

**Town of Chelsea
Board of Selectmen Minutes
Chelsea Town Office
6:30PM, June 25, 2014**

Selectmen present: Benjamin Smith, Richard Danforth and Michael Pushard.

Others present: Scott Tilton, George Moody Jr, George Moody, Brenda Moody, Barbara Skehan, Scott Loscuito and Judy Williams.

I. Call regular meeting to order:

The regular meeting was called to order at 6:30PM by Chairman Smith.

The Pledge of Allegiance was recited.

II. Consent Agenda:

A motion was made by Mr. Danforth that was seconded by Mr. Smith to approve consent agenda items A, B, D, E, F, G and H as presented.

- A. Approve Payroll Warrant #59 in the amount of \$ 7,079.93
- B. Approve Accounts Payable Warrant #58 in the amount of \$ 19,567.01
- D. Approve Public Hearing Minutes of February 12, 2014
- E. Approve Minutes of February 12, 2014 Board of Selectmen Meeting
- F. Approve Minutes of February 26, 2014 Board of Selectmen Meeting
- G. Approve Minutes of June 11, 2014 Board of Selectmen Meeting
- H. Approve Minutes of June 16, 2014 Special Board of Selectmen Meeting

The vote to approve items A, B, D, E, F, G and H on the consent agenda was unanimous.

III. Public Comments:

Barbara Skehan – asked the Selectmen if they had an estimated mil rate. She also was pleased with the Town Report but wondered if fewer reports should be printed next year as historically there have been a lot of copies left over

Since all the parties concerned with Item A under Legal were present the Chair with the Boards consensus moved this Item to before Scheduled Items.

V. Legal:

A. Review and Act upon a Land Use Violation – 15 Quail Run (Map 11 Lot 164)

The Board discussed with the Moody's the need Chelsea has in getting them to clean up the lawn mower parts and other miscellaneous items that currently are present in violation with Chelsea ordinances. The Moody's expressed a willingness to cooperate and clean up therefore by consensus formal action was deferred until the second regularly scheduled July meeting.

IV. Scheduled Items –

A. New Business: None

B. Old Business:

1. Review and Approve Wood Harvesting Contract w/ Scott Arnold

The Board generally favored contracting with Scott Arnold to selectively harvest the wood at the Salt Shed property (Map 14 Lot 18).

A motion was made by Mr. Smith that was seconded by Mr. Danforth to enter into an agreement with Scott Arnold to selective cut wood on Map 14 Lot 18 with the following changes being added to the agreement: the creation of a 25' buffer westerly adjacent to the Jacques property and inclusion of indemnification language specified in the Procurement Ordinance. Mr. Smith upon receiving a Microsoft Word version of the agreement would review the requested language and make changes as needed.

The vote on the motion was unanimous.

2. Sale of Tax Acquired Property (Map 7 Lot 31) by Municipal Quit Claim Deed

The Board reviewed all the materials and information presented to them by the former owner and found that they had suitable grounds to sell the property back to the former owner and that this was deemed to be in the best interest of the town.

A motion was made by Mr. Smith that was seconded by Mr. Danforth to approve and execute a Municipal Quit Claim Deed to Shirley Remmers upon the satisfaction and payment of all past and present unpaid taxes including the 2014 – 15 taxes not yet assessed but able to be assessed as of April 1 with payment in full within 60 days or close of business August 26, 2014.

The vote on the motion was 2 – 0 – 1 (Pushard). Motion passes.

Old Business: Continued

3. Sale of Tax Acquired Property (Map 11 Lot 166) by Municipal Quit Claim Deed

The Manager updated the Board regarding the past ownership of this property and a past foreclosure of an adjacent parcel owned by the same person. An abutter has stated that he owns this property. The Board requested that the property owner Lawrence Pringle be asked to attend the second regularly scheduled meeting in July.

No action was taken.

V. Legal:

B. Supplemental Tax for Diane Oulette – 35 Gerouxville Dr. (Map 11 Lot 139)

In the course of reviewing another matter in this area of town it was discovered that this property was not being assessed by Chelsea. The Assessors Agent is recommending that the property receive a supplemental assessment.

A motion was made by Mr. Smith that was seconded by Mr. Danforth to authorize a Supplemental Assessment on property owned by Daine Oulette at Map 11 Lot 139 for the tax year 2013-14 in the amount of \$68,085 combined land and building value. A total tax of \$ 1,224.17.

The vote unanimous.

C. One Year Appointments to Vacant Elected Positions

1. A motion was made by Mr. Smith that was seconded by Mr. Danforth to appoint Diana McKenzie to a one year term on the RSU #12 Board of Directors. Vote was unanimous.

2. A motion was made by Mr. Smith that was seconded by Mr. Danforth to appoint Craig Hitchings, Paula Hutton and Joseph Mills to a one year term on the Budget Committee. Vote was unanimous.

3. A motion was made by Mr. Smith that was seconded by Mr. Danforth to appoint Allen Hallett and Maria Jacques to a one year term on the Planning Board. Vote was unanimous.

4. A motion was made by Mr. Smith that was seconded by Mr. Danforth to appoint Charlie Means III to a one year term on the Board of Assessment Review. Vote was unanimous.

VI. Written Communication:

- A. The Board reviewed a letter from Time Warner Cable dated June 18, 2014
- B. The Board reviewed RSU 12 Ad Hoc Busing and Tuition Committee June 16, 2014 Minutes
- C. The Board reviewed the RSU 12 Board Meeting Schedule for 2014-15 Fiscal Year
- D. The Board reviewed May 13, 2014 Planning Board Minutes
- E. The Board reviewed Animal Control Officers Report as of June 2014

VII. Verbal Communication:

- A. The Town Manager provided the Board with a written report on his activities.
- B. Barbara Skehan, Chelsea's RSU #12 Representative, informed the Board of the next School Board meeting on June 27 in Whitefield. Mrs. Skehan told the Board that the two topics to be discussed at this meeting would be the Town of Windsor withdrawal from RSU 12 and the planned offering of childcare at the Chelsea School
- C. There were no additional reports from other Chelsea Boards and Committees
- D. Board of Selectmen
Mr. Pushard – expressed a need to start planning and talking about next year's municipal budget and to start meeting. He then pointed out to the Board and public that Chelsea needs to meet with communities of similar size and similar needs to discuss ways to regionalize and consolidate services.

Mr. Danforth – supported the idea of regionalization and suggested meeting with other Boards of Selectmen. He then requested permission to be absent from the July 9th meeting or to reschedule the July meeting to July 16 and July 30. All the members preferred moving the meetings to having a member be unavailable to attend. The meeting would be rescheduled. The subject of why the amount of restitution ordered by the court for Carol Swan to repay the Town was less than expected. This topic will be researched further and discussed at a future meeting

Mr. Smith – asked that the CIP be completed by the time budgets are discussed so that Chelsea would know better what its needs were in the area of capital expenditures and reserve accounts. He expressed the possible option of setting this upcoming year's mil rate at a high enough amount that Chelsea would add to Undesignated Fund Balance. The Fund Balance would then be available next year to be used to decrease a major fluctuation in the budget

VIII. Executive Session: None

IX. Adjournment:

A motion was made by Mr. Pushard and seconded by Mr. Danforth to adjourn the meeting. Mr. Smith declared the meeting adjourned at 8:48PM

Approved by the Chelsea Board of Selectmen on July 16, 2014

Benjamin Smith

Michael Pushard

Richard Danforth