15 Lot 56-2
4. Building Permit for Map 26 Lot 002
5. Raffle permit for the Fire Department

To be signed by the Board:

1. Building Permit for Map 7 Lot 29-1

Chairman Edelman seconded the motion, the motion passed unanimously.

13. Selectman's Other Business

- A. Clyde reported that he and the DPW will be meeting at Central NH Regional Planning Commission regarding the TAP Grant next Thursday with the engineering source that CNHRPC is making available to the town.
- B. On October 18 there will be a meeting for the 250th town anniversary with Clyde, Rebecca Courser and Mary Cogswell from the Historical Society to begin brainstorming.
- C. Clyde shared that he and the Energy Committee have talked earlier this year about how the town may take some of the benefits realized as a municipality in regards to solar and start making them available to other people in the community. He said the Energy Committee and a few other people have been working on this and what they have learned there is activity going on. Past Legislation says each utility has to start looking at producing tariffs that support alternate net metering. The Public Utility Commission is working with the utilities right now to find various projects that will move forward. Clyde said the Energy Committee has made a proposal and had some conversations with Eversource to see how the Committee may work with them to conduct pilots on behalf of residents in the town. The Energy Committee is working on a proposal so they have a seat at the table with the PUC on the discussion of these pilots. To have an official voice the Energy Committee is putting together a petition with the reasons for having a seat at the table. The Energy Committee is working on the petition to get the Energy Committee to have a seat at the table to work on a viable project with Eversource. The pilot would involve up to 25 low to moderate income residents in town and it would pilot solar in combination with solar storage with the potential of having smart meters that would give people the ability to understand how their consumption takes place during the course of the day or year. Kimberley asked Clyde if he is following an example of another town and Clyde said yes, they are working closely with Lebanon. (Name of the person not audible) is working as an adviser for the Energy Committee. The Energy Committee is also working with Ever source. CDFA is interested in working with the Energy Committee as well. The Committee feels they can pull some resources together to make a pilot with real benefits. The goal is the pilot would not cost the town anything, as well as no cost to the residents.

Martha Mical clarified that this program would be at no cost to the town and Clyde said yes. John Leavitt said the resources are taxes and fees paid by the general public. Clyde said there are a lot of resources available and those resources will be identified the further the Committee gets into the project. He said if we don't go after the resources, others will and benefit from them and not the people of Warner. John Leavitt said just because other towns are doing something doesn't mean Warner should jump on the bandwagon, it's not a good reason to do it just because others are. Clyde said the reason for the project is to determine if Warner residents will benefit from renewable energy projects. John Leavitt says he knows solar is a net loss, it is not a gain for the general public unless someone like him puts solar [panels] on their garage. John L. said it's taken him 10 years to get to zero, most people can't afford solar. People are always pushing solar and it's always coming out of the tax dollar, it's coming out of the State, or the local, and fees to the electric company. He said it's frustrating watching everyone jump on the solar bandwagon and basically putting it to the general public.

Ed Mical asked if the Selectmen need to authorize the Energy Committee to move forward with this project. Clyde agreed. Kimberley said once the Energy Committee is ready to present to the Board then the Board can make a decision.

John Leavitt asked to see a spreadsheet on what was sold to the town for the solar project [compared] to what is a reality today before making other decisions about going in other directions. John L. doesn't feel the numbers are going to be favorable.

14. Public Comment

- A. Ron Piroso asked what's the Selectboard's feelings on the disposition of the two old fire stations. Kimberley said the Board has not discussed it yet because the Board is waiting for the results from the Economic Development Advisory Committee survey.
- B. John Leavitt asked what the status is on the landscaping at the solar array. Clyde said landscaping is still being worked on around the Public Works Department schedule. The thought was to put in wildflowers in the fall. John L. said the same question was asked last year and the answer was waiting to plant in the spring, now it's the fall.
- C. John Leavitt asked if the Selectboard has thought about naming the roundabout after Barbara Annis. Kimberley said the family members are asking if the town would consider planting a perennial along with a plaque commemorating Barbara. Kimberley said the Board will talk about it. Martha Mical said because the roundabout is on State property is there a process in naming the roundabout? Clyde thinks there is.
- D. Ron Piroso asked when will the roundabout be completed. The silt fences are still there filled with trash. Ron was told the State has not signed off on the project. John D. said the Town Administrator has inquired with the State several times and has not received a clear answer.

15. Adjournment

Motion to adjourn at 8:10 pm

Board of Selectmen
Kimberley Edelmann – Chairman
Clyde Carson
John Dabuliewicz

Recorder of the minutes: Mary Whalen