

TOWN OF JEFFERSON
BOARD OF SELECTMEN

January 21, 2013

The special meeting of the Board of Selectmen for the Town of Jefferson was held at the Selectmen Office Monday January 21, 2013 at 7:00 pm.

PRESENT: Kevin Meehan, acting Chair and Tom Brady member comprising a quorum of the Board.

Others Present: Linda Cushman, Assistant to Selectmen; Kate Savage, Treasurer; Mary Gross, Joe Marshall, Biff Wyman, Heidi Wells, Library Committee; Lori Lane, WMRSD CTE; Pierre Couture, WMRSD Building Committee, James Lewis

Kevin Meehan opened the meeting at 7:05. The Board reviewed and approved the bills for payment next week and signed the warrants. Kate Savage was in to pick up signed warrants and sign checks. The Highway Department report was reviewed.

Lori Lane wanted to update the Selectmen to some of the changes that have been made to the purposed CTE project and the renovation project that will be presented to the District voters at the March meeting. Ms. Lane passed out a package that included drawings of the proposals and changes that have been made. Ms. Lane explained what the different sections of the new CTE addition were. The front canopy has been removed. On the renovation proposal the locker room, auditorium renovations have been removed. The air conditioning for the gymnasium and auditorium has also been removed. A cost savings estimate prepared by Yeaton Associates on operating expenses was also presented. With the new Biomass plant heating the existing building cost savings is estimated to be \$75,000 per year, heating the new CTE building is estimated to be \$26,100. Operating and maintenance cost associated with the Biomass plant is estimated to be \$3,000. There would be an increase in LP gas and electrical consumption overall operating and maintenance cost would be less than currently being spent.

Ms. Lane showed a chart that showed the estimated cost that tax payers in each district town would incur. It is estimated that if both articles pass that Jefferson taxpayers would see an increase of 17.49 cents per thousand dollar of value of their property. The Board thanked Ms. Lane for her presentation.

James Lewis was in to respond to the letter sent him regarding a building being built on property that Mr. Lewis owns on the Bailey Road without a building permit. Mr. Lewis states that he sent a letter and check to the Town on October 1, 2012(copy presented). He said that he had a bank statement that shows the check was never cashed, apparently the Town never received the letter and check in the amount of \$10.00. Mr. Lewis said that after he sent the letter and check he was doing everything legally. Tom stated that the Town never received the letter. A building permit is needed. Mr. Lewis was asked if the access road that is being used if it was a deeded right-of-way. He states that it is an old road that has been there for years. Kevin said that that was not the issue, is it the legal access to the property. Mr. Lewis said that he did not know, the property is owned by his sister and there is not a problem in using the road. Mr. Lewis was told that because both properties are in Current Use that there would be penalties on both properties. Your sister has to be made aware of this and you need to have a deeded right-of-way to your property.

Mr. Lewis explained that the building is only for storage. There will be no water, electricity, sewerage or heat in the building.

Mr. Lewis was asked if he had completed the building permit application that was sent with the letter of January 9, 2013. No, but I can do it now. Mr. Lewis was told that he needed to complete the building permit, show that he has a legal right-of-way across the property that he is using or change the access. Mr. Lewis was told that he is still in violation and subject to fines. Mr. Lewis was given until February 1, 2013 to get the necessary information back to the Selectmen.

Tom made a motion to accept the minutes of the January 7, 2013 meeting as written. Kevin seconded the motion. The motion carries.

Tom told the Library Committee wanted to them for giving him the opportunity to view the different sites. After viewing the Town lot Tom said he understands why that could not be used. The cost of fill itself would be very costly. He did not know that the large culvert was there either. The property as the corner of the North Road has so much potential. Joe Marshall asked where the Board stands. A letter has been sent to the property owner with the Committees intent to purchase the lot if it passes at Town Meeting. Tom said that he would like to talk with Norman Brown before committing himself. From what he has seen he would support the Committees decision. The importance of a new library and what it means to the community needs to be understood.

The plans are for the Committee to secure land for the new library. Once that is done the Committee would put together a package including the building to present to the Town's people. With the funds that have been raised it put the Committee in a better position to apply for grants, and do capital drive fund raising. Biff Wyman said that the Committee anticipates not having to come back to the Town for any additional funding for the building. The number 1 priority is to do this project at the least expense to the Town. The building would be a green building. It is important that the Selectmen support this project.

The Committee would like to have a warrant article in the amount of \$52,000 for purchase of land for the new library included in the Town Warrant, with funding coming from the trust fund.

The Board agreed that they would meet on January 28, at 7:00 pm to call Norman Brown to discuss the Library Committee proposal.

Veronica of Notchnet had contacted Linda. The website should be available for start up this week.

Linda reported that there was an error in her calculation in the budget figures. The warrant article for the new compactor had not been included. This will increase the bottom line by \$18,660 an increase of \$11,795 over the 2012 budget.

The February 4th meeting will be held at 6:00 pm to allow the Board to attend the School deliberation meeting being held at 7:00 pm.

Kevin made a motion to adjourn the meeting. The motion was seconded and carries. Being no further business the meeting adjourned at 9:10 pm.