

Board of Selectmen
Minutes July 6, 2021

Convened at 6:00 pm

Present: Ken Christiansen, Chair
Robert Mantegari
Andrew Artimovich
Jonathan Frizzell
Jon Morgan

Christiansen called the meeting to order. The board opened the meeting with the Pledge of Allegiance.

The Board met and reviewed payroll, accounts payable and signed the register. The Selectmen reviewed and signed the Recreation register.

Joyce Gallant was in to present the weekly Treasurer's report. Please see last page to view the report.

Document to sign: Letter of credit from the Planning Board requesting to release funds to 3-Ponds. Mantegari made a motion, 2nd by Frizzell to sign letter of credit. All were in favor.

Kip Kaiser, Building Inspector, had the following building permits to be approved this week:

- Pathway Homes, 96 Prescott Road, plumbing for new home: signed by Board.
- William Kaatz, 5 James Circle, deck addition: signed by Board.
- Matthew Campione, 34 Peabody Drive, finish basement: signed by Board.

Mantegari made a motion, 2nd by Artimovich to approve the public minutes of 6/15/2021 as written. All were in favor.

Mantegari made a motion, 2nd by Artimovich to approve the non-public minutes of 6/15/2021 as written. All were in favor.

Notes:

- 1) Clement explained Mr. Chua, 6 Robinson Street, wants the town to address the culvert issue on his property. Wayne Robinson, Road Agent, has been out and inspected and advised Mr. Chua needs to replace at his own cost as the culvert is maintained and the water is able to flow freely.
- 2) Juneteenth was just made a federal holiday to observe the day enslaved people in Texas learned they were free. Do you want to add this as a paid holiday in the personnel policy? Most towns are not.
 - a. Morgan asked what other federal holidays we do not pay for and expressed it was a wonderful opportunity to take a leadership role. Morgan made a motion, 2nd by Frizzell to add Juneteenth in the personnel policy as a paid holiday. The motion carries with Mantegari opposed as he wanted more information. Artimovich asked to make sure everyone budgets for this next year.
- 3) Disposal of vehicles – high bid was \$8407.21, allowed to accept down to \$6901. Actual revenue received: \$3200.21 for Taurus, \$4288 for Explorer, totaling \$7488.21.
 - a. Mantegari asked if this money goes back into the revolving fund and Christiansen said it can only go into the general fund. Mantegari said it would be nice to put it back into revolving fund to use towards cars, radios & equipment. Clement said that could only be done with a town meeting vote. Morgan suggested we could change that RSA, to propose to legislation.
- 4) PROW permit – is it ok for Robinson to be the authorizing authority from now on? Artimovich made a motion, 2nd by Mantegari to authorize Robinson and Town Administrator to sign the PROW permits going forward. All were in favor.

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- 5) DRA – PA 28 inventory forms. Mantegari made a motion, 2nd by Frizzell to sign the DRA – PA 28 inventory forms. All were in favor.
- 6) Clement reads out 3 more bids from Stevens Associates for the Mill Road bridge survey: Doucet \$9290, GM2 \$7200 and KNA \$4000. Mantegari made a motion, 2nd by Frizzell to go with the \$4000 bid. Artimovich amended the motion, 2nd by Mantegari to award to \$4000 pending references, then default to \$7200. All were in favor.
- 7) Clement asked if we want to rebid the bridge or put a pin in it until next season? Mantegari made a motion, 2nd by Frizzell to put a pin in it until next year as Stevens is looking into bridge aid. All were in favor. Clement suggested that we will go with the \$4000 then if a no, we are going with the \$5000, not \$7200 since timeframe is no longer an issue. The board agreed.
- 8) Clement advised that George Abele is putting Dax back into service so has paid us \$2500 cash which will go back into the general fund.
- 9) Rob Healy re: road name for subdivision on South Road. Clement said that Healy would like the subdivision name to be Gardener Street, after the landowners. Mantegari made a motion, 2nd by Frizzell to name the subdivision Gardener Street. The motion carries as long as other towns with the same zip code do not have the same street name.

David Whipple, 16 Diane McCain Drive was on the agenda to discuss the appeal process by KRT. Mr. Whipple said on February 14th he received notice from the town advising that KRT would be doing the revaluation on the town. There are 7 properties on Diane McCain Drive. On June 16th KRT representative arrived and updated the database on all of these properties. On September 11th town officials informed property owners of their new valuations. Mr. Whipple said his seemed high and then got the documentation to formally appeal. He explained that KRT use Patriot Property software called AssessPro which uses algorithms. Mr. Whipple shows the Board his spreadsheet comparing the properties on Diane McCain Drive and explains all of the figures to the Board. He shows the comparisons between numbers 15 and 16 Diane McCain Drive. Number 16 went up by 32% and 15's went up by 9.3%. Clement asked if he completed the questionnaire sent by KRT and Whipple said he did not send it back as nothing has changed in the 25 years he has lived there. Whipple states that there are discrepancies all over the place. Morgan said he is seeing extraordinary increases in values in Brentwood within the last 12 months. Clement explained the process and that he can file an appeal with BTLA where KRT and town council would represent the town. Clement said that all vendors have to be approved by the Department of Revenue Administration. Clement said that she has asked KRT to come in and go through the application and explain their figures. Whipple asks the Board to explain why properties devalue and Mantegari explained that they cannot, as they are not assessors. Christiansen said they hire professionals to conduct a job and they will conduct a meeting with all principals involved. Christiansen asks Whipple if he is in agreement to meet with KRT and Whipple agrees. Clement said she will call and email Whipple when the meeting is organized.

Laura Nigro, 13 Abbey Road asked Christiansen if he had seen all abatement letters from KRT and all of her documentation to support her appeal and Christiansen replied "yes". Nigro explained that she had spoken to Mr. Leen from KRT, and he denied her appeal. Nigro asked why no other representative from KRT was looking into her appeal. Nigro went on to show the Board pictures of other end units in her condominium, showing the difference of their interiors next to her mother's condo. Artimovich said that they are not making a decision, that they are going with the assessing company's recommendation until the meeting with KRT. Frizzell asked Nigro to attend and show the pictures then. Christiansen said they are offering the same as Whipple and Nigro explained that she does not want to go through the BTLA and just wanted to bring it to the Board's attention. Nigro said that she cannot do anything more with his and is not interested in pursuing any further.

Bob Stevens, 60 Northrup Road said that the Whipple predicament is perplexing to him, that it does not make sense why Whipple went up 32% and his neighbor was 9%. Stevens asked the Board to get to the bottom of it.

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At 7:28pm Mantegari made a motion, 2nd by Frizzell to go into non-public for personnel, legal and reputation. Morgan – aye, Artimovich – aye, Mantegari – aye and Christiansen – aye. The motion carries.

At 8:02 pm a motion was made by Mantegari, 2nd by Frizzell, to come out of nonpublic session and seal the minutes. Mantegari – aye, Artimovich– aye, Frizzell – aye, Morgan – aye, Christiansen – aye. The motion carries.

At 8:02 pm a motion was made by Mantegari, 2nd by Artimovich to adjourn. All were in favor.

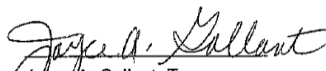
Respectfully submitted,

Sarah Parkhurst

Sheet1

WEEKLY TREASURER'S REPORT

DATE:	7/6/2021			
General Fund:	TD BANK			
Previous Balance:	6,490,552.32			
Deposits:	1,407,732.52			
Payroll:	30,392.01		DDP: 28,881.38	
			CHK: 1510.63	
FICA:	7172.69			
to Impact Fees				
A/P: Regular	1,170,129.07	Swasey :		CO-OP:
Non-A/P				
void checks	771.48			
From MMA				
TO MMA				
Account Balance:	6,691,362.55			
Interest Earned YTD:	198.84			
MMA:	Unrestricted Balance:	0		
	Total Invested Funds	0		
	Interest Earned YTD:	1253.26		


Joyce A. Gallant, Treasurer
Jonathan Ellis, Deputy Treasurer