



Selectmen Meeting Nov 24, 2015

Approved Minutes

Present: Select board members Bernie O’Grady-Chairman, Charles Moser, Louise Lavoie; Kathy Wile, Brenda Wiley, Pat Letourneau; Todd Haywood, assessor and Joanne Tramontozzi, DRA; members of the public Bob Young, Wolfgang Millbrandt, Nancy Richards, Barbara Devore and joined in progress by Mr and Mrs Daniello, Patricia Pina

Call to order: 7:34

Approval of Manifests:

Noted board of Selectmen signed payroll and accounts payable manifests

Approvals: Motion by Bernie O’Grady to approve Nov 10, 2015 Selectmen meeting minutes – Charlie Moser requested to re-order the agenda so that the 2016 Update could be addressed first and visitors able to leave. Order was changed.

New Business:

- Joanne Tramontozzi, DRA and Todd Haywood, assessor to discuss 2016 Update. Joanne began by thanking the Board for their time to meet with her, and that she came to ask about the town’s plan for 2016, funding for the revaluation, and answer any questions. Todd said it was in his budget for completing the cyclical as well as for the revaluation, which typically costs between \$20-30/parcel. This can and often is put out for bid, he had no problem with Mason doing that if they choose to. Board members asked about distinction between cyclical and update, and an explanation of cost effectiveness of doing the cyclical. Todd replied that doing cyclical spreads the cost over a period of time, , and at this point about 2/3 of the town is done. Changes noted are done at the old rate, and new charges up or down are not reflected until the revaluation is completed. The cyclical part is mostly database maintenance – verification of values, pick up changes as they occur, keeps everyone paying their fair share. Joanne said DRA suggests they are done but not needed, though it keeps data as up to date as possible.

Joanne also said that current use also needs to be looked at in terms of accurate mapping and updates on changes in properties. Charlie acknowledged this is an area the Town needs to work on, and asked how changes in current use status are flagged to the town. Todd replied that property sales, building permits and physical inspections are the way that happens; Joanne added that aerial photography and google earth images are ways some towns use to keep up to date as well.

Noted that Mason’s next assessment review will be in 2018.

To confirm the update plan for 2016:

Todd will put together a contract by the end of next week, and send to Dave Cornell. Joanne would like to meet with selectmen again to go over that, find out completion date, and get the contract signed. Process needs to be completed and filed by Sept 1, 2016, or an extension will need to be filed.

Both Joanne and Todd offered information on training resources for Kathy, and offered to help navigate DRA(Joanne) and the assessing process (Todd). Gratefully accepted by Kathy.

- **Approvals –**

Charlie Moser moved, Bernie O’Grady seconded that the minutes of the 11/10/15 Selectmen meeting be approved as amended with a spelling change. Voted unanimously to approve.

- **New Business**

Bob Young asked to have the agendas of Select Board Meetings published a few days ahead of time so people could know what was being discussed and plan to attend if interested. Charlie Moser replied that the Board always reserves the right to change the agenda at any time, and publishing an agenda can mis-lead people. Bob Young agreed that is their right to do so, and was asking with a goal of good practice and transparency in town government.

Mr Young was thanked for his input, and congratulated on being a new grandfather

Guy Daniello came to comment on a letter he had emailed to selectmen the day before, regarding concerns he had about his neighbor Pickity Place. Overall, he was concerned that the business has grown beyond its originally intended size and scope which were approved in the variance by the Town. Specifically, his concerns were about the business extending its hours, hosting private functions, allowing/encouraging patrons to bring in alcohol and encroachment on his property by visitors to the business. He wanted to know if the Town had a responsibility to monitor the business in any way, as well as to be sure the business would need to share in the cost of installing privacy screenings such as a fence or plantings, and posting of property lines.

It was agreed by the members of the Select Board that they do not have knowledge of the variance, and that the wording in it is key to addressing Mr Daniello’s concerns. Charlie commented that unless it specifically states no alcohol, that there is no basis for disallowing patrons to BYO.. Bernie also mentioned that they (the Board) had met with the business owners a year or so ago, and that the owners had not realized they were specific limits on hours. Mr Daniello acknowledged that things had improved for a time after that meeting, but that was no longer true.

The conversation ended with the Board stating they would look into the wording of the variance, and will contact the Daniello’s when they have done so. They will also invite specifically the Daniello’s if they should call in the owners.

Brenda Wiley talked about health insurance plan for town employees. She said there is an increase to stay with the same plan for next year, that this plan will be removed as an option after 2016, when we will be forced to change plans. At that point, the closest level of benefit plan would be subject to the “Cadillac tax”, which taxes employers 40% on any amount over \$850/employee cost. She suggested doing a 2 year, 2 step adjustment of plan, so as to not hit employees with a larger change in 2017. This would also minimize increases to this line item for the coming fiscal year.

It was agreed that the Board will meet with Melissa Hopf, our Benefits Advisor with Health Trust, at least by phone, so they have a full understanding of options, hopefully the morning of 12/2. There would be a second meeting for employees to meet with her and fully understand any changes involved for the coming year. It was noted that changes in coverage will likely have the greatest impact on our retirees/those with the greatest number of prescription medications.

Jackson Road It was noted that owners of a parcel on Jackson Rd have modified the inside of a stone wall boundary, pushing it out onto the road right of way and this limits the width of the road. Various RSA's were reviewed to determine which would best address the obstruction of the road right of way the changes to the wall have created.

It was agreed that the owners should be sent a letter saying that altering road boundaries is illegal, and to ask that they be restored to their original condition. Bernie will do a first draft, Charlie will edit.

Old Business

ADA Rail Trail Access Request – Barbara Devore was asked if the Conservation Committee had made a recommendation, she said they did not have time last meeting to address that question but that it is on their agenda for their December meeting.. Bernie suggested, it was agreed by Charlie and Louise to keep this item on the meeting agenda, and to work on it over the winter to get a policy established.

Planning Board Ordinances – Louise said she is expecting amended copies to be sent by Dotsie Millbrandt in time for the next Selectmen meeting on Dec 8th.

Auditors Report – Pat Letourneau was asked if there was anything else needed concerning the report. She said that the auditors requested that the librarian be taken off the **library account** as a signatory and replaced by the treasurer. It was agreed that Kathy will talk to Sue about the auditor's concern.

Pat stated there was another concern regarding the **Forestry Fund** being stagnant for so long. There was discussion about an amount of \$9600, which had been pulled for Rail Trail maintenance and a property survey on a Walker Brook Rd lot. Brenda will look into the money trail, as there did not appear to be a paper trail as to that amount having actually been used, that it was still in the town fund (put there as appears in the 2012 Town Warrant, Article 9). Is the town obligated to return it – at what point?- with interest?- and does doing that require a vote of the town? Kathy will follow up by contacting our new municipal accounts auditor at DRA.

Approval of Minutes of the Nov 24 Budget Meeting was moved by Bernie, seconded by Louise, and voted in the affirmative by all 3 selectmen.

Public Forum

Patricia Pina requested to be put on the agenda for the Dec 8th board meeting.

Missing Minutes – the Sept 22 meeting minutes were “missing” from the town website . Kathy will find them and get them to Alanna for posting.

Adjourned

Charlie moved, Louise seconded, unanimous vote to adjourn the meeting at 10:10.

Respectfully submitted
Kathy Wile
Administrative Assistant