

**Town of Lincoln
Board of Selectmen Meeting Minutes
November 1, 2011**

Board of Selectmen Present:

Chairman Peter Moore, Selectman Patricia McTeague and Selectman O. J. Robinson

Staff Present:

Town Manager Peter Joseph, Planning & Zoning Administrator Matt Henry, Finance Director Helen Jones and Police Chief Ted Smith

Public Present:

Tammy Ham, Paul McKenney and Scott Marsh

CALL TO ORDER:

Chairman Peter Moore called the meeting to order at 5:35pm.

APPROVAL OF MINUTES:

The Board reviewed the Minutes of October 24, 2011 and made the following changes:

- 1) Add that Peter Moore mentioned grant money may be available on page 1.
- 2) Add that 3 major projects and 4 minor projects were inspected at the top of page 2.
- 3) Add that the Loon Mountain Road issue had to do with some poor patchwork on page 2.
- 4) Change "MRI" to "Vision Government Solutions" on page 3.

MOTION: "To approve the minutes of October 24, 2011 as amended".

Motion: P. McTeague

Seconded: O.J. Robinson

All in favor.

OLD/NEW BUSINESS:

Vision Government Solutions/Revaluation Summary

MRI representative, Scott Marsh, reviewed his Memo regarding the 2011 revaluation. Scott Marsh explained that Vision Government Solutions was contracted to convert assessing data from ProVal to the Vision CAMA system and update assessments for the Town of Lincoln for the 2011 tax year.

Scott Marsh further explained that Vision personnel visited sale properties and the updated information contained on the property record cards was then utilized for the revaluation. Scott Marsh stated that MRI completed a review of data by field inspection of some of the sale properties as well as a desk review and/or MLS information data review/comparison on over 300 properties.

Scott Marsh added that NH DRA personnel indicated no major issues were found after their review of a sample number of sale properties.

Vision Government Solutions representative, Paul McKenney, reviewed the following details regarding the 2011 Revaluation Update Summary:

2010 Total Assessed Value \$932,935,690

2011 Total Assessed Value \$814,795,000

Total Change: -\$118,140,690

Impact Notices were mailed October 12, 2011.

Hearings were held on October 21, 2011 by phone and October 24-25, 2011 at the Town Hall.

102 hearings were held to review updated assessments. (52 in person /52 over the phone)

Final Notices are expected to be mailed on November 2, 2011.

Peter Moore asked what recourse citizens have if they disagree with the new assessment.

Paul McKenney stated they can file an abatement on or before March 1, 2012.

Additional discussion followed regarding why the revaluation was delayed.
Peter Joseph stated that it was not 100% Vision's fault as the Town was waiting for information from the Department of Revenue Administration which is understaffed right now.
Peter Joseph stated that Vision and the Town seem to be on the same page regarding what should be done about the delay.

Scott Marsh asked if the Board is ready to vote to accept the new values.

MOTION: "To accept the new assessments for Tax Year 2011."

Motion: OJ Robinson Seconded: Patricia McTeague Motion carries 3-0

MOTION: "To approve the MS1 as presented".

Motion: OJ Robinson Seconded: Patricia McTeague Motion carries 3-0

Police Chief Items:

Chief Smith stated that the Lincoln Police Department won the IACP Award for Community Policing.

Peter Joseph informed the Board that they have a SGT promotion but will wait to release the name until after all the employees who applied for the position are informed.

Chief Smith discussed his proposal to replace the town's security video monitoring system with a digital one.

Peter Moore recused himself from the meeting because he works for one of the vendors that will be discussed.

Chief Smith indicated the current system uses a mix of VHS and digital systems and recommended a change to a completely digital system.

Chief Smith stated the replacement is necessary to repair the aging system, and to correct several security issues with the present system.

Chief Smith stated Town Hall cameras would also be incorporated into the system.

Three proposals were reviewed by the Board from "Two Way Communications", "WPCS", and "JS Adams Security".

Chief Smith recommended going with JS Adams Security.

MOTION: "To contract with JS Adams Security for installation of a security video monitoring system".

Motion: OJ Robinson Seconded: Patricia McTeague Motion carries 2-0

Peter Moore returned to the meeting.

Tropical Storm Irene On-going Projects Update:

Peter Joseph stated the FEMA applications are still pending and expects that all the projects will be approved.

Peter Joseph stated that FEMA is still looking at the retaining wall at Bunker Lane and is making absolutely sure that it is not the Army Corps of Engineers responsibility before committing to funding.

Peter Joseph stated that he provided documentation to FEMA stating that the town assumed responsibility of the retaining wall in the 1960's.

Peter Joseph explained that he is requesting qualifications for a study to be conducted regarding the possible options available to repair the structure.

Peter Joseph stated a RFQ has been issued for the final design/replacement of the Loon Mountain Bridge.

Town Manager's Report:

Peter Joseph updated the Board of Selectmen on the following two issues:

1) NHLGC Health Trust dental rates decreased by 7.8%.

Peter asked if the Town could lock in the new rates for 2012 as they provide a savings to the town. The Board agreed to lock in the new 2012 NHLGC Health Trust dental rates.

2) Peter Joseph stated that Primex will no longer be offering health insurance coverage as one of their services.

Peter Joseph stated he will be requesting quotes from NHLGC and any other company interested in providing health insurance coverage with attention to companys that use the town's current Harvard Pilgrim program.

Peter Moore opened a discussion regarding the plowing of Louis Lane, which was an unresolved issue from last winter.

Peter Joseph stated that discussing the issue with some residents revealed that the same issue has come up in the past, most recently in 2001.

Peter Moore requested Public Works Director, Bill Willey, be invited to the meeting of November 14, 2011 to discuss the matter.

Planning/Zoning Administrator Action Items

Matt Henry discussed issues related to zoning enforcement.

Matt Henry stated the Georgiana Falls Tavern sign remains in place although the business has been closed for some time.

Matt Henry stated in 2010 the town sent certified letters to the owners of abandoned businesses in Lincoln requesting the removal of the signage for the closed businesses.

Matt Henry stated that Donald Lester, the current land owner of the former Georgiana Falls Tavern site, indicated he planed to remove the signage by October 31, 2011 but did not do it.

Matt Henry requested the Board consider implementing fines because the signs should have been taken down and the town has exhausted all other avenues to encourage compliance.

The Board directed Matt Henry to send a letter informing Donald Lester that fines will be charged for each day following December 1st the signs are not taken down.

Matt Henry informed the Board that the issue of the non-compliant maintenance shop Edwin Peterson Jr. was operating out of his home seems to have been resolved.

Matt Henry informed the Board of Selectmen of this issue at the request of the Planning Board.

Matt Henry stated that enforcement action on this issue may not be necessary as Mr. Peterson is in the process of purchasing property to move his business to a site that will be in compliance.

The Board agreed that it seems the issue will be resolved shortly.

Matt Henry stated that Loon Mountain Storage Area has continued to construct their storage area wiithout a Building Permit.

Matt Henry stated the project already underway includes enclosing a storage area that exceeds 500 sq. ft. of floor area which requires a Site Plan Review or a waiver.

Matt Henry stated he has advised them not to build until their submitted waiver is approved but the construction has continued.

The Board directed Matt Henry to draft a letter informing the owners of Loon Mountain Storage Area that the town is aware they have continued to build without following the proper procedure and that they risk denial of Site Plan Review by the Planning Board.

PUBLIC PARTICIPATION:

O.J. Robinson stated he has some issues regarding the recent ZBA meeting.

O.J. Robinson stated it is his opinion that the ZBA is misinterpreting their role in fulfilling the intent of the Zoning Ordinance.

O. J. Robinson further explained that applicants come to the ZBA seeking relief from some aspect of the Zoning Ordinance and it is the ZBA's role to look at criteria for Special Exceptions and not to deny something just because it does not meet the Zoning Ordinance requirements.

Tammy Ham stated that she shared OJ Robinson's frustration.

The Board reviewed Elderly and Blind Tax Exemptions presented for their approval:

MOTION: "To approve the elderly and blind tax exemptions as presented by the Town Clerk".

Motion: O.J. Robinson

Seconded: Patricia McTeague

Motion carries 3-0

At 7:05pm the following motion was made:

MOTION: "To adjourn."

Motion: P. Moore

Seconded: O.J. Robinson

Motion carries 3-0

Approval Date 11/14/11


Chairman Peter Moore


Selectman Patricia McTeague

Selectman O. J. Robinson