

**Center Harbor Board of Selectmen
Meeting Minutes
Wednesday, July 29, 2009**

Chairman Charley Hanson called the meeting to order at 7:00 p.m. Selectmen Richard Drenkhahn and Randy Mattson were also present. Davis Schimke, Camp Eagle Cliff representative Jim Teed, Anne Sayers, Robert Webster representing the Lake Waukegan Shoreowner's Association, Road Agent Jeff Haines and Meredith News reported Sarah Schmidt were also in attendance. Selectmen's Secretary Robin Woodaman was absent with notice.

APPROVAL OF MINUTES:

- Mr. Drenkhahn motioned to accept the minutes of July 22, 2009. Ms. Mattson seconded the motion and the vote was unanimous.
- Ms. Mattson motioned to accept the minutes of July 24, 2009. Mr. Drenkhahn seconded the motion and the vote was unanimous.

APPOINTMENTS:

JIM TEED, CAMP EAGLE'S CLIFF: Mr. Hanson reported the problem with the fence coming down on Camp Eagle's Cliff property (which is owned by the Legion of Christ, Center Harbor, Inc.) and the hope to come up with a solution to the problem. Mr. Teed reported the camp ended four (4) weeks ago and the fence was erect at that time. He reported he received a call from Ms. Woodaman two (2) weeks ago reporting the fence was completely down; he came up Saturday, July 25, 2009 and discovered the fence had been repaired with steel posts, wire and nails. Mr. Teed explained no one from the Camp repaired the fence; it is unknown who repaired the fence. Mr. Teed submitted pictures of the fence taken on July 25, 2009. There was discussion regarding the necessity to have a local person oversee the maintenance of the Camp property. Mr. Schimke reported the reason the fence came down the last time is because a large tree limb fell on the fence and knocked it down. He reported all the debris from the tree on the road side of the property; somebody came by and lifted a six (6) to eight (8) foot limb and placed it on the water side. Mr. Drenkhahn reported he examined the fence today and found it to be pretty sturdy, supported with green stakes which are wired and strapped. There was discussion regarding the Camp's permit requiring a fence to keep the campers from wandering onto the road and to keep people from launching boats in that location; there is an issue of people removing the split rails to launch motorboats. Mr. Drenkhahn reported the split rails are now nailed in place and will not be able to be removed any more. Mr. Schimke reported the fence has been propped up at least three (3) times; he explained he feels they (the Camp) should determine the type of fence needed to meet their requirements and hire a company to install the fence. He explained he feels the current repair is what should have been done the first time the fence went down. Mr. Webster reported he was at the site a week ago obtaining water samples and observed that a good portion of the fence had been pulled out, a boat had been pulled up right by the fence and there were two (2) cars parked around the corner. He reported while he was there, a family went around the fence to access a boat that was waiting there for their use. Mr. Schimke reported there is public access for launching boats on the other side of the lake. Mr. Teed reported "No Trespassing" signs have been installed on the fence. Ms. Mattson suggested better signage such as "Private Property". Mr. Schimke questioned the size, location and visibility of the "No Trespassing" signs. Ms. Mattson reported part of the mis-communication because the Planning Board said fence off access to Lake Waukegan, but the Selectmen are hearing that the fence was already there. There was discussion regarding the previous fence not being in any kind of repairable condition and the permit requirement to put in a good fence and be responsible for it. There was discussion regarding the fence being in the State of New Hampshire's right-of-way; Mr. Hanson reported the Board has not seen any documentation, but the State could say "no

fence”. Mr. Hanson explained if any private property located within the State’s right-of-way is damaged during an activity such as snow plowing, it is the property owner’s responsibility to make the repairs, not the State’s. Mr. Drenkhahn explained the State could install a guard rail in the section of road. Mr. Haines explained his understanding that someone applied to, and received permission from, the State of New Hampshire Department of Transportation to install the fence in the State’s right of way with the stipulation that the owner would bear the expense should it be damaged and also incur the expense of maintaining it. Mr. Drenkhahn suggested the State be asked to continue the current guardrail along the property. Ms. Sayers requested a better fence be installed, monitored, a better “No Trespassing” sign be installed; the owner should have someone watching the property. Ms. Mattson explained the Selectmen can ask the Police Department to take notice and tell people they are trespassing. Ms. Sayers explained she wasn’t talking about people in general, just keeping motorboats out. Ms. Mattson explained it is their land, and if they post a “No Trespassing” sign that should keep everybody off the property. Mr. Hanson explained there is a requirement for a fence that stays up; he reported there is now a fence up in an appropriate fashion. He asked Mr. Teed to make sure the property is monitored more closely and asked if John Jude, who works at the Immaculate Conception School, would be able to do this; Mr. Teed will discuss this with Mr. Jude. Mr. Teed expressed his concern for vandalism as a possible way the fence has come down in the past; he explained with the exception of the tree branch coming down the fence does not come down on its own. He explained they were also suspicious of snow plows causing damage and bringing it down. Mr. Teed explained everyone involved with the Camp are volunteers; there are no paid employees. He explained they try to get work done before Camp opens and try to come back to take the Camp down for the winter. Ms. Mattson reported the Selectmen will due their due diligence and will not grant a permit for the Camp unless the fence is secure. Mr. Schimke offered to monitor the fence. He reported six (6) feet were added to the guardrail due to the conservation work of Ken Sorlein approximately ten (10) to twelve (12) years ago when Lew Hanson was a Selectman. He explained the six (6) feet were added to prevent what is happening on the property now. Mr. Schimke reported he has literally been supporting the fence for at least two (2) winters now; the 3” x 3” 16 foot post came from his property. There was discussion regarding moving the fence out of the State’s right of way so it would be less damaged; this would locate the fence pretty close to the water’s edge. Mr. Hanson reported the fence is in satisfactory condition now and explained the issue is for the Camp to respond more quickly if there is an issue with the fence. There is nothing in the Camp’s permit that addresses signage on the property. Mr. Hanson suggested jersey barriers could be installed; there was discussion regarding the current split rail fence allowing people to look through the fence to the lake, which would not happen with jersey barriers.

ROAD AGENT JEFF HAINES: The following items were discussed:

Historical Society property: There was discussion regarding the bittersweet growing between the Historical Society and Ledger properties. Mr. Haines reported the bittersweet has been there as long as he can remember and believes most of it is on the Ledger property. There was discussion regarding Ms. Ledger’s report that the Highway Department deposited grass clippings behind the wall of the property, which is Ms. Ledger’s property. Mr. Haines reported he will apologize and clean up the clippings if they are on the Ledger’s property; he reported he would like to find the property lines. The Selectmen and Mr. Haines would like to visit the property on Wednesday, August 5, 2009 at 8:00 a.m.

Sand/Salt Storage Shed: The Selectmen reviewed a draft Request for Proposals (RFP) for the sand/salt storage shed.

Geese Be Gone: There was discussion regarding the geese problem at the Town beach area. Mr. Haines reported last year the Selectmen authorized the purchase of this material, but the goose activity diminished at the beach area; therefore the material was never purchased. Mr. Haines

reported “Geese Be Gone”, a grape extract, is similar to the product he researched last year and explained Dan Harris has the sprayer necessary to apply the material. Mr. Haines reported there has not been any goose activity this week. Ms. Mattson explained the Selectmen would like Mr. Haines to pursue the purchase and application of this product if the goose problem continues. Mr. Drenkhahn suggested authorizing Mr. Haines to purchase the product next year if the problem returns; Mr. Hanson and Ms. Mattson agreed.

Keyser Road: Mr. Hanson explained large bid requests should be run through the Selectmen’s Office for continuity. He reported the Selectmen received three (3) bids for work on Keyser Road, but the Selectmen did not have the specifications to compare to the bids. Ms. Mattson explained the point of soliciting sealed bids is for everyone to bid on the same specifications; Mr. Haines explained he emailed the specifications to companies. Mr. Haines will submit a copy of the specifications email to the Selectmen in order for them to make a decision on awarding of the project. There was discussion regarding the possibility of soliciting proposals for the various areas of this project.

2008 Encumbered funds: Mr. Haines reported \$60,000 was encumbered with Pike Industries in 2008 for paving the rest of Center Harbor Neck Road and a piece of High Haith Road; at the time of paving (July 10, 2009), the State had not posted the price of asphalt. He reported the cost of paving was approximately \$53,700.

Barge at the High Haith Beach: Mr. Haines reported speaking with Scott Bailey, who is in charge of Marine Patrol on Squam Lake, regarding a barge moored at the High Haith Bridge. Mr. Haines reported speaking with the Paul’s, who are having a house constructed on Mead Farm Road; the contractor is Ross Baggley. Mr. Haines reported the belief is that the barge belongs to Mr. Baggley. Mr. Haines reported leaving a voice mail with Mr. Baggley regarding people’s concern about the barge at the beach area and asked how long it would be there. Mr. Haines reported receiving a message from Mr. Baggley stating the barge would be leaving on Tuesday, two (2) weeks ago yesterday and to the best of Mr. Haines’ knowledge it is still there. He explained boats cannot be moored in Big Squam Lake without a mooring permit and that barge does not have a mooring permit. Mr. Haines gave Mr. Bailey the telephone number for Mr. Baggley, who will call him and inform him of the scenario of what happens when moored without a permit. Mr. Haines will contact Mr. Bailey by Friday to see if he has had a response from Mr. Baggley.

UNFINISHED BUSINESS:

ENERGY AUDIT: Ms. Mattson thanked Mr. Haines for birddogging the informational meeting regarding the energy audit Request for Proposals. Mr. Haines reported there were six (6) or more individuals at the meeting.

DR. LEONARD B. MORRILL MEMORIAL PARK ASSOCIATION: The Selectmen received a copy of the Stipulation as recorded with the Belknap County Registry of Deeds, Book 2584, Page 607.

PROPOSED POLICE STATION: Mr. Hanson reported Police Chief Mark Chase asked about scheduling a Zoning Board of Adjustment (ZBA) hearing for use of the park property as a location for the proposed Police Station. A ZBA hearing would be necessary because it will be a change of use of the property. The Selectmen would like to resolve the issue with the Attorney General’s Office as to whether the property can be used prior to holding a ZBA hearing.

HIGH HAITH BRIDGE REPLACEMENT PROJECT: The following items were discussed:

1. The Selectmen received information regarding a “Construction Program Management & Inspection” workshop scheduled for July 30 & July 31, 2009.
2. The Selectmen received, and reviewed, a copy of a letter to the State of New Hampshire Department of Environmental Services (NH DES) from Quantum Construction Consultants, LLC (QQC) Project Engineer Jennifer Reczek clarifying questions the NH DES had regarding the High Haith Bridge project. Ms. Reczek reported meeting with NH DES Public Works Supervisor Gino Infascelli on July 23, 2009 regarding the project.
3. The Selectmen received an executed copy of the agreement between the Town and the State of New Hampshire Department of Transportation for the High Haith Bridge project.

AQUATIC WEED TREATMENT: The Selectmen received, and reviewed, a release and indemnification agreement and certificate of general liability insurance for New England Milfoil; copies will be sent to Attorney Doug Hill for review.

RADIO ROOM RENOVATIONS: The Selectmen discussed the renovations to the Fire Department’s Radio Room. Ms. Mattson reported Fire Chief John Schlemmer informed her that the original specifications did not include carpet. She explained Chief Schlemmer discussed this with the contractor who quoted \$250 for the carpet installation; the Selectmen agreed to this price. Mr. Drenkhahn reported speaking with the owner of Up-Country Builders regarding the cost for installing the clapboards in the front of the Fire Station. He explained Up-Country will tear off the existing clapboards, they may have to replace some of the boards underneath, install the donated clapboards, new facial board on the top and stain everything; the price would not exceed \$2,000; the Selectmen agreed to this price. Ms. Mattson asked if insulation should be added. Mr. Drenkhahn explained plywood would have to be removed to install insulation; this would add cost to the project. Ms. Mattson explained she would not like to see the Town invest in these repairs with the pending energy audit. Mr. Drenkhahn explained blown-in insulation can be added by drilling holes in the clapboards. Mr. Hanson explained the Town would be receiving a donation of the clapboards and the contractor is currently on site. Mr. Hanson explained major funds for energy repairs would probably be in the 2012 budget year. There was discussion regarding replacing the Fire Station bay doors to save energy. It was discussed that a comprehensive energy audit will provide some good guidance for future work to the building.

DUYMAZLAR ICE CREAM PARLOR: Mr. Drenkhahn reported he met with Mehmet Duymazlar in the new ice cream parlor. He reported they discussed the newly constructed landing area; Erol Duymazlar is overseeing the additional approvals required for this area. Mr. Drenkhahn reported he initially had concerns regarding the height of the landing, but reported after seeing it, it is not as high as he originally thought. He reported Fire Chief John Schlemmer is happy with the fire safety aspect of the construction.

NEW BUSINESS:

PERAMBULATIONS: The Selectmen reviewed the dates of the last perambulations of the Town’s boundary lines as follows:

Ashland	2005
Moultonborough	2003
New Hampton	1989
Meredith	1989
Holderness	scheduled for 2010

Mr. Hanson suggested perambulations of the New Hampton and Meredith town lines be included in the proposed 2010 budget.

CURRENT BILLS PAYABLE: The Selectmen reviewed, and approved, the payroll and accounts payable manifests as presented.

CORRESPONDENCE:

STATE OF NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES (NH DES):
The Selectmen reviewed a copy of a letter from NH DES to Lawrence Coolidge (TML 7-6) informing Mr. Coolidge that the Wetlands Bureau has reviewed his Shoreland Permit application and determined that additional information is needed to clarify and complete it.

STATE OF NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES (NH DES):
The Selectmen received notification of water testing at the Town of Center Harbor's beach on Lake Winnepesaukee on July 16, 2009; results reported conform to the most current NELAC standard and meet State standards for water quality.

RANDALL T. MUDGE & ASSOCIATES: The Selectmen reviewed a copy of a letter to NH DES requesting permission to amend a previously approved Shoreland Permit for Charles Harris (TML 6-11).

LEADERSHIP LAKES REGION: The Selectmen received information from Leadership Lakes Region regarding their "Training for Tomorrow's Leaders" class.

ADDITIONAL BUSINESS:

NON-PUBLIC SESSION: At 8:19 p.m. Mr. Hanson motioned to go into a non-public session per RSA 91:A-3, II(c) to discuss matters that could affect someone's reputation if made public. Mr. Drenkhahn seconded the motion and the vote was unanimous. Present were Mr. Hanson, Mr. Drenkhahn, Ms. Mattson and Mr. Haines. There was discussion regarding a situation with a former employee. At 8:36 p.m. Ms. Mattson motioned to end the non-public session. Mr. Drenkhahn seconded the motion and the vote was unanimous.

RECONVENE: At 8:37 p.m. Mr. Hanson reconvened the Board of Selectmen's meeting.

ADJOURNMENT: At 9:09 p.m. Mr. Drenkhahn motioned to adjourn the Board of Selectmen's meeting. Ms. Mattson seconded the motion and the vote was unanimous.

Respectfully submitted,

Robin E. Woodaman
Selectmen's Secretary