



WEARE BOARD OF SELECTMEN
MEETING MINUTES
February 12, 2024

PRESENT: FREDERICK W. HIPPLER, CHAIRMAN; BENJAMIN D. KNAPP, VICE CHAIRMAN;
SALIM BLUME, SELECTMAN; SHERRY M. BURDICK, SELECTMAN.

ABSENT: JANICE MATHEWS, SELECTMAN

TOWN ADMINISTRATOR: Naomi L. Bolton

GUESTS: Tom Flaherty

These minutes were transcribed from the following link:
<https://www.youtube.com/watch?v=s7ZRB2ydebA&t=6s>

Chair Hippler stated the BOS had a meeting with their Legal Counsel at 6:30 PM and opened the public meeting at 7:40 PM.

Chair Hippler asked for a moment of silence for departed residence Jan Brown who gave many years of service to the Town serving on many committees.

Tax Map Maintenance Contract Discussion: TA Bolton said the BOS asked her to ask the list serve if the mapping service they use currently is the only one in Town. TA Bolton stated that Hampton Falls uses their Planning Commission, and the others use CAI. TA Bolton said that she also tried to google it and Avitar came up as well. Selectman Blume asked what line it would come out of the budget on. TA Bolton said that she thinks it comes out of the Assessing line. Chair Hippler affirmed it is in the assessing budget under online mapping.

Tax Deeding/Liening Discussion: TA Bolton said that Monique Nelson, Administrative Assistant got three quotes for tax deeding and leaning properties the companies are as follows; Newfound Title, Total Notice, and Sanders Searches. TA Bolton said that Monique has printed out reminder letters letting people know in thirty days they will begin the lien process. TA Bolton said someone needs to do research for their liens and they do get the fees back but the reminder to say you still have an outstanding balance. There are about 400 letters going out. The recommendation would be Newfound Title, it is for one year and it is only to try this year. Selectman Blume asked about the cost for Newfound Title and Total Notice. TA Bolton said that they are all quoted on a per cost basis. Discussion ensued.

Selectman Blume motioned to authorize the Chair to sign the 2024 service contract with Newfound Title Services LLC out of Bristol NH to begin March 1, 2024. Seconded by Vice Chair Knapp. Motion passed 3-0-1. Abstention from Hippler.

Review Bid Policy from 1986: The BOS agreed with Selectman Mathew after reading the 1986 Bid Policy that it was outdated and should no longer be used.

Selectman Blume motioned to rescind the Bid Policy from 1986 that will be superseded by the purchasing policy. Seconded by Selectman Burdick. Motion passed 4-0-0.

Tax Abatement PSNH: TA Bolton said that it appears the Town has two choices presented by the experts. TA Bolton said the idea is to go to this expert for this one issue only and away from the Town's Counsel. Selectman Blume asked what if they chose not to go with the expert then what would happen? TA Bolton said that the Town would stay with their attorney instead of sharing the burden with other towns. Selectman Blume asked for more time to look into the information given.

Draft RFP for Engineering and Legal Services: TA Bolton presented the draft copies of RFP's for engineering and legal services she got from other communities to the BOS. The board will go through and review the documents and bring back corrections and changes.

MANIFEST:

Chair Hippler moved; Selectman Blume seconded:

To order the Treasurer to sign the payroll and accounts payables checks dated February 15, 2024, as included in the following manifests:

Checks Dated February 15, 2024

Payroll Manifest	\$ 69,988.76 (<i>Weekly payroll checks</i>)
Accounts Payable Manifest	\$ 268,129.68
John Stark Accounts Payable Manifest	\$ 250,000.00
Weare School Accounts Payable Manifest	\$600,000.00

TOTAL:	\$1,188,118.44
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As there is no scheduled Selectmen's meeting scheduled for Monday, February 19, 2024, further order the treasurer to assign payroll checks dated February 22, 2024, estimated to be about \$80,000 furthermore to order the treasurer to assign up to the amount of \$90,000 for accounts payable that cannot wait until the next scheduled meeting. Reports and actual check amounts will be reported to the Board of Selectman by inclusion in the next manifest.

Motion passed 4-0-0.

Town Administrators Report:

- February 26th the BOS will have to hold a public hearing because the vendor for the demo changed prices as of February 1st. It is going from \$40 a yard for wooden siding to \$44 a yard and then asphalt shingles and sheetrock is going from \$110 to \$120. Everything else looks like it stayed the same. Selectman Blume asked how much notice they give the Town. TA Bolton said that she thinks DPW Director Fiske said they got it in January.
- The minute taker for Parks and Rec is on the website.
- The Conservation Commission is meeting this Wednesday, and they have an RFP together for the asbestos remediation at 487 North Stark.
- They have received four bids from the Felch Farm Timber Rebid and will be opened that night.
- TA Bolton said that they did the evictions on the properties but would like to have a further discussion in nonpublic to discuss one of them.
- There are lots of RFPs for various services/contracts that will be worked on throughout 2024.
- The Town still does not have a sexton.

- TA Bolton said that the solid waste ordinance needs to be completed. Vice Chair Knapp said they may have to do the permit by notification and may need to have a meeting with DPW Director Fiske.
- TA Bolton said the Right to Know requests have been worked on and continue to be worked on.
- The Finance Committee will have its final meeting tomorrow night and will be done after that for the season. The purpose of the meeting is to complete their recommendations for the mailer.
- The Ethics Committee is going to meet on Thursday.
- TA Bolton said the Riverdale Road plan has been signed and recorded and the gentleman who donated the corner to the Town passed away on January 24.
- The BOS does not have to get an energy committee created through Town meeting the BOS has the authority to do so. Selectman Blume said it may be better to wait until the new board is formed. Chair Hippler said the BOS should create rules and procedures.
- TA Bolton said the vault in the basement needs to get some sort of climate controls in their as it is damp and moist. There is a heater in there that the BOS would like TA Bolton to have the electrician look at for now.
- There are two fall furnace cleanings that need to be done. Both at the fire stations and are scheduled for 3/13/24.
- TA Bolton said that she has been working with Helen Kurk of Weare Senior Center and Ben and Sylvia at Southern NH Planning on transportation for the Senior Center. They are trying to get information as to what people may need for transportation. Ms. Kurk and Ben from Southern NH Planning will be at the BOS March 4th to give a presentation. There will also be a table set up outside the voting area to encourage people to do the survey. Discussion ensued.

Correspondence: Selectman Burdick said that she received a call Sunday morning from a resident asking if they could move forward with building their house because they had not heard about the architect stamp. TA Bolton said they do not have a Building Inspector and the Board's motion of January 22, 2024 was verbally explained to the department. TA Bolton said the BOS needs to decide what they can do for the time being for an inspector. Selectman Burdick said Kyle Parker has offered to help fill in and she thinks they should take him up on his offer. It was asked if Mr. Parker's certifications were still current. TA Bolton indicated that she had someone fill out an application. He is certified in Mass, but willing to get NH certification. Selectman Blume said it also hinges on the town meeting if they get a full-time building inspector or not. TA Bolton said that what she got out of Jack Shepard's email is that he is willing to do inspections, but he is not willing to approve permits based on the BOS's decision. Discussion ensued. The BOS agreed to have a conversation with Kyle Parker regarding his offer to help fill in with building inspections in two weeks. In the meantime, TA Bolton will check with Mr. Shepard about doing inspections for the time being, at the end of his regular day.

Selectman Blume said they got an email from Chief Moore. The BOS will talk to him on the 26th about it.

Chair Hippler motioned to end the public meeting and enter into a nonpublic meeting at 8:38 PM pursuant to RSA 91: A-3 II (c). Selectman Blume seconded. Roll call vote: Selectman Burdick – yes; Selectman Blume – yes; Chairman Hippler – yes; Vice Chairman Knapp – yes. Passed 4-0-0

The Board discussed evictions and the mediation case from the transfer station incident.

Chair Hippler motioned to exit the nonpublic meeting at 9:07 PM. Selectman Blume seconded. Roll call vote: Selectman Burdick – yes; Selectman Blume – yes; Chairman Hippler – yes; Vice Chairman Knapp – yes. Passed 4-0-0

Being there was no further business to come before the Board, Chairman Hippler made a motion, seconded by Vice Chairman Knapp to adjourn at 9:08 PM. Passed 4-0-0

149 **ADJOURNMENT**
150 A True Record.
151 *Kearsten O'Brien*
152 Kearsten O'Brien, Minute Taker