

Minutes

Albany NH Selectmen's Meeting

January 6, 2010

At 4:00 p.m. the Selectmen's meeting was called to order. In attendance were Jack Rose, Dan Sdankus and Sara Young-Knox. Also present was Steve Knox. The following business was conducted.

Regular Business:

- Reviewed & approved December 16 minutes
- Signed checks
- Reviewed & approved one building permit
- Reviewed & denied one building permit application citing Albany Zoning Ordinance Section III:A-3a—See Building Permit below
- Reviewed & approved one timber intent
- Reviewed letter from Peter Malia regarding Mills Cease & Desist
- Reviewed letter from Technology Transfer Center regarding statewide mosaic GIS parcel map
- Reviewed letter from Time Warner
- Reviewed NHLGC notice of endorsement
- Reviewed letter from North Country Council
- Reviewed NHDES letter of deficiency

Building Permit:

Sara Young-Knox said that by building a structure around a second camping trailer on the same lot as another creates a second dwelling which is not allowed in Albany according to its Zoning Ordinances. Sara Young-Knox motioned to deny the building permit application citing Albany Zoning Ordinance Section III:A-3a. Jack seconded the motion and all were in favor.

Miscellaneous:

Kathy Vizard, acting as Town Clerk/Tax Collector asked the Selectmen to post an article on the 2010 warrant on her behalf. The warrant article would ask the voters to vote to change the way she is compensated; from a statutory fees based system to solely salary. Jack made a motion to accept the request, Dan seconded the motion and all were in favor.

Steve Knox:

Steve came before the Board to update them on the status of the Land Governance Board. Presently the Trust for Public Lands (TPL) has a purchase and sales agreement with the Kennett Company which includes a stipulation that TPL is allowed 18 months to come up with the funding for the purchase of the Kennett property. TPL is in the process of creating an agreement for the Town of Albany and TPL. Steve told the Board of a condition in TPL's agreement with Kennett which is if funding is voted down at the Annual Town Meeting then TPL walks away from the whole deal. Steve told Gregg Coporrossi of TPL that he would like to see that there are no restrictions held on this land in the agreement between Albany and TPL. TPL has no problem with that but the funders they will be seeking out are the ones that will have restrictions. Steve told Gregg that the land will potentially be used for agriculture, forestry, possible water, natural resources, possible wind energy and an additional 30 acres for a potential future town center. Gregg did not foresee any problems with the uses for the land. Steve told the Board that once the agreement has been drafted, Gregg would like to meet with the Board of Selectmen along with the Land Governance Board to discuss it. At this meeting, Steve would like to have a list of future uses for the land for discussion because TPL must have parameters set clearly when seeking funders. Steve also said that the White Mountain National Forest is supporting this purchase and is willing to write letters in Albany's support to funders.

Steve suggested that the town funding be put into a capital reserve fund where it won't expire at year end as happened this past year. Steve asked the Board of Selectmen to adopt this article to be placed on the 2010 warrant. In addition to again raising and appropriating \$100,000 from the unreserved fund balance, another \$75,000 will need to be raised and appropriated for TPL and all of the work they have and will be doing in order to find funding for the land purchase. Steve asked if the additional money could come from the unreserved fund balance. The AA will look into its balance. Sara Young-Knox made a motion to adopt the warrant article to be placed on the 2010 warrant asking voter to raise and appropriate money for the purpose of acquiring the Kennett property. Dan seconded the motion and all were in favor.

Steve also reminded the Board that three seats on the Land Governance Board are elected positions to expire in a staggered manner. The AA informed Steve that the positions will be open for candidates to file their declaration at the end of the month at the Town Clerk office.

At 5:12 p.m., Dan made a motion to adjourn, Sara Young-Knox seconded the motion and all were in favor.

JR____
DS____
SYK____

Respectfully Submitted,

Kathleen Vizard
Administrative Assistant