

Minutes

Albany NH Selectmen's Meeting

January 26, 2011

At 3:00 p.m., the Selectmen's meeting was called to order. In attendance were Jack Rose, Sara Young-Knox and Joe Ferris. Also present was Rob Nadler. Lt. Michael Santuccio joined the meeting at 3:15 p.m.; Andrew Chalmers joined the meeting at 3:30 p.m. The following business was conducted.

Regular Business:

- Reviewed & approved January 19 minutes and sealed minutes—Jack made a motion to approve the minutes as submitted, Joe seconded the motion and all were in favor.
- Signed checks totaling \$4,232.30.
- Reviewed & approved one pole permit.
- Reviewed estimates from Brian Taylor for town hall improvements.
- Signed letters of gratitude to officers who took part in the Local Law Enforcement Forum.
- Reviewed petition for injunction-The Board approved the petition as drafted.
- Signed approved abatements.
- Reviewed correspondence from North Country Council.
- Reviewed NHDOT Bridge Report.
- Reviewed correspondence from Time Warner Cable.

Lt. Michael Santuccio (Carroll County Sheriff Dept.):

Michael presented a breakdown of what it would cost Albany for a full time deputy. This would include a cruiser, uniforms, set up, salary and benefits in the amount of \$132,381.00 for the first year. This amount would decrease to \$86,744.00 for the second and third year then decrease again to \$78,413.00 in the fourth year as the cruiser would be paid for.

Michael asked the Board how many hours they thought Albany would need. Jack replied maybe between four and eight, depending on the season as it would be a busier time in the summer. The AA calculated eight hours at the quoted price of \$55.00 per hour to be \$22,880 for a year. Jack thought that could be reduced in half because coverage is not needed every single week with other weeks requiring more coverage. Rob Nadler said the times of

coverage should be pinpointed around statistics. Michael offered to generate a statistical report and submit it to the Board.

Andrew Chalmers (Building Inspector):

Andrew told the Board he previously worked for Shawn Bergeron for two years before being laid off last January. He picked up Jackson individually shortly thereafter as an hourly subcontractor. His wages are paid by the permit fees. As of right now in Jackson the town is \$600 over his wages but Andrew still has a few small pickups to finish. Andrew told the Board it is basically a wash for the town.

Jack asked Andrew how long he had been in code enforcement. Andrew responded three years in code enforcement but he's been in the building trade all of his life. Jack asked Andrew if he covers all aspects of inspection, including areas such as driveways, plumbing and electrical. Andrew said yes, the process works well; he reviews the permit application, makes sure it complies with town ordinances and makes recommendations to the Board of Selectmen as to whether to approve the application or not. Andrew added that he will usually work with homeowners to make the application correct and according to the state building code and the town's ordinances. Andrew described his process of new construction inspection from excavation to occupancy.

Jack asked Andrew what his response time would be. Andrew replied right away if an application is complete, the turnaround is quick. Joe asked Andrew if he had a recommended building permit application. Andrew told Joe yes, it makes the process move along smoothly.

Andrew told the Board Jackson bases their permit fees upon the value of the construction multiplied by .25% plus an administrative fee of \$75.00.

Joe asked Andrew how Albany would go about adopting an occupancy permit. Andrew suggested Albany's attorney be consulted. However, Jackson's attorney said the state law says if you have enforcement in play by issuing building permits then you have already adopted the state building code.

Jack asked Andrew how often he must renew his certifications. Andrew replied some are annually but the majority is every three years.

Rob Nadler said he did not see a problem as it is now. He asked if the town would be liable for faulty construction. Joe told Rob the town had adopted the state building code. Rob asked if the town is liable to enforce it. Jack

JR____
SYK____
JF____

replied not for one or two family homes. Rob's concern is for the do it yourself homeowner having to go through rigorous inspections. Joe and Jack said it is also for their protection.

Miscellaneous:

Joe made a motion to hold the municipal budget hearing on Wednesday, February 9, at 3 p.m. with a snow date of Thursday, February 10, Jack seconded the motion and all were in favor.

Sara made a motion to hold a work session on the budget on Wednesday, February 2, at 9 a.m., Joe seconded the motion and all were in favor.

At 4:10 p.m., Jack made a motion to adjourn, Joe seconded the motion and all were in favor.

Respectfully Submitted,

Kathleen Vizard
Administrative Assistant

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