

Town of Bartlett Office of Selectmen
Meeting Minutes: December 11, 2009
Attendance: Chairman Gene Chandler, Douglas Garland, Jonathan Tanguay
Reporters: None

Meeting opened at 08:30 AM.

Chairman Chandler opened the public hearing for the expenditure of additional money for the new emergency generator fuel supply. The company working on the project had recommend a better way to handle the fuel supply and while this new way is better it is also more expensive and would cost a total of \$7000.00. The town had appropriated \$5200.00 for a fuel system hookup and therefore they would need to appropriate the balance of \$1800.00 next year. The Selectmen were all in favor of paying the \$5200.00 this year and the balance of \$1800.00 next year. There were no attendees to the public hearing.

Daryl Mazzaglia of the Conservation Commission and Linda Comeau of the Upper Saco Valley Land Trust brought in a revised page four of the Strategic Conservation Planning Project Phase I Resource Inventory that was submitted last week for the Selectmen to review. The new page clarifies as to what Phase I covers. Comeau explained that Phase I will include a series of large format maps. Selectman Garland inquired if they will be doing aerial or satellite maps. Comeau stated that they will be hiring an ecologist/ conservation planner and will use existing data along with information gathered by the Geographic Information Systems. They will field check some areas. Selectman Garland inquired if they would be doing property boundaries. Comeau replied that they would be doing the big picture not so much boundaries. Chairman Chandler stated that his biggest concern is that they will be going on private property. Comeau replied that they have to ask permission to do that. Chairman Chandler has some concerns as at the present time there is a lot going on at the State level and he feels that the State is going to extremes. Comeau replied that they are not anti-development they just want to balance out the development. Selectman Garland feels that as a planning board member that this map information will be helpful as they need to have a decent idea of what is out there. If there is wetland, then a study would have to be done. Comeau stated that they have 29 conservation easements and these are all voluntary acts and two of these are in Bartlett. Mazzaglia feels that the maps would give everyone a good tool to use. Selectman Garland stated that they would have

to have a town vote to fund the money and the Selectmen would probably do this as a special article. Selectman Garland suggested that someone may want to be at the town meeting to speak to the article. Comeau replied that she had never done that before as Conway had already set up a conservation fund but she would more than willing to speak to the article at town meeting.

Selectman Tanguay made a motion at 09:35 AM to enter nonpublic session under NH RSA 91-A: 3 II (a) to discuss a personnel issue with Bartlett Police Chief Timothy Connifey. Chairman Chandler seconded the motion. Motion carried unanimously. Selectman Tanguay made a motion at 10:10 AM to end the nonpublic session and to seal the minutes. Selectman Garland seconded the motion. Motion carried unanimously.

Chairman Chandler made a motion at 10:15 AM to enter nonpublic session under NH RSA 91-A: 3 II (c) to discuss a request for aid. Selectman Tanguay seconded the motion. Motion carried unanimously. Selectman Garland made a motion at 10:30 AM to end the nonpublic session and to seal the minutes. Selectman Tanguay seconded the motion. Motion carried unanimously.

Peter Gagne (James Pettengill property 5VILLG-MAI-520) met with the Selectmen to go over the lists of items that he had not provided on the change of use building permit he had previously submitted.

1.) Gagne inquired how he figures out the septic calculations. Chairman Chandler explained to him that he needs to have an engineer figure out what is needed for the site for the business that is now going to be on the lot. He needs to provide the calculations on how many gallons he would be using. Lynn Jones, AA, explained that the information could be based on square footage or the number of employees depending on what uses were planned.

2.) Gagne questioned the green space area and stated that the front and rear of the property have none. Chairman Chandler replied that we had asked for the front and westerly sections. Gagne stated that it is an existing parking lot and Pettengill could run his business the way it is so why can’t he. Selectman Garland explained that it is because it is a new business. Gagne replied that he is just expanding. Chairman Chandler stated that there will be another business on the lot. Selectman Tanguay inquired if patrons would be parking in the back. Gagne advised that that will be used for overflow parking. Selectman Tanguay inquired if they would be parking by the park.

Gagne replied that there would be no snow machines out front as they will be either out back or stored in the building. Gagne also stated that he would be willing to put in a split rail fence between the parking lot and the park. Chairman Chandler inquired if he will be selling gas on the existing island. Gagne stated that Jesse Lyman will be looking at this to see if it is a viable option or not. Gagne also stated that people can use the parking lot to go to the park or to the school. Selectman Tanguay replied that we appreciate the invitation but that we can't ignore the rules. Selectman Garland stated that we may have to talk to our attorney for clarification on the green space since there is already one business on the lot and now there will be a new additional business. Chairman Chandler explained that what we do here will have to apply in the future. Selectman Garland feels that parking is a little less problematic but we do want to make it right the first time. Gagne replied if you require green space what does he have to do. Selectman Tanguay explained that could be planting grass, planting trees/shrubs which would help block the sound and make it look more aesthetically pleasing. Chairman Chandler replied that the green area issue would not be able to be done this year and we would find out from legal counsel. Chairman Chandler stated that he could run this winter and we will find out what needs to be done in reference to the green space area and we will deal with this issue next spring.

3.) Gagne inquired about his sign permit. Lynn Jones, AA, stated that his application had been returned to him for additional information. Chairman Chandler explained that we needed a sketch of the dimensions of any signs. Lynn Jones, AA, reminded him that the sketch needs to be done on paper not poster board and she needs to be able to fold it to be put into the files.

4.) Gagne questioned if the Selectmen would sign off on the Zoning Board of Adjustments condition #7 which states that snowmobiles may be returned to property by road if allowed by NHDOT and the town of Bartlett. Gagne stated that it has been a state crossing since 1996 and that the State doesn't have a problem with him crossing and going along the road. Chairman Chandler stated that we haven't seen anything from the State that states this and he is under the impression that anytime you increase the use of property on the State road that the NH Department of Transportation requires an updated permit. Selectman Garland inquired as to what side of the road would they be on. Gagne replied that they would be on the Bear Notch Deli side. That they would cross River Street to Route 302. Gagne remarked that the State doesn't have a problem with it. Chairman Chandler replied that the

Route 302 crossing we have nothing on and that Albany Avenue is our problem. Gagne replied that if he can't cross he will have to trailer the machines both ways. Selectman Garland stated that that doesn't stop you from running your business and until January 15th he can't use the railroad tracks anyways.

5.) Gagne inquired about the requirement to have Shawn Bergeron do an inspection of the property. Chairman Chandler explained that a commercial business has to have an inspection and that Gagne needs to fill out the agreement form and return it to the office.

Chairman Chandler also explained that when Gagne receives his permit that it will have conditions on it.

Gagne left the meeting and then reappeared inquiring why Better Life Cabins wasn't required to have a green area. Chairman Chandler explained that they did meet it and had put in a berm out front. Gagne then proceeded to ask about the Rogerson lot in the middle of the village. He was informed that they have already been sent letters addressing this issue.

Selectman Garland informed the others that Lil' Man Snowmobile Rentals is plowing snow up in front of the gate to Blackfly field. It was agreed that since this is a State road that a letter would be written to the State concerning this issue.

Chief Connifey had obtained prices for a new computer as the one in his office was not repairable. The Selectmen reviewed the prices and decided it was okay for Connifey to order the computer from Computer Port.

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.