

TOWN OF CHESTER
BOARD OF SELECTMEN

April 18, 2018
Minutes

PRESENT: Arne Jonynas; Heather Chase; Ben Whalen; Lee Gustafson; David Pisha

VISITORS: Shawn Cunningham; Julie Hance; Jason Keener; Lyza Gardner; Michael Normyle; Aaron Guyette; Steve Sykes

The meeting was called to order at 6:30 p.m. by Chairman Jonynas.

There were no additions or deletions to the agenda.

Arne Jonynas requested that "New Business" be moved before the Executive Sessions.

1. APPROVAL OF MINUTES:

A motion was made by Ben Whalen to approve the minutes of the April 4, 2018 Selectboard meeting. Seconded by Lee Gustafson. The motion passed.

2. CITIZEN'S COMMENTS:

There were no citizen's comments.

3. OLD BUSINESS:

Implementation Committee: David Pisha stated that the Implementation Committee meets the 2nd Tuesday of each month at 10:00 a.m. This group discusses furthering the Master Plan. They are specifically discussing a revision to the Economic Development policy.

Joint Committees: The joint committees meet the 4th Tuesday of each month at 9:00 a.m. They get together to update each other on happenings with their committees. The library has been added to the group meetings.

The compaction roller will be received soon and will be here in time for summer grading. The cost came in as budgeted.

EMS Building: David Pisha reported that the committee has met a couple of times. They will be providing an update at the next Selectboard meeting. The Building Committee meets again on May 1 at 4:00 p.m.

Salvage Yards: David Pisha stated that this is on the agenda for this evening.

4. POPPLE DUNGEON PUBLIC MEETING:

Jason Keener and Aaron Guyette were present from vhb to discuss alternative solutions for the bridge construction. A copy of the power point presentation is attached to these minutes.

It was discussed that Option B requires minimal road closure. It has a life span of approximately 50-75 years. Option C has a much longer life span between 75-100 years. This alternative takes a bit longer to construct because of the concrete. This option will take most of the summer to construct. Option D is the quickest to construct taking approximately 6 weeks. It has a life span of 75-100 years as well. This would likely require a road shut down of 24 days maximum. The width of option D is 24 feet because of the standard precast. The road closure is because this is an accelerated option where you put the money into the bridge, not temporary passage.

Arne Jonynas questioned the cost of placing the temporary bridge. Jason Keener noted that approximately \$100,000 is for traffic control. Option D does not require the bridge, but it is accelerated which increases cost. This option also requires a crane to place the bridge.

VHB stated their recommendation of Option D, the accelerated bridge. Lee Gustafson questioned the road going in to the bridge site and transporting a 40 foot section. The board discussed the options and the road closure. It was also noted that if something happens on Route 11, Popple Dungeon becomes the alternate route. The accelerated bridge program will also have construction 24 hours a day. Option C will require an impact into the wetland because of the temporary bridge location. Aaron Guyette stated that the wetlands are not a concern for him as they are low grade and the disturbance would be temporary.

The Board agreed that the bridge option is their preference. The Board stated that they prefer the accelerated bridge but they are not comfortable with the lengthy road closure. Therefore, they are choosing Option C. VHB stated that they will work with Julie on the possibility of combining the two options.

Jason Keener stated that they will be finalizing the alternatives report and will be looking for a written opinion from the Board. Plans will be drawn and the project will out to bid winter of 2018 with construction in 2019.

5. SALVAGE YARD ORDINANCE:

Arne Jonynas stated that Jim Carroll has made recommendations and edits to the Salvage Yard Ordinance.

Lee Gustafson stated that the word “junkyard” is used within the document and should be changed. Heather Chase stated that she has concerns about the potential costs of enforcement and the time that it could take to enforce. Lee Gustafson agreed but does

not want to run away from the issues that are at hand that need this ordinance for enforcement.

Derek Suursoo stated that he is concerned that the complaints are narrowly focused and it seems prejudicial. Arne Jonynas stated that the concerns are relative to safety and health and this would be used on extreme issues. He stated that he feels that it is important to have this in the toolbox. Lee Gustafson suggested that there are other options available that could be used first with the Salvage Yard Ordinance being used as a last resort.

Discussion ensued regarding the level of disturbance that would trigger the enforcement with this ordinance. It was discussed that if the board agrees to move forward with this ordinance, there will be a public hearing process.

Heather Chase stated that she would like to have leeway with the fines to allow people time to clean up their property. The Board discussed that there is leeway built in. Julie Hance will provide the Board with a clean copy of the ordinance for one final review at the next meeting.

6. LIQUOR LICENSES:

The Board signed the first class liquor license for Pizza Stone and Stone Hearth Inn.

The Board signed the second class liquor license for Meditrina.

The Board signed the outside consumption permit for Pizza Stone and Stone Hearth Inn.

The Board signed the Entertainment Permit for Pizza Stone.

7. FINANCIAL UPDATE:

David Pisha stated that the town's general fund is operating the same as last year. The revenue line is down compared to last year because there was a January tax sale in 2017 that did not occur in 2018. Expenses are up \$17,000 primarily due to the winter. The change to accrual accounting has provided an improved cash flow. This has allowed the town to delay the TAN note which is normally received in January, but this year is not needed until May.

Derek Suursoo thanked Cil Mathews for her dedication to this transformation as most of the burden fell on her.

Lee Gustafson questioned if there were avenues to bring in revenue more times throughout the year other than once per year. David Pisha stated that there are methods that can be used. Lee Gustafson suggested an option of billing 1/4 of the properties at different times of the year. The Board discussed what is needed to get to quarterly billing which has always been a financial issue.

David Pisha stated that both water and sewer are in a good position. Water is creating a surplus which is needed for the loan program. Sewer's net income is also far surpassing the net income of last year. David Pisha stated that he will double check why fees in sewer are down.

David Pisha reviewed the solar farm data with the Board. He indicated that this report is only through February. The sun was not producing energy as it has in the past and is providing a loss because January is the worst month for sun. David Pisha stated that overall the farm is producing as estimated.

8. EXECUTIVE SESSION:

A motion was made by Lee Gustafson to enter executive session for the purpose of interviewing the Zoning Administrator, Health Officer and DRB Alternate. Seconded by Ben Whalen. The motion passed.

Heather Chase stated that she is currently working with the Zoning Administrator on a personal permit application. The Board agreed that there is no conflict.

The Board entered Executive Session at 8:30 p.m.

A motion was made by Ben Whalen to exit Executive Session. Seconded by Lee Gustafson. The motion passed.

The Board exited Executive Session at 9:36 p.m.

9. APPOINTMENT OF ZONING ADMINISTRATOR:

A motion was made by Heather Chase to appoint Michael Normyle as the Zoning Administrator. Seconded by Ben Whalen. The motion passed.

10. APPOINTMENT OF DRB ALTERNATE

Mark Curran was not able to attend the meeting. This will be rescheduled.

11. APPOINTMENT OF HEALTH OFFICER:

A motion was made by Lee Gustafson to appoint Heather Chase as the Health Officer for a 3 year term. Seconded by Ben Whalen. The motion passed.

Heather Chase recused herself from the vote.

12. NEW BUSINESS:

Heather Chase commented on the letter that the Board received from Springfield Hospital. She stated her disappointment that the hospital would have pulled out without

contacting the town. David Pisha stated that he has been trying to contact the hospital and is awaiting a response. He will let the Board know the response that he receives.

David Pisha stated that the Windham Windsor Housing Trust will be at the meeting on May 2.

Arne Jonynas stated that he would like to have discussion at a future meeting relative to Cyprus Minerals and Irene fund money.

13. ADJOURN:

A motion was made by Ben Whalen to adjourn. Seconded by Lee Gustafson. The motion passed. The meeting adjourned at 9:38 p.m.

Julie Hance
Secretary of the Select Board

Ben Whalen
Clerk of the Selectboard