

Town of Francestown
Board of Selectmen
Minutes of Non-Public Session
Monday, December 9, 2019

Members Present: Chairman Brad Howell, Abigail Arnold and Henry Kunhardt

Others Present: Town Admin. Jamie A Pike and Admin. Assist Barbara Walker

Chairman Howell called the meeting to order at 5:30pm.

A motion was made by Ms. Arnold and seconded by Mr. Howell to enter into a non-public session pursuant to RSA 91-A:3, II(b) at 5:30pm. Howell, Aye; Arnold, Aye; Kunhardt, Aye. **Motion passes.**

A motion was made Ms. Arnold and seconded by Mr. Howell to exit the non-public session at 5:55pm. **Motion passes unanimously.**

A motion as made by Ms. Arnold and seconded by Mr. Howell to seal the minutes of the non-public session because it is determined that divulgence of this information likely would render a proposed action ineffective. Howell, Aye; Arnold, Aye; Kunhardt, Aye. **Motion passes.**

John Kendall, Building Inspector, was before the Board to discuss a decision that he had made regarding the riding arena being constructed by Ron Shattuck. Since the permit was issued Mr. Kendall determined that the Shattucks intend to use the arena commercially. Mr. Kendall is requiring Site Plan Review to be completed before a certificate of use is issued. A majority of the Board felt it was appropriate to let the decision remain and the normal land use process for appeals preside. Mr. Kendall also had questions related to a building permit application for additional antennas on the cell tower located on Dennison Pond Road. Mr. Pike will assist Mr. Kendall in reviewing the Planning Board approvals.

A motion was made by Mr. Kunhardt and seconded by Mr. Howell to approve the Consent Agenda as presented. **Motion passes.**

- a. Check Manifest dated 12/10/2019
- b. Intent to Cut – Ralph Quilty, Map 2 lot 32-2
- c. Intent to Cut – Jack Hopfenspirger, Map 6 Lot 32
- d. Fire & Rescue Trust Fund Donation Acceptance - \$200
- e. Capital Reserve Fund Requests
 - i. Revaluation CRF - \$73,200
 - ii. Town Facilities CRF - \$586 (Police Parking Lot)

- iii. Town Roads CRF - \$261.10 (Bible Hill Road)
- iv. Town Facilities CRF - \$845 (Library Geothermal)
- v. Town Bridges CRF - \$16,174.22 (South New Boston Road Bridge)
- vi. Town Facilities CRF - \$16,910.15 (Town Hall)

A motion was made by Ms. Arnold and seconded by Mr. Howell to approve the minutes of 11/4, 11/12, 11/18, 11/22, 11/25, and 12/2 as amended. **Motion passes.**

The Board discussed at length possible changes to the Tri-Town Excavation Agreement. The primary concerns to be addressed are clarification on future phase closing and opening costs. Mr. Kunhardt will confer with town counsel before meeting with reps from Bennington and Antrim on Wednesday.

A motion was made by Mr. Kunhardt and seconded by Mr. Howell to encumber the remaining funds from 2019 Warrant Article 6 (Police Parking Lot – \$6,014) and 2019 Warrant Article 10 (Equipment Shed - \$5,000) **Motion passes.**

Mr. Pike presented an abatement recommendation for Map 3 Lot 60 (Foreman). At the time of the initial visit, it was assumed that the interior was completely refinished. The interior was in fact was under complete renovation and was not finished. Avitar recommended an abatement on the value of \$88,600. A motion was made by Mr. Kunhardt and seconded by Ms. Arnold to approve the recommended abatement. **Motion passes.**

A motion was made by Ms. Arnold and seconded by Mr. Howell to enter into a non-public session pursuant to RSA 91-A:3, II(d) at 7:18pm. Howell, Aye; Arnold, Aye; Kunhardt, Aye. **Motion passes.**

The Board reviewed and approved a letter to Mountain Maintenance and Henry Hardwick III, asserting ownership of two easements on Map 8 Lot 16-2. The Board also authorized Ms. Arnold to continue facilitating discussions regarding the East Road property transactions.

A motion was made by Ms. Arnold and seconded Mr. Howell to exit the non-public session at 7:45pm. **Motion passes unanimously.**

The meeting was adjourned at 7:45pm.

Respectfully submitted,

Jamie A Pike

Approved 1.13.2020