

**TOWN OF WALPOLE
MEETING OF THE SELECTBOARD
APRIL 7, 2022**

Selectboard Present: Steven Dalessio (Chair); Peggy L. Pschirrer; Cheryl Mayberry

CALL TO ORDER: Mr. Dalessio called this Selectboard meeting to order at 6:30 PM in the Walpole Town Hall. This meeting was being recorded.

Mr. Dalessio called for a voice roll call of the Selectboard present: Peggy Pschirrer was present; Cheryl Mayberry was present; and Steven Dalessio, Chair, was present. Also present was Sarah Downing, Manager of Administration, and Regina Borden, Recording Secretary. There were three members of the public in attendance: David Edkins, Kim Mastrianni and Gretchen Markiewicz.

NEW BUSINESS:

Old Home Days Activities on the Common: Mr. David Edkins is coordinating the activities on the Common for Old Home Days on Saturday, June 25th, 2022. He wanted to check to see if there were any ground rules, he should be aware of. Questions about water and electricity came up. Mr. Dalessio advised there are some electrical outlets along the side of the Common that will be on but there is only one spot for water. The 4-H Group would like to have their animals on the far south end of the Common where the trees are. Mr. Dalessio confirmed that is a good location. He suggested Mr. Edkins check with Mr. Mike Rau at the Highway Department about putting garbage cans out. Spaces will be available to non-profits that are either based in Walpole or serve the Walpole community. Anyone wishing to reserve a space should contact Mr. Edkins. There were notices in the last two editions of the Clarion.

Great River Co-op re: Grants: Ms. Kim Mastrianni distributed copies of the “Great River Co-Op – Nourishing Our Community” to the Selectboard. Recently they have begun to do some more work to bring a community-owned cooperative grocery store to the Great Falls region of New Hampshire and Vermont. Their board recently completed an updated Market Research Study as well as consultation on their proformas with a financial specialist and a co-op start up specialist. These were conducted by national leaders in advising co-op boards. They have the potential for a couple of grants. Therefore, she is requesting letters of support for the grant funding. It appears the Northern Border Regional Commission (NBRC) grant will not work for them because the Town is not a direct investor in the property. They are now looking at the Community Development Block Grant (CDBG) that is funded through the US Department of Housing and Urban Development (HUD). It is administered in NH by the Community Development Finance Authority (NHCDFA). That would involve the Town as an applicant in applying for those funds. The Co-op would do all the work; any established matching grants would be coming from member loans, other grants, third party loans or other resources. What they are asking the Town, as their sponsor, would be to approve the request up to \$1,000,000 of CDBG funds. It would help them get the Co-op up and running. Mrs. Pschirrer asked if they still have a list of investors. Ms. Mastrianni noted they have 880+/- active investors. They are a for-profit company as opposed to a non-profit company. Should they be able to move forward with the CBDG application, the Town would be their sponsor. Mrs. Pschirrer asked what the Town’s obligations would be. Ms. Mastrianni was not in a position at this meeting to provide all that information; the co-op would be doing the bulk of the work. Ms. Mayberry pointed out that they would have to see the grant application to know what the requirements were as their sponsor. Ms. Mastrianni would be able to get them a copy of those documents. Mr. Dalessio mentioned they would support the co-op but when they sign anything on behalf of the Town, they need to be sure it is in the best interest of the Town. Mrs. Pschirrer asked about the deadline. Ms. Mastrianni felt the deadline for the letter of interest might be the end of April. She apologized for the short notice but will get the details and more information to the Selectboard. Mr. Dalessio asked if they still feel it is a viable option for Walpole. Ms. Mastrianni said “absolutely, it is”.

Mrs. Pschirrer questioned if they were to get a \$1,000,000 CDBG, what would it buy them? Ms. Mastrianni replied planning and development. They are still working with Bensonwood on a building and land, working with a production manager, etc. Mr. Dalessio asked what the total project cost is estimated at? Ms. Mastrianni said about \$3,000,000. Mr. Dalessio thanked them for the update and asked them to come back when they have some additional information.

ACCOUNTS PAYABLE:

Ms. Mayberry moved to accept the Accounts Payable Check Register in the total amount of \$69,272.62 for checks issued April 8, 2022. This includes a payment in the amount of \$24,096.36 to the NH Retirement System. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

PAYROLL:

Ms. Mayberry moved to accept the Payroll Check Register for the week ending April 2, 2022, in the amount of \$45,663.91 dated April 8, 2022, and for the 941 Payroll Tax Transfer in the amount of \$10,820.86. This includes updated pay rates and retro-active pay. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

SELECTBOARD MEETING MINUTES:

SELECTBOARD MEETING – March 31, 2022: Ms. Mayberry moved to accept the Minutes of the Selectboard meeting of March 31, 2022, as submitted. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the Minutes were approved.

NON-PUBLIC SELECTBOARD SESSION – March 31, 2022: Ms. Mayberry moved to accept the Minutes of the Non-Public Selectboard Session of March 31, 2022, as submitted. These Minutes will remain sealed. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the Minutes were approved.

LAND USE CHANGE TAX:

MAP and LOT #011-059-000: Ms. Mayberry moved to approve the Land Use Change Tax in the amount of \$1,360.00 for the owner(s) of Map and Lot #011-059-000. This land was disturbed to construct a DADU (detached accessory dwelling unit). Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

VETERANS TAX CREDIT:

MAP and LOT #008-009-007: Ms. Mayberry moved to grant the Veterans Tax Credit for the owner(s) of Map and Lot #008-009-007. This property owner's name changed due to a revocable trust; a new PA-29 was required. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

ELDERLY TAX EXEMPTION:

MAP and LOT #029-026-000: Ms. Mayberry moved to grant the Elderly Tax Exemption for the owner(s) of Map and Lot #029-026-000. This applicant met the income and asset limits. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor the motion was approved.

NOTICE OF INTENT TO CUT WOOD OR TIMBER:

MAP and LOT #005-036-000: Ms. Mayberry moved to grant the Notice of Intent to Cut Wood or Timber for the owner(s) of Map and Lot #005-036-000. This large tract of land has access off County Road. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

NOTICE OF INTENT TO EXCAVATE:

MAP and LOT #001-016-002: Ms. Mayberry moved to grant the Notice of Intent to Excavate for the owner(s) of Map and Lot #001-016-002. This property has access of the Old Route 12 North Road. This is an annual renewal for an active gravel/sand pit. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

OLD BUSINESS:

Updated Town Hall Fire Alarm Panel Purchase Order: Mr. Dalessio reported the price increased considerably since last September. The new cost is \$12,995. Encumbered funds from last year's Article #5 are available for the purchase.

Mrs. Pschirrer moved to approve Purchase Order #789054 to Countryside Alarms in the amount of \$12,995.00 for the Fire Alarm Panel replacement. Seconded by Ms. Mayberry. With Mrs. Pschirrer, Ms. Mayberry and Mr. Dalessio in favor, the motion was approved.

Highway Department Winter Operations Snow Removal and Ice Control Procedures: Mrs. Pschirrer had drafted the Highway Department Winter Operations Snow Removal and Ice Control Procedures. Mr. Dalessio talked to the North Walpole Fire Chief about the snowplowing; the one-inch clearance to get the fire truck out of the garage makes a big difference when plowing the area. Ms. Mayberry mentioned Mr. Rau attended a meeting with the Board of Commissioners. They discussed the priorities during and after snowstorms and other areas of concern in the Village. It was a very good visit. Ms. Mayberry moved to accept the Highway Department Winter Operations Snow Removal and Ice Control Procedures. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

Post-Recorded Lien Interest Rate: Mr. Dalessio felt they needed to discuss this based on individual cases. He referenced the RSAs. The question is do they receive it as a delinquent tax payment of 18% or do they receive the 14%. This only matters if somebody comes back to claim the property. They have ten years to come back to claim a property. Even after it has been sold, the original people have a claim to it. Mrs. Pschirrer thought it was only if the Town received extra money; it has to be saved separately. Mr. Dalessio recommended they read RSA 80:90 which are the definitions. Mrs. Pschirrer felt they also need to look back to the court case. Mr. Dalessio summarized that there is no rush. They should continue to research it. This will be tabled for now.

Pending Further Actions:

Generators, Wooden Chairs in the Town Hall, Trees on the Common, Walpole Players Posters, Reservoir Dam, Houghton Brook Bridge, Parking Ordinance, Three Phase Power for Industrial Park Drive and Bensonwood:

Town Lights: Mr. Dalessio talked with Mr. Steve Grenier and all of the lights that the Town owns have been updated. If anyone notices one and questions if it was changed, try to get the pole number so they can send it over to Mr. Grenier for him to check it.

Bridge Lights: Ms. Mayberry mentioned the State was going to do the light replacement when they were doing the new Arch Bridge. The lights are on, but the Commissioners were asking what kind of lights they were going to be, LED, solar, etc. They had a rescue call on the bridge last week but the Bellows Falls light was not working. Mr. Dalessio asked Mrs. Downing to pull the letter from the State regarding the lights on the bridge.

Three Phase Power for Industrial Park Drive and Bensonwood: Ms. Mayberry asked if they want to contact Liberty Utilities again for another cost estimate. Mrs. Pschirrer noted they have such a long infrastructure list that they should prioritize the projects. There was a consensus to send this out to all the State Legislators; keep bringing this to their attention.

Mr. Dalessio suggested they pull the Walpole Players Posters off the list as they have not come back in for further discussion. He would also take the Wooden Chairs in the Town Hall off the list as it is an internal sale.

NEW BUSINESS:

Assessing Letter to New England Power: Mr. Dalessio mentioned they have a letter to New England Power to request a detailed asset report for all transmission assets located in our municipality.

Ms. Mayberry moved to approve and sign the letter to New England Power. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

E.W. Salvage Junkyard Permit: Ms. Mayberry moved to approve the E.W. Salvage Junkyard Permit from July 1, 2022, to June 30, 2023. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

Cemetery Deed: Ms. Mayberry moved to approve the Cemetery Deed for Lots #E811 and #E812. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

Memorial Day Parade: Mr. Dalessio talked with Mr. Justin Cassarino, and they will have a Memorial Day Parade. He is also getting ready to work with Mr. Whitney Aldrich to transfer the information. The Boy Scouts will be doing the organizing of the parade and making other plans. They should have more information in a week or two. The FMRHS Band is going to Charlestown this year. Mr. Dalessio has been talking to the Director of the Walpole School Band who is seeking a confirmation that the parade is occurring.

Thank-You Letter to FMRSD: Mr. Dalessio reported there is a letter to be signed to Lorraine Landry, Superintendent, Fall Mountain Regional School District thanking the Fall Mountain Regional School District for the use of the Walpole Elementary gymnasium for our Annual Town Meeting on March 12, 2022. They also mention a special thank you to Brett Fessenden from the SAU 60 IT Department and Brian Exley from Maintenance for coming in on a Saturday for set-up, supporting us during the meeting process and for putting away equipment and furniture after the meeting ended.

Thank-You Letters: The Selectboard acknowledged receipt of the Thank You letters from Big Brothers/Big Sisters of NH and CASA for the Town's annual contribution.

NON-PUBLIC SELECTBOARD SESSION:

Ms. Mayberry moved to enter into a Non-Public Selectboard Session pursuant to RSA 91-A:3 II to discuss (a) Personnel. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Ms. Dalessio in favor, the motion was approved at 7:22 PM.

The Selectboard meeting reconvened at 7:30 PM.

Ms. Mayberry moved that the Minutes of the Non-Public Selectboard Session of April 7, 2022, will be sealed. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved.

RECESS SELECTBOARD MEETING:

Ms. Mayberry moved to recess this Selectboard meeting. The Selectboard will enter into a meeting as the Hooper Trustees. Seconded by Mrs. Pschirrer. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the motion was approved at 7:31 PM.

The Selectboard meeting reconvened at 8:04 PM.


ADJOURNMENT:

Ms. Mayberry moved to adjourn this Selectboard meeting. Seconded by Mrs. Pschirrer. Mr. Dalessio asked if there was any additional discussion. There was none. With Ms. Mayberry, Mrs. Pschirrer and Mr. Dalessio in favor, the meeting was adjourned at 8:05 PM.

Respectfully submitted,
Regina Borden, Recording Secretary


Steven Dalessio, Chair


Peggy L. Pschirrer


Cheryl Mayberry

(Note: These are unapproved Minutes. Corrections will be found in the Minutes of the April 14, 2022, Selectboard meeting.)