

KG
JS
JKR



Albany Selectmen's Meeting Minutes

Albany, New Hampshire
November 30, 2022 at 5:30 p.m.

- 1. Call to Order:** Chair K. Golding called the meeting to order at 5:31 p.m.

This meeting may be viewed or streamed at:

<https://www.youtube.com/channel/UCWTUwTLWsTlivkVVcQPGU1g>

In Attendance: Chair K. Golding, Selectperson J. Spofford, Selectman K. Robitaille, Town Administrator K. Collins, Videographer L. Slit

- 2. Pledge of Allegiance:** Chair K. Golding led the meeting in The Pledge.

- 3. New Business:**

- A. Approval of November 9, 2022 Selectmen's Meeting minutes including (1) set of Non Public Minutes**

Selectman K. Robitaille made a motion to accept the minutes of the November 9, 2022 Selectmen's Meeting, including (1) set of Non Public minutes, as presented. Chair K. Golding seconded. Motion passed: 3-0-0.

- B. Approval of November 30, 2022 consent file**

__Review & Sign manifest(s) in the amount of \$170,261.56, \$90,615.75, and \$79,688.52, this includes payroll and accounts payable for 11/16/2022, 11/23/2022 and 11/30/2022

__Review, discuss and approve/deny residential building permit for South Moat Farms LLC, 1570 Passaconaway Road, Map 9, L33

__Review, discuss and approve/deny commercial building permit for American Tower Corp, 2209 NH Route 16, Map 6, Lot 53-1

Selectman K. Robitaille made a motion to approve the November 30, 2022 consent file, as presented. Selectperson J. Spofford seconded. Motion passed: 3-0-0.

- C. Review, discuss and appoint Morris West from Alternate Planning Board Member to full Planning Board Member, at the request of the Planning Board**

Chair K. Golding made a motion to appoint Morris West's appointment from Alternate to Full Member of the Planning Board, as recommended by the

Planning Board. Selectman K. Robitaille seconded. Motion passed: 3-0-0.
Note: Mr. West replaces Peter Carboni and his term should end the same time.

D. Review and discuss providing storage space for PB in Treasurer's Office

The Town Administrator (TA) invited the PB Chair/Secretary to come in and take a look at the space to see if there is room for what they propose. She did note that she had priced some of the storage solutions for maps/plans and they run from \$176 up to \$500+. Chair K. Golding suggests they purchase some storage bins from unused 2022 budget now. TA will discuss with PB Chair

E. Review, discuss, approve and sign abatement for second issue 2022 taxes for Map 3, Lot 61-19 in the amount of \$119.

The Board reviewed the abatement for Map 3, Lot 61-19. The TA reminded them that the owner did not apply for a Veteran's Tax Exemption in 2021 so there are some taxes still due from 2021.

Chair K. Golding make a motion to approve an abatement for the 2022 second issue taxes on M3, Lot 61-19 in the amount of \$119. Selectman K. Robitaille seconded. Motion passed: 3-0-0.

F. Review, discuss and approve/deny 2022 Request for Charitable Exemption for MWV Habitat for Humanity

The Board reviewed the Request for 2022 Charitable Exemption submitted by MWV Habitat for Humanity and the response crafted by the Town's Assessor, Jason Call.

Chair K. Golding made a motion to deny the 2022 Request for Charitable Exemption as MWV HfH did not purchase the property until June of 2022 and therefore did not qualify as the owners, as of April 1st. Selectman K. Robitaille seconded. Motion passed: 3-0-0. The Board signed a letter of denial for MWV HfH.

G. Review, discuss and vote on waivers for 2022 tax deeding

The Board reviewed the list of properties to be tax deed in 2022 for the non payment of 2019 taxes, as well as a spreadsheet prepared by the TA. The TA reminded the Board that they had encumbered \$15,000 appropriated in 2021 to 2022 for dealing with tax deeded properties. Her recommendation is that the Town deed the (2) non residential mobile homes, in an effort to start collecting past due taxes on mobile homes in the same way the town collects on single family homes.

Chair K. Golding made a motion to deed all the properties on the list. This includes: M3, L61-7, L61-9, L61-12, L61-24, L61-30-, L61-31, L61-36, L61-41,

L61-58 and M8, L19 Selectman K. Robitaille seconded. **Motion passed 3-0-0**

The Board agreed not to start eviction proceedings for the tax deeded properties until after the new year.

4. Town Administrator's Report:

A. Review and discuss quote from Pope for alarm services

The Board reviewed the quote from Pope to move from Advanced Lock and Alarm back to Pope.

Chair K. Golding made a motion to move \$5150 of paving from American Recovery funds to paving operating budget and then use the \$5150 of AR to pay for the move to Pope. Selectman K. Robitaille seconded. Motion passed: 3-0-0.

B. Review and discuss 2023 proposed budget (set date for budget work session)

The Town Administrator suggested reviewing the budget and setting up a budget work session on December 7th at 4:30 p.m. The Board agreed to meet for a budget work session on Wednesday, December 7, 2022 at 4:30 p.m. to sign any items on the consent file and work on the 2023 proposed budget.

Chair K. Golding asked the TA to see if Sheriff Richardi can make the next regular meeting (12/14/2022). She reminded the Board that there is a public hearing scheduled that night and the Chair asked her to schedule the Sheriff before the public hearing.

5. APPOINTMENTS/PUBLIC HEARING

6:15 p.m. Public Hearing to review, discuss and accept public input on clearing the deed to the Albany Chapel

Chair K. Golding called the Public Hearing to order at 6:15 p.m.

The Board noted that this public hearing is to hear public comments on the Town's efforts to "quiet" the title by removing the restrictions from the deed. The restriction(s) of particular concern in the deed read: "That the interior of said Meeting House, and all furnishings therein belonging to said Chocorua Sunday-School Association shall remain as the same now are, except in so far as the said interior or said said furnishings shall be repaired or replaced, but in no way shall such repair or replacement constitute, in any way, any interference with or change in the same, whereby the title of the furnishings, or the interior of said Meeting-house become so changed as in any way to embarrass or interfere with the complete enjoyment of said Meeting-House by the said Chocorua Sunday-School Association, its successors, and assigns for religious purposes.

This deed dates back to May 1932. The Selectmen note that they have no issue with any religious or civic group using the Town Hall or the Chapel

building once repairs and cleaning have taken place. This public hearing is a requirement of the cy pres relief.
There being no further business the public hearing was closed by the Chair at 6:22 p.m.

6. Old Business:

- A. **Chapel/Historical Society** – see public hearing notice above
- B. **Federal Land Access Program (FLAP)** – Jacinda Russell/Federal Hwy Admin/Access Program Manager responded to Josh McAllister’s email of 10/3 on 11/16 and said she would follow up with the Geotech team.

7. Other Business (and Board reports):

- A. **Planning Board – Chairperson Golding** – (3) members met last Monday. There was some general discussion regarding a Home Business/Home Occupation and owner did not appear.
- B. **Other: Selectman K. Robitaille** asked if the Town has heard anything regarding our request for a speed survey on Route 16. The TA noted we have not and she will contact NH DOT to check on the status of the request.

8. Correspondence:

- A. **Review and discuss Carroll County Delegation meeting notice re: county budget, CRFs and TANs**
The Board reviewed the notice for CCD meeting

9. Public Comment: none

10. Non Public Session under RSA 91-A:3, II as necessary - none

11. Next Meeting: Budget Work Session on December 7, 2022 at 4:30 p.m. and December 14, 2022 at 5:30 PM at Albany Town Hall (this meeting will include a Public Hearing on the Agreement for the Carroll County Broadband Communications District)

12. Adjournment: *Chair K. Golding made a motion to adjourn the meeting at 6:28 p.m. Selectperson J. Spofford seconded. Motion passed: 3-0-0.*

Respectfully submitted by:
Kelley A. Collins
Town Administrator