

**WATERVILLE VALLEY, NH  
BOARD OF SELECTMEN  
REGULAR MEETING MINUTES**

**DATE:** May 22, 2013

**MEMBERS PRESENT:** Chairman Bill Larsen, Margaret Turner, Mike Aronson

**MEMBERS ABSENT:** none

**OTHERS PRESENT:** Joe Ducharme, Rich Avis, Mark Decoteau, Jim Mayhew, Sharon Charron.

**1. The meeting was called to order at 3:00 PM**

**2. Privilege of the Floor I**

Rich Avis, of the Northface Condominium, initiates a discussion about Noon Peak Rd. paving, easements, and back taxes/liens and requests that there is something in writing from the Town to assume ownership of the road before the association goes forward with the work. There is presently an agreement between WV Company and the Town that once WV Company pays the back taxes, the penalties/interest will be waived by the Town. Once the work is completed on the road, the Town will accept the road as conveyed from the WV Company. Mark will draft a letter depicting the agreement for Northface Condominium Association.

**3. Approval of Minutes**

The approval of the minutes of 4/10/2013 is deferred to the next regular BOS meeting on 5/22/15.

The approval of the minutes of 5/8/2013 as amended.

Margaret Turner: 2nds.

The motion passed on a unanimous voice vote.

**4. Financial Update**

Currently we are at about 38% through the year. No departments are showing unexpected expenditures at this time.

**5. Department Head Updates**

All departments are readying their staff, equipment & training for the upcoming summer. There are no further Department Head Updates.

**6. Calendar Review**

Next regularly scheduled meeting on 6/12/13.

The following meeting will be on 6/26/13.

The 1<sup>st</sup> meeting in July will be 7/10/13.

## 7. New Business

- **Police Cruiser Bid Results**

The bid results for the 2007 Impala Police Cruiser were reviewed by the Selectman. There were 5 bids received and were from both in-state and out-of-state. The high bidder was Chicago, with whom we have worked with in the past.

Mike Aronson motions to accept the bid of \$3,807.00 from Chicago Motors for the 2007 Impala Police Cruiser.

Margaret Turner: 2nds.

The motion passed on a unanimous voice vote.

- **TY13 First Half Property Tax Bill Warrant**

The warrant is presented. Mark explains that the 1<sup>st</sup> bill is an estimate as the actual rate is not yet calculated until October. The rate which is used is one half of the total Town rate from 2012 Tax Year. The assessors were able to cover all of the value changes and those have all been entered into the system for this billing. This alleviates the impact of new property values for those taxpayers so they will not be facing the impact of all new property values on the end of the year bill.

Bill Larsen motions to approve the TY13 First Half Property Tax Warrant as presented in the amount of \$2,087,744.

Margaret Turner: 2nds.

The motion passed on a unanimous voice vote.

- **Sign Permit Request Waterville Valley Realty**

The sign will be a combined signed for both Waterville Valley Realty and Brian Blanchard. This is a replacement sign for the previously approved sign for a spec house.

Bill Larsen motions to approve the sign permit application of Waterville Valley Realty as presented.

Mike Aronson: 2nds.

The motion passed on a unanimous voice vote.

## 8. Old Business

- **Green Peak Development Partners' Request**

A discussion took place regarding the subject of a non-binding agreements and the marketing of a lot, as a subdivided lot, prior to Planning Board approval of such lot. The Selectman felt that any agreement between a developer/seller, and a prospective buyer, would only be considered a reservation, and cannot be considered a binding agreement of a lot that has approval of the Planning Board. A listing sheet cannot be generated on a not yet approved lot. A purchase and sales agreement cannot be generated on a not yet approved lot.

- **Water & Sewer Project Budget Update**

Joe Ducharme presents the to-date project budget summary and answers the BOS questions regarding the estimated budget, and the amended budget. Discussion continues concerning the Town's contribution, the USDA Grant, the USDA Loan Program, and the expenditures as presented. There are some expenses that have been added that were not included in the initial proposal. These are due to changes in the overall project in the

areas of the water treatment building, upgrades to the booster station, and the decommissioning the existing well building. The impact to the Town is in the range of \$673K to \$883K beyond the original proposal. Bill Larsen comments that he believes that the citizens of Waterville Valley need to be notified of these changes, and the reasons thereof, and the financial impact to the Town. It was also mentioned that at the 2<sup>nd</sup> meeting in June (6/26/13) the contractor for the Water Meter Installation would be awarded.

Mark presents graphs depicting yearly debt plans going forward for a number of years. These graphs show the variations depending upon which projects are selected and bonded, and their impacts upon the yearly budgets to pay down those debts. Discussion follows and Mark will produce another graph showing the total debt, with the variations depending upon projects selected and bonded.

## **9. Correspondence**

- **Grafton County Open House Invitation**  
An invitation from the Grafton County Commissioners to attend the open house of the BioMass energy plant built in N. Haverhill on 6/12/13.
- **CADY Invitation**  
Invitation from CADY for their Annual Preventions Summit in Plymouth on 5/31/13.

## **10. Privilege of the Floor II**

None.

## **11. Board Concerns & Directives**

- **Brox Property Land Swap**  
The Brox has responded by email about the possibility of a land swap with the US Forest Service. The town would offer assistance in facilitating the discussions between the 2 parties.
- Mark speaks about a recent conversation regarding the SPM property. According to an attorney, the land on Tecumseh Rd. is under William Stone, and the bankruptcy of SPM does not list the property as owned by SPM.
- **Action items**
  - Letter to WV Company RE: Noon Peak Road conveyance of ownership, taxes, road repairs.
  - Bill Larsen to draft the conditions concerning marketing of a parcel/lot not yet formally approved by the Planning Board.

## **12. Non-Public Session**

The Non-public session was not needed.

Bill Larsen motions to adjourn the meeting.

Margaret Turner: 2nds.

The meeting was adjourned on a unanimous voice vote at 4:30pm.

Respectfully Submitted,  
Sharon Charron  
Town of Waterville Valley