

**TOWN OF WALPOLE
MEETING OF THE SELECTBOARD
SEPTEMBER 3, 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 in the Walpole Town Hall. She introduced the other two Selectboard members, Ms. Cheryl Mayberry and Mr. Steven Dalessio. Mrs. Sarah Downing, Manager of Administration, and Mrs. Regina Borden, Recording Secretary, are also in attendance. This meeting is being filmed by FACT-TV in Bellows Falls, VT. It is available for viewing on the internet. There were seven visitors in attendance.

NOTICE OF SALE OF TAXED DEEDED PROPERTIES BY SEALED BIDS:

Notice of Sale: This notice was posted on July 30, 2020. Mrs. Pschirrer read the following: NOTICE IS HEREBY GIVEN that, in accordance with the provisions of RSA 80:80 (II), the Town of Walpole, as owners of certain properties acquired by Tax Collector's Deed, hereby provides notice of sale by sealed bids on the Town's interest in the following real properties:

Map 7 Lot 11
1.38 Acres
Located at 63 River Road
Minimum Bid: \$30,000
and
Map 24 Lot 5
.52 Acres
Located at 24 Homestead Avenue
Minimum Bid: \$30,000

Persons interested in purchasing these parcels shall submit a sealed bid delivered or certified mailed to the Selectboard Office, PO Box 729, 34 Elm Street, Walpole NH 03608 by 1 PM on September 3, 2020. The bids will be opened and read aloud in public on September 3, 2020 at the Selectboard Meeting at or about 6:30 PM. The outside of the envelope containing the bid must be labeled Prospective Buyer's Bid for Tax Deeded Property. It must be accompanied by a bank check in the amount of \$5,000 payable to the Town of Walpole as a bid deposit.

The properties are sold as-is, where is, and as shown with no warranties or guarantees expressed or implied. The Town will execute a Quickclaim Deed without Covenants to the successful bidders. The successful bidder must pay the balance of the purchase price within thirty (30) days from the date of the bid opening or forfeit the bid deposit. Payment will be by cash or bank check.

A bid package may be obtained from the Town website, www.walpolenh.us or at the Town Hall.

Town of Walpole, NH
BY ITS Selectboard
July 30, 2020

Opening of Sealed Bids:

Mrs. Pschirrer advised that sealed bids were kept in a sealed envelope in the office safe. Two bids were received as follows:

63 River Road – Tax Map 7 Lot 11

<u>Bidder's Name(s)</u>	<u>Bid Amount</u>	<u>Deposit</u>
Roy and Donna Homan Chester, VT 05143	\$46,100.00	\$5,000.00
Kenneth and Lori Thompson Westmoreland, NH 03467	\$41,100.00	\$5,000.00

24 Homestead Avenue – Tax Map 25 Lot 5

No bids were received for 24 Homestead Avenue.

Mrs. Pschirrer advised there were two bids for 63 River Road, Tax Map 7, Lot 11. The highest bid for this property is \$46,100.00.

Ms. Mayberry moved to approve the sale of 63 River Road, Tax Map 7, Lot 11 to the highest bidder, Roy and Donna Homan for the amount of \$46,100.00. 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.

Mrs. Pschirrer pointed out that the sale will have to be completed within 30 days of this date. The payment needs to be by cash or a bank check.

Mrs. Pschirrer noted the Selectboard will need to make a decision on how to proceed with the sale for the property at 24 Homestead Avenue. It will be announced at a future date.

Walpole Congregational Church: Reverend Malmberg is planning a gathering on the Common on Friday, September 18th, 2020. The plan is to show a documentary outdoors on the 13th Amendment. It will begin at 7:00-or-7:30 PM and will last under two hours. He is expecting 20-to-40 people. Wearing a mask and social distancing will be observed. The plan would be to gather near the gazebo and set up a screen/projector. It will require some amplification. Mrs. Pschirrer mentioned electricity is available at the gazebo but the office needs to know if it is needed so it can be turned on. Reverend Malmberg will check to be sure no other events are scheduled on this date. The Selectboard had no objections but requested that they be keep informed.

Masks Requirement for Election Days: Mr. Jack Wozmak, Moderator, is supportive of wearing masks at the voting locations. If they require masks, they need to have an alternative for the right to vote. If they do not have a requirement to wear a mask, then the alternative is not present. Mr. Wozmak pointed out that in North Walpole there are some limitations. They do not have an accessible exit to allow a handicapped/disabled person to exit separately from voters coming in. They would have to work with the flow of voters. If a voter cannot wear a mask for medical reasons, Mr. Wozmak will invite them in because people have the right to vote. However, we have to make some accommodations. He has worked with the Supervisor of the Checklist. He wants to plan for contingencies because of the Attorney General's guidelines. In November there might be fewer options because of the weather. We do not have the physical space inside for special accommodations. There are more absentee ballots than in past elections. Mrs. Pschirrer suggested in November if there is a voter who does not want to or cannot use a

mask, the front hallway space can be used. Entrances and exits that can be used safely for this Election Day and the November election were discussed. Mrs. Downing was asked to make arrangements to rent a temporary handicapped ramp for the November election. The cost might be covered under the CARES Act. Mr. Wozmak will be setting up in the Town Hall on Sunday night, September 13th. On Monday Mr. Nash and Mr. Wozmak will be working here. Monday, September 14th, there will be a “rehearsal” at 6:30 PM in Walpole. There will be no “rehearsals” in North Walpole. Mr. Wozmak talked to Mr. Nash about having four “pop-up” tents (about 10’x10’). He talked to Mrs. Sandra Smith, Town Clerk, and Mrs. Meghan Hansson, Deputy Town Clerk. Mr. Dalessio noted that COVID-19 has been a challenge for everyone. They will do the best they can under the circumstances.

ACCOUNTS PAYABLE:

Mr. Dalessio moved to accept the Accounts Payable Check Register in the total amount of \$31,674.55 for checks issued September 4, 2020. This includes a \$17,046.23 payment to E.E. Houghton. 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.

PUBLIC BUSINESS:

Mask Ordinance: Dr. Charles Shaw did some research on Mask Ordinances for towns with populations of less than 10,000. Plainfield, NH has a population of 2,700 people and they have a Mask Ordinance. He had a copy but recommended not including No. 7 which is a Penalty Clause. He would be happy to submit a similar ordinance next week for the Selectboard’s consideration. Mrs. Pschirrer thanked him for finding this ordinance. She will read it and report back next week. Dr. Shaw will check back in a week.

PAYROLL:

Mr. Dalessio moved to accept the two Payroll Check Registers (one for employees except for the Police Department and one for only the Police Department – the latter included police detail wages) for the week ending August 29, 2020, in the amounts of \$21,057.96 and \$12,785.19, for checks issued September 4, 2020, and the 941 Payroll Tax Transfer of \$6,947.94. 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 – August 27, 2020: Mr. Dalessio moved to accept the Minutes of the Selectboard meeting of August 27, 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.

Mr. Dalessio complimented Mrs. Borden for doing an excellent job with these complex minutes.

NON-PUBLIC SELECTBOARD SESSION – August 27, 2020: Mr. Dalessio moved to accept the Minutes of the Non-Public Selectboard Session of August 27, 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:

- Safety Committee Meeting – August 27, 2020.

Mr. Dalessio would like to see the specs for the Police Department’s Ionic Breeze Units before they are purchased.

BUILDING PERMITS:

Permit 2020-33; MABEL, LLC, 73 Main Street, Map and Lot #020-052-000: Mr. Dalessio moved to grant Building Permit No. 2020-33 for Mabel, LLC to build a “26’ x 6’ Covered Porch” at 73 Main Street, Map and Lot #020-052-000. 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.

Permit 2020-34; LEVI HUBBARD and DALE HUBBARD, 141 North Road, Map and Lot #010-022-000: Mr. Dalessio moved to grant Building Permit No. 2020-34 for Levi Hubbard and Dale Hubbard to erect a “42’ x 42’ Ground Mount Solar Array” at 141 North Road, Map and Lot #010-022-000. 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:

Water/Sewer Receipts to Date: The Selectboard acknowledged receipt of the Water/Sewer Receipts to Date 9/02/2020, from Mrs. Daigle. Total left to collect for Q2 2020 Billing is \$33,402.52. The collection rate has been quite good.

Reserved Parking Signs at Town Hall: The Selectboard had received an email from Mrs. Daigle displaying a 12”x18” custom sign to be placed in front of the Town Hall for “Reserved Parking – Town Hall Business – Monday-Friday – 7am - 7pm”. The cost is \$39.99/each. Mrs. Pschirrer’s concern is that the Town Offices are not open every night to 7pm on Monday-Friday. A 3-Pack of 8’ sign posts is \$76.21. Total cost for three signs and posts is \$196.18.

Mr. Dalessio moved to approve these Reserved Parking Signs with the elimination of the time. 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.

Recreation Area Parking Lot Deed and Sales Agreement: Attorney Hockensmith now has the survey and is working on the deed.

Pending Further Actions:

Reservoir Dam Repairs: The Grant application has been submitted. This is the next priority for Fuss & O’Neill.

Houghton Brook Bridge and Fish Ladder: The Town’s Grant application was submitted on Monday. Some letters of support still need to be submitted by September 14th. As soon as Mr. Dalessio gets the official wording he will contact the Conservation Commission and Planning Board. Fuss & O’Neill is taking care of the other letters as required.

NEW BUSINESS:

Tree Trimming for Common: The office received a call from Asplundh Tree Service who want permission to do minimal pruning of branches of trees on the west side of the Common in order for the new fiber-optic cable to be run for Broadband. Both Mr. Dalessio and Ms. Mayberry expressed concern with what Asplundh considers minimal as opposed to what the Town considers minimal. Ms. Mayberry mentioned there needs to be some parameters. Mrs. Pschirrer said it should be a cosmetic trimming. In addition to Mrs. Downing calling Dan from Asplundh Tree Service tomorrow, Mrs. Pschirrer would also like her to call Mr. Dennis Marcom.

Ms. Mayberry moved to approve cosmetic trimming as necessary on the west side of the Common to accommodate the Broadband fiber-optic cable project. 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.

NH DOT Permit Amendment Notice re: Route 12: A letter was received from the NH Department of Transportation (DOT) informing the Town that they will be changing the size of a cross pipe due to a change in design on the Walpole-Charlestown Route 12 Project.

Election Grant Funding: Mrs. Pschirrer explained the Town was supposed to have received this quite some time ago but we were not aware of it until the State called to ask why we had not applied. The State is accepting late applications. This refers to the fact that there are more absentee ballots than in the past. Mr. Dalessio moved to allow the Chair, Peggy L. Pschirrer, to sign the Election Funding Grant document. 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.

Employee Social Security Tax Deferral: Following a discussion there was a Selectboard consensus that the Town of Walpole will not participate in the Tax Deferral Program.

Request to Borrow Speaker Microphone: Mrs. Pschirrer recused herself from this agenda item as she is an active member of this Church. She asked Ms. Mayberry to Chair this item. A request was received from St. John's Episcopal Church to borrow the portable speaker and two microphones for their first outside service for Sunday, September 6, 2020. The sports field next to the church may be used for seating. The church is planning this outside service and may hold another for the following week, weather permitting.

Ms. Mayberry moved to approve the St. John's Episcopal Church request to use the field next to the church and they can borrow the portable speaker and two microphones for their outside services on Sunday, September 6th and, if there are no problems or negative feedback, on Sunday, September 13th, 2020. Seconded by Mr. Dalessio. Ms. Mayberry asked if there were any questions or comments. There were none. With Ms. Mayberry and Mr. Dalessio in favor, the motion was approved.
Mrs. Pschirrer had recused herself from the vote.

FACT-TV: Mrs. Pschirrer announced that this concludes the regular Selectboard meeting. The Selectboard will enter into a Hooper Trustees meeting and a Non-Public Selectboard Session. FACT-TV discontinued their filming and left the meeting.

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. With Ms. Mayberry, Mr. Dalessio and Mrs. Pschirrer in favor, the motion was approved at 7:46 PM.

The regular Selectboard meeting resumed at 7:58 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. Seconded by Mr. Dalessio. Mrs. Pschirrer asked if there were any questions or comments. There were none. On a voice roll call vote with Ms. Mayberry, Mr. Dalessio and Mrs. Pschirrer in favor, the motion was approved at 7:59 PM.

The regular Selectboard meeting resumed at 8:41 PM.

Ms. Mayberry moved that the Minutes of the Non-Public Selectboard Session of September 3, 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.

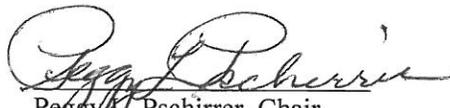
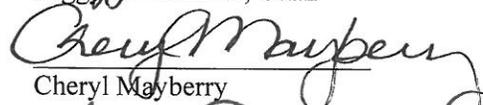
OTHER BUSINESS:

Invoices: Mr. Dalessio moved that all Consolidated Communication, Inc. (CCI) invoices be processed through the Finance Office effective immediately. 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.

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 adjourned at 8:44 PM.

Respectfully submitted,
Regina Borden, Recording Secretary


Peggy A. Pschirrer, Chair

Cheryl Mayberry

Steven Dalessio

(Note: These are unapproved Minutes. Corrections will be found in the Minutes of the September 10, 2020, Selectboard meeting.)