

Town of Bartlett Office of Selectmen  
Meeting Minutes: September 25, 2009  
Attendance: Chairman Gene Chandler, Douglas Garland, Jon Tanguay  
Reporters: None

Meeting opened at 08:30 AM.

Annette Libby, Bartlett Recreation Director, met with the Selectmen in reference to a situation that has arisen with the Swingtones band that played at the last concert in the park in August. Libby explained that Tammy Bronejko (former recreation assistant) had approached Libby about having the Swingtones play. Bronejko called them and they had wanted \$400.00 to play and she had let them know that wasn't possible. Libby had spoken to them and reiterated that they couldn't pay \$400.00; they inquired about \$300.00 but in the end Libby wrote down \$225.00. A confirmation wasn't received or sent by either party. A check for \$225.00 was given to them on the night of the concert and was cashed by them. Libby stated that they are now calling and leaving threatening messages for the additional \$75.00. Libby feels that if they didn't feel the amount was correct that they should have brought it to her attention before they cashed it. Libby also stated that she probably would have been more agreeable to pay the additional \$75.00 but after receiving two threatening messages she doesn't want to pay it. The Swingtones had also agreed to play for the VFW chicken barbecue, but when called they had forgotten to schedule it on their calendar; therefore, an alternate band had to be brought in. Chairman Chandler inquired if Libby felt it was possible that Bronejko had agreed to pay \$300.00. Libby replied "no". Chairman Chandler inquired as to how much other bands are paid. Libby stated that it varies but the highest is \$299.00. Selectman Garland stated that with the confusion he would lean towards paying the money and getting it over with. Libby stated she would have agreed if they had been more cordial and not threatening. The Selectmen agreed to leave the decision up to Libby.

Bayard Kennett, MWV Realtor, and Betsy Donovan of Mountain Center Physical Therapy, LLC. requested an extension on the temporary permit of occupancy at Grant's Shopping Center (2RT302-9-L00) that is due to expire on September 30, 2009. The temporary permit was due to a problem with the heating systems in the basement. The units have been disassembled and the therapy space is currently served by a new roof-top unit which will adequately heat the entire space during the Fall months. New units are being

looked at and priced to replace the faulty furnaces and these should be installed and the project completed by October 31, 2009. The Selectmen agreed to the 10/31/09 extension.

Steve and Kim Ryan, Bear Notch Deli (5VILLG-MAI-610), went over their draft plans for what they would like to do on the property which is to have a store and an apartment. Selectman Garland commented that the apartment may be an issue as the original apartment was dismantled and the store was made bigger therefore he doesn’t know if it is grandfathered or not. S. Ryan stated that there had been a pull out couch, kitchen and bathroom there and that he is having the former owner, Bert George, write a letter about what was there in the past. Selectman Garland stated there has been much change of use since then and not a lot of paperwork filed. S. Ryan remarked that he would like to get the maximum potential use from the property and if acceptable he would market the property for a couple of years. Selectman Garland inquired if B. Tafuto of Ammonoosuc Survey had figured out his calculations with the apartment included. S. Ryan replied yes it will be a studio/owners quarters. Chairman Chandler stated that he may have to recuse himself since he is the realtor for Ryan’s property at 1511 US Rte 302 but the question is if the apartment would be grandfathered as they may have to go back to the original size of the store. S. Ryan stated that he squared up the building and did away with some space so as to get the owners studio. Chairman Chandler inquired if they were submitting the plans to the State. S. Ryan replied yes if they can get the 75% allowance waived from the town for the septic. Selectman Garland stated that this is a lot of record and if the paperwork had been submitted we would know what exactly was there. Ryan is going to look at the plans and speak further to B. Tafuto of Ammonoosuc Survey. S. Ryan will also obtain the letter from B. George. Selectman Garland commented that he is of the opinion that it could be put back to what was there and it is important to establish what was there and if it was non conforming he has a problem with making it even more nonconforming. Chairman Chandler reminded the Ryan’s to get the letter from B. George.

The Selectmen received a telephone call from their attorney and legal issues were discussed.

The Selectmen discussed the invoices from Joe Berry of White's Ledges Realty for well monitoring at the old Bartlett landfill. Selectman Garland is willing to pay the last three invoices but not the first two as we didn't order those tests and a letter was sent advising Berry of this. Selectman Tanguay suggested to pay the whole thing after the first of the year. Selectman Garland reminded the Board that a letter was written where we agreed to pay for certain testing. Selectman Garland also inquired whether this should be a regular budget item or a special article in the town report. Chairman Chandler feels it should be a special article and that the town needs to voice their opinion on this. Selectman Garland made a motion to pay the following invoices March 18, 2008, July 11, 2008, and January 20, 2009 but not the March 7, 2007 or July 13, 2007 and to defer the payment until 2010. Selectman Tanguay seconded the motion. Chairman Chandler opposed as he won't agree to pay any bill not authorized by the Selectmen and done by others. Motion carried.

Chairman Chandler requested that Lynn Jones, AA, look into how into the town sells tax lien property that it has acquired. Jones is to call the town's attorney to request the proper steps.

The Selectmen reviewed correspondence, building permits, signed letters and checks prior to and throughout the meeting.

Meeting adjourned at 11:45 AM.

Respectfully submitted,

Brenda Medeiros, Sec.