

Minutes must be kept of all public meetings and must be available to the public upon request not more than five business days after the public meeting. A business day means the hours of 8 am to 5 pm on Monday through Friday, excluding national and state holidays. The minimum content of meeting minutes includes: (1) names of members present; (2) other people participating (it is not necessary to list everyone present, however); (3) a brief summary of subject matter discussed; and (4) any final decisions reached or action taken. There is no legal requirement to accept or approve the minutes. Even if minutes have not yet been approved, they still must be made available not more than five business days after the public meeting. When the five business day deadline is reached before the minutes are approved, they can be made available to the public with a notation that they are a draft version.

Taken from "*Knowing the Territory*," a publication from the New Hampshire Municipal Association.

Minutes

Albany NH Selectmen's Meeting

August 13, 2014

At 4:30 p.m., the Selectmen's meeting was called to order. In attendance were Rob Nadler, Jack Rose and Kelly Robitaille. Also present were Dick VanDyne, Lee Grant, June Johnson and Rick Hiland. The following business was conducted.

Regular Business:

- Reviewed & approved July 30 minutes-Rob made a motion to approve the minutes as submitted, Kelly seconded the motion and all were in favor.
- Signed checks totaling \$10,070.81.

Town Administrator Report:

As the public hearing notice to increase building permit fees was not posted in the newspaper as required by law, Kathy suggested the Selectmen postpone the public hearing until August 27, to give time to post the required notice. Jack made a motion to postpone the public hearing until August 27, Rob seconded the motion and all were in favor.

New Business:

Jack made a motion to approve two septic designs, Kelly seconded the motion and all were in favor.

Reviewed auditor's report.

Reviewed letter from Cersosimo Lumber regarding their fear of other heavy trucks damaging Passaconaway Rd. and not being required to post a bond like they were required to do. Also, the logging trucks are having difficulty navigating Passaconaway Rd. because visitors are parking illegally. Kathy notified the Sheriff's Department and they will keep a close eye on the parking situation.

Curtis Coleman:

Curtis researched the street standards from many other towns. He feels Albany should use a set of street standards from a similar town, adding that he liked Alton's. They are cut and dry. We could adopt a set and add our own needs. Rob asked Curtis if he would feel comfortable adopting a road using those street standards. Curtis replied yes. They are a bigger town than us but it coincides with state minimum standards for rural roads. Curtis thought it could work if an engineer signs off on it. Rob said it was possible to get some advice from UNH Cooperative. Rob asked Kathy to find out if the Selectmen adopt the street standards and does it require a public hearing.

The Selectmen and Curtis discussed the letter from Cersosimo Lumber. They are putting more stress on the road than someone hauling five loads of logs out. Curtis said it's like being stuck between a rock and a hard place. His company is required to post a bond on a road if they are hauling product.

Rob asked Curtis about the damage on Moat View Dr. Curtis inspected it and was told by the gentleman that he did not damage the road. If there was proof that he did it, it would be another story; we could send him a bill.

Jack asked about the barrier in front of the Covered Bridge. Curtis is working on it as there are multiple parties involved and it may take another week before something more permanent is placed.

Curtis discussed his five year road maintenance plan. He stated that forecasting can be troublesome as things change. If his whole plan was to be implemented it would cost \$700,000. Curtis doesn't believe this is a reality.

Years ago, the state would maintain a lot of our roads and pave them. This is no longer the case. Six or seven years ago, the cost of the plan would have been cut in half. Curtis said state bridge grants are available and the bridge at the northern end of Drake Hill Rd. needs attention. Curtis said there are also rural grant opportunities the Town may be able to take advantage of. Rob asked Curtis to come up with an amount to request and it may be possible to receive assistance in applying for the grant from the North Country Council. The Board discussed different financing options being an annual deposit into the capital reserve account or applying for a bond. Curtis suggested getting some guidance from someone who has already gone through the process.

Nonpublic Session RSA 91:A-3(c)

At 5:30 p.m. Jack made a motion to move into nonpublic session citing RSA 91-A:3 II (c). Rob seconded the motion and all were in favor. Roll call was unanimous in the affirmative.

At 6:00 p.m., Kelly motioned to move into public session, seconded by Jack and all were in favor.

Old Business:

Rob made a motion to waive the Tax Collector's deed for 116 Golden Oaks Rd., 7 Odina Rd., 147 Golden Oaks Rd., 110 Golden Oaks Rd., 15 Bear Dr., 16 Bear Dr., 2219 NH Route 16, and 1385 Bald Hill Rd., Kelly seconded the motion and all were in favor.

Rob made a motion to accept the Tax Collector's deed for 138 Golden Oaks Rd., 70 Old Colony Rd., and 13 Hurley Corner, Kelly seconded the motion and all were in favor.

Town Board Selectmen's Rep Reports:

Rob subscribed to the NH Municipal Association's newsletter, "Legislative Bulletin."

Rob noted the Residential Energy Code application should be included in the building permit application. Rick said the construction company will usually take care of that. Rob said we will add it into the building permit application.

Rob said there was complaints that the assessing software could not compile reports based on a particular zone in town, such as listing just commercial property owners.

Public Comment:

Rick read the July Planning Board meeting minutes and attended the July meeting to observe and said it was a waste of the town's money as they accomplished nothing. This past Monday's Planning Board meeting was out of control. They brought up the Master Plan being in its final form. Rick received a draft dated for July. There was no Planning Board meeting in between then and August 11, so Rick would like to know how all of this work got done without a public meeting. At the August 11 meeting, the Planning Board did not even go through what Sara Young-Knox had submitted. They chattered about a public hearing until David Maudsley said it was necessary. The date was set for September 8 for the public hearing. The Planning Board complained as to why they had to have it when the Chairman, Mike Helmers said they did not have to listen to the public. Rick went on to say that disenfranchises people and something needs to be done. They are arrogant.

Kelly said when they have the public hearing, they are putting information out and they can pass it anyway. Rob told Rick, each Planning Board member was to read the draft Master Plan and send any comments to the Secretary. If there were enough changes, a special meeting is to be called to make the changes, if not, then it will be in its final draft. Rick said it is irritating.

Rick added that later on in the meeting, David Maudsley brought up the Legislative Bulletin and asked why Rob did not know about it. It was said the Town Administrator was not doing her job. Rick said this is nonsense. The Town Administrator is an employee, not elected and this is employee harassment. It has created a hostile environment. The wrinkles must be ironed out. The Town Administrator has every right to take the town to court for a hostile environment. Rob asked how Rick would deal with a private citizen. Rick replied they have to come to a Selectmen's meeting and if it is a nonpublic issue then go into nonpublic session. It should be on the agenda with the governing body and then the governing body can discuss how to deal with it. It is wrong! Rick wanted to be on record as saying that. Rick said this is a divided town. Rob added and it is about nothing, saying it is mostly about the Town Administrator's workload and we are happy with her work. Rick said they need to get together and figure out how to move forward. Rob replied that is what he has been trying to do. Kelly said it is not working. Rick stated if they are an official and harassing an employee, they can be removed.

Nonpublic Session RSA 91:A-3(c)

At 6:47 p.m. Jack made a motion to move into nonpublic session citing RSA 91-A:3 II (c). Rob seconded the motion and all were in favor. Roll call was unanimous in the affirmative.

At 7:15 p.m., Kelly motioned to move into public session, seconded by Jack and all were in favor.

Tour Piper Meadows regarding mobile home tax deed status:

Because of the weather, the tour was tabled until August 20.

At 7:17 p.m. Rob made a motion to adjourn, Kelly seconded the motion and all were in favor.

Respectfully Submitted,

Kathleen Vizard
Town Administrator