

**TOWN OF WALPOLE
MEETING OF THE SELECTBOARD
JUNE 18, 2020**

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

CALL TO ORDER: Mrs. Pschirrer called this meeting of the Walpole Selectboard to order at 6:30 PM. She advised that the Selectboard members are in three separate locations. Also attending this meeting is Mrs. Sarah Downing, Manager of Administration, in the Walpole Town Hall, and Ms. Regina Borden, Recording Secretary, by telephone at a separate location. FACT-TV was unable to film this Zoom meeting as they were at the Bellows Falls Union High School Graduation. Therefore, it will not be available for viewing on the internet.

Mrs. Pschirrer advised that public comment is possible at this meeting. Comments can be made by calling the Selectboard Office or via email to Mrs. Downing at the Walpole Town Hall. Mrs. Downing will display the agenda. That will be followed by documents as they are being discussed. All votes will be taken by a roll call voice vote by the Selectboard present. Ms. Lori Landry, Superintendent of the Fall Mountain Regional School District, and Mr. Jim Fenn, Business Manager, were expected to attend but they asked to be excused from this meeting and plan to attend another meeting in July.

ACCOUNTS PAYABLE:

Mr. Dalessio moved to accept the Accounts Payable Check Register in the amount of \$653,651.80 for checks issued June 19, 2020. This includes a \$615,232 monthly payment to Fall Mountain Regional School District. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the motion was approved.

PAYROLL:

Mr. Dalessio moved to accept the Payroll Check Register for the week ending June 13, 2020, in the amount of \$27,151.83 for checks dated June 19, 2020, and the electronic fund transfer for the 941 Employer Taxes in the amount of \$5,304.31. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the motion was approved.

SELECTBOARD MEETING MINUTES:

SELECTBOARD MINUTES - June 11, 2020: Mr. Dalessio moved to accept the Minutes of the Selectboard meeting of June 11, 2020, as submitted. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the Minutes were approved.

NON-PUBLIC SELECTBOARD SESSION – June 11, 2020: Mr. Dalessio moved to accept the Minutes of the Non-Public Selectboard Session of June 11, 2020, as submitted. These Minutes will remain sealed. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the Minutes were approved.

COMMITTEE REPORTS:

The Selectboard acknowledged receipt of the following Committee report:

- North Walpole Village District Board of Commissioners Meeting – June 9, 2020.

BUILDING PERMIT:

Permit No. 2020-17 – Melvin and Cheryl Patty, 124 Upper Walpole Road, Map and Lot #012-047-000: Mr. Dalessio moved to grant Building Permit No. 2020-17 for Melvin and Cheryl Patty, to build a “16’ x 16’ Deck” at 124 Upper Walpole Road, Map and Lot #012-047-000. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the motion was approved.

OLD BUSINESS:

NH DOT New Bridge Update: Mrs. Pschirrer has not had a reply to the email sent to the NH Department of Transportation (DOT) requesting an Agreement in writing for the lights on the Arch Bridge. The paving marking was completed at the intersection. Mr. Dalessio mentioned it was a poor job; you hardly notice it. Ms. Mayberry will check the paving marking tomorrow. The Selectboard will forward comments to the NH DOT on the paving marking.

Mill Pond Beaver Activity: Mrs. Pschirrer advised the Mill Pond must be rising again in the John Davey yard. The project cost is about \$6,000. Mr. Dalessio suggested the money be taken from the GRH Dam Reserve and Mrs. Pschirrer agreed. She will let Mr. Davey know that the Beaver Deceivers are not available for a few weeks. Mr. Dalessio suggested checking with Mr. Mike Rau to see if he issued a purchase order for them to do the work. Ms. Mayberry will follow-up with Mr. Rau. She mentioned the Beaver Deceivers will be at Mill Pond in 3-to-4 weeks.

Central Plating Brownfields Site Update: Mrs. Pschirrer reported that there was a Central Plating Brownfields Site visit last Wednesday. She had never been in the red building before and it is packed full of boxes of documents, tables, empty filing cabinets and much more. She will talk to Ransom Consulting about this as she expected the building to be empty. Mr. Dalessio felt she should ask if any precautions need to be taken when disposing of it. Mrs. Pschirrer pointed out that people will be happy when they see the property now has a fence around it. There are wells inside the building as well. More testing will be done on Tuesday.

Broadband Update: Mrs. Pschirrer advised that the documents that were signed last week were shipped out by FedEx and should have been delivered by noon today. She talked with the Town of Langdon Select Board Chair today. She will attend their meeting on Monday night to talk about the Walpole Broadband project.

Town Department Access Notice: The Selectboard approved the Town Department Access During COVID-19 Notice. It will be posted. Mr. Dalessio questioned if the Police Department lobby is open. Mrs. Pschirrer noted that Mrs. Janet Clough is not there this week, but the Police Department officers come-and-go. The lobby is open when they are there.

Recreation Department – Pool: Ms. Mayberry, Mr. Cassarino, Mr. Harlow and the Pool Manager met last Monday night. They will have a proposal on the pool ready for the meeting next Thursday night.

Basketball: Ms. Mayberry will send a link to Mrs. Pschirrer on pick-up basketball.

Pending Further Actions:

- Recreation Area Parking Lot: Lot Line Adjustment and Deed With Letter;
- Town Deeded Properties;
- Houghton Brook Fish Ladder

NEW BUSINESS:

Discretionary Easement for Hooper Golf Properties LLC: Mrs. Pschirrer acknowledged receipt of the letter from Avitar Associates to advise that the Hooper Golf Properties, LLC had applied for a Discretionary Easement earlier in the year. The Selectboard will need to determine the value per acre. This easement is for approximately 50.47 acres. This Discretionary Easement is on top of the Conservation Easement and is specifically for the golf course area.

Mrs. Pschirrer noted the bottom figure suggested is \$425/acre placed on each of the 9 holes. This golf course has an irrigation system therefore she feels \$500/acre would be reasonable. It is only for the golf course; it does not include the agricultural section of the easement which is already in current use with a special tax rate. If they do not function for five years in a row, the golf course reverts to agriculture. Mrs. Pschirrer wants Attorney Hockensmith to look over any documents the Hooper Golf Properties has written-up. Mr. Dalessio moved to sign the \$500 per acre Discretionary Easement for the Hooper Golf Properties, LLC. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. Ms. Mayberry asked how Mr. Dalessio decided on the \$500. Mr. Dalessio replied that Avitar Associates said the bottom end of the range is at the current use farmland category at \$425/acre. The extra is to cover the irrigation system. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the motion was approved.

Mrs. Pschirrer would like to call Mr. Bob Kimball tomorrow to discuss this decision. Ms. Mayberry and Mr. Dalessio approved Mrs. Pschirrer's request.

Hitching Post Area by Walpole Grocery: Mrs. Pschirrer acknowledged receipt of an inquiry from Mr. Tom Goins regarding the small plot of land in front of 47 Main Street that is part of the parking lot and the passage way to Westminster Street that is owned by the Town of Walpole. There is also a small adjoining green space surrounded by granite pillars owned by the Town. The paved area of this land is maintained by the Town. The Selectboard would have to go through RSA 14:41.a and have a survey if they are going to give away this property. It will require two public meetings and a vote. Mr. Goins would be responsible for the cost of the survey and deed. He has indicated they are interested in buying it if that is the decision of the Selectboard. Mrs. Pschirrer felt they should talk to Mr. Goins about this, but agreed they need to do some research on the property before any decisions are made.

Planning Board: Mrs. Pschirrer will ask to be on the Planning Board agenda for the Tuesday, July 14th, 2020, meeting to do a presentation on the Recreation Area Parking Lot: Lot Line Adjustment and Deed with Letter. The Deed is prepared but they will need the survey from DiBernardo Associates.

Cheshire County Zoom Meeting: A notice was received that the County of Cheshire is having a Town and Cities Information Sharing – Zoom Meeting on Monday, June 22, 2020, at 12:00 PM. If anyone is interested in attending, you may join by computer or phone.

North Walpole Village Park: Ms. Mayberry asked if the Selectboard has concerns with the volley ball net being put up at the North Walpole Village Park. Mrs. Pschirrer and Mr. Dalessio have no problems with having the net put up.

North Walpole Village Board of Commissioners: Ms. Mayberry said the North Walpole Village Board of Commissioners would like to know what would need to be done for them to hold their Annual Meeting in the Walpole Town Hall. They heard that the Fire District had their meeting in the Walpole Town Hall. Mr. Dalessio does not feel this information is accurate on the Fire District. Mrs. Pschirrer and Mr.

Dalessio have no objections with having them using the Walpole Town Hall on Tuesday, July 7th at 7:00 PM provided there is social distancing. Mrs. Pschirrer asked if they will need a sound system. Mrs. Downing will check the schedule book to be sure this date and time is available. She will let Ms. Mayberry know tomorrow.

RECESS SELECTBOARD MEETING:

Ms. Mayberry moved to recess this Selectboard meeting. The Selectboard will enter into a meeting as the Hooper Trustees. Seconded by Mr. Dalessio. Mrs. Pschirrer asked if there were any questions or comments. There were none. On a roll call voice vote with Ms. Mayberry, Mr. Dalessio and Mrs. Pschirrer in favor, the motion was approved at 7:15 PM.

The regular Selectboard meeting resumed at 7:19 PM.

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, (b) Hiring and (c) Reputations. Seconded by Mr. Dalessio. Mrs. Pschirrer asked if there were any questions or comments. There were none. On a roll call voice vote with Ms. Mayberry, Mr. Dalessio and Mrs. Pschirrer in favor, the motion was approved at 7:20 PM.

The regular Selectboard meeting resumed at 8:12 PM.

Ms. Mayberry moved that the Minutes of the Non-Public Selectboard Session of June 18, 2020, will be sealed. Seconded by Mr. Dalessio. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Ms. Mayberry, Mr. Dalessio and Mrs. Pschirrer in favor, the motion was approved.

OTHER BUSINESS:

Next Selectboard Meeting: Mrs. Pschirrer announced that the next Selectboard meeting on Thursday, June 25, 2020, at 6:30 PM, will be held at the Walpole Town Hall in the first-floor meeting room.

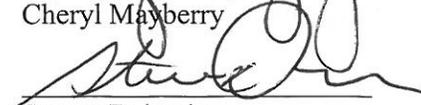
ADJOURNMENT:

Mr. Dalessio moved to adjourn this Selectboard meeting. Seconded by Ms. Mayberry. Mrs. Pschirrer asked if there were any questions or comments. There were none. With Mr. Dalessio, Ms. Mayberry and Mrs. Pschirrer in favor, the meeting was adjourned at 8:15 PM.

Respectfully submitted,
Regina Borden, Recording Secretary


Peggy L. Pschirrer, Chair


Cheryl Mayberry


Steven Dalessio

(Note: These are unapproved Minutes. Corrections will be found in the Minutes of the June 25, 2020, Selectboard Meeting.)