

**Board of Selectmen Present:** Chairman Peter Moore, Selectman Deanna Huot and Selectman Patricia McTeague.

**Staff:** Town Manager Peter Joseph, Administrative Assistant Brook Steiner.

**Members of the Public:** Paul Carolan.

## **I. CALL TO ORDER**

Chairman Moore called the meeting to order at 5:15 PM.

## **II. MINUTES OF THE PREVIOUS MEETING**

The Board reviewed the meeting minutes from the February 8, 2010 and February 11, 2010 Board of Selectmen's meetings.

**MOTION: Patricia McTeague moved that the minutes of the February 8, 2010 and February 11, 2010 meetings be approved as amended. Deanna Huot seconded the motion. Motion carries unanimously.**

## **III. PUBLIC PARTICIPATION**

### **Village of Loon Mountain Reassessment**

Mr. Paul Carolan addressed the Board, on behalf of himself and the Village of Loon Mountain (VOLM) Board of Association, and stated that he has been very happy working with Mr. Joseph as well as Scott Marsh at MRI, the Town's assessing company. He added that both were very fair and professional and he commends their work.

Mr. Joseph then presented the Board with the VOLM Assessment and Sale Data. He explained the old values, new values, the amenity value, building value and assessed value. He explained the value of the different units and comparable assessments. Mr. Joseph explained to the Board that all of the assessments were done off of one sale that happened to be an unusual sale as well as the only private sale done on that property and all of the values have been based off of this one private sale. Mr. Joseph clarified that the main reason for this issue was that amenities that were not present at the property were included in the assessment. The one bedroom units will have the most noticeable change as they were valued only \$10-11,000 less than the two bedrooms. This reassessment is approximately a 2.8 million reduction in value.

Mr. Carolan added that he found, while working with the assessing company, that there was misinformation on their part. MRI was under the impression that the VOLM owned the swim club and a lot more common area than they actually do. The Association had to clarify this with them. The maps MRI has now are up to date but they were working off of old information. The only amenities owned by VOLM are a small playground and a

parking lot. Peter Joseph added that the common area is being taxed separately, and that unit owners have to pay a fee to use them, so they would not be considered, “amenities.”

The VOLM has agreed not to make an abatement request in 2010 and will wait to see what the reevaluation is in 2011. Mr. Carolan is satisfied with the fairness of this re-assessment.

**MOTION: Deanna Huot made a motion to approve the evaluation of the Village Lodge Condominium UOA/Interval Ownership units VOLM/Vacation Resorts International pursuant to the assessors agent’s recommendation that abatements in the amount of \$26,015 plus applicable interest be granted. Patricia McTeague seconded the motion. Motion carries unanimously.**

#### **IV. NEW BUSINESS**

##### **Review of Town Clerk’s Proposed Tax Exemption Form Updates**

Peter Joseph explained that the updates that the Town Clerk is requesting do not change any of the requirements of the exemptions and are simply asking for additional information which the Town is permitted to do. The forms are standard and none of the qualifications are being altered. The Board commends Susan Whitman for updating these forms and they approved of the updated forms.

##### **Town Manager’s Weekly Report**

Mr. Joseph informed the Board that Representative Gionet had stopped in the office to see if the Town had a warrant article to approve gambling in the Town. Mr. Joseph informed him that the Board of Selectmen would most likely want to see what legislation is approved prior to a town vote. The gambling bill is currently in committee. The Board confirmed that they would like to see approved legislation before taking any further action.

##### **Cartographic Associates, Inc. Contract Renewal**

Cartographic Associates, Inc. has sent in their annual maintenance contract renewal with the Town for GPS data collection services and tax map maintenance. Cartographic Associates, Inc. would like the Board of Selectmen’s approval and signatures.

**MOTION: Deanna Huot made a motion to approve the contract renewal with Cartographic for tax map maintenance in the amount of \$2,500 and GPS data collection services in the amount of \$400 plus \$12.25/building. Patricia McTeague seconded the motion. Motion carries unanimously.**

## **Kayak Park**

Peter Joseph informed the Board that John Hettinger recently had a discussion with the Village Core Committee and Nate Snow from White Mountain Regional High School. Mr. Snow would like to meet with the Board to discuss his proposal to create a kayaking water park within the river. Mr. Joseph explained the concept to the Board mentioning that a kayak park was recently built in the Town of Woodstock. The park does involve approvals from the State of NH. It would be free and open to the public. Kayak parks are typically created by non-profit organizations. It would not stop or change any of the flow of the river. The Board was interested in the idea and will meet with Mr. Snow at their next meeting.

## **Recommendation of the Auditors**

At the recommendation of the auditors and with the permission of the Board, Helen Jones, Finance Officer is going to credit \$75,000 from the general fund to the sewer tap fee as it was posted twice. This was to correct an erroneous posting, and was not an additional transfer.

## **Trustee of Trust Funds**

The Board approved and signed off on the Trustee of Trust Funds reimbursement sheets.

**MOTION: Deanna Huot made a motion to accept the transfer of funds from the capital reserve accounts in the amount of \$103,108.12. Patricia McTeague seconded the motion. Motion carries unanimously.**

## **Planning & Zoning Administrator Position**

Mr. Joseph explained to the Board that he would be working on a job description for the vacant planning and zoning position and will present it to the Board upon completion. He would like this new position to serve multiple functions including assessing and planning. He added that rather than having this new position serve as an additional clerk, Brook Steiner has agreed to be trained as a clerk to work in the Town Clerk's office during Susan Whitman's lunch and vacations. Peter Moore expressed that he wants to be certain that Peter Joseph is confident with the Town needing to maintain the existing full time benefited position. The Board would like to advertise and hire as soon as possible.

## **V. NON-PUBLIC SESSION**

**MOTION: Deanna Huot made a motion to enter into non-public session pursuant to RSA 91-A:3 II (c) and RSA 91-A:3 (a) at 7:15PM. Patricia McTeague seconded the motion. Motion carries unanimously.**

**ROLL CALL VOTE:**       *Peter Moore voted yes*  
                                  *Deanna Huot voted yes*  
                                  *Patricia McTeague voted yes*

**MOTION:** Deanna Huot made a motion to come out of non-public session at 8:20PM. Patricia McTeague seconded the motion. Motion carries unanimously.

**ROLL CALL:**               *Peter Moore voted yes*  
                                  *Deanna Huot voted yes*  
                                  *Patricia McTeague voted yes*

**MOTION:** Deanna Huot made a motion that the non-public minutes of the meeting be sealed for the duration of both employees' employment with the Town as the divulgence of the information likely would adversely affect the reputation of any person other than a member of the Board. P. McTeague seconded the motion. Motion carries unanimously.

**ROLL CALL:**               *Peter Moore voted yes*  
                                  *Deanna Huot voted yes*  
                                  *Patricia McTeague voted yes*

## **VI. ADJOURNMENT**

As there was no further business to attend to, the following motion was made.

**MOTION:** Patricia McTeague made a motion to adjourn at 8:25 PM. Deanna Huot seconded the motion. Motion carries unanimously.

The Board reviewed the accounts payable and payroll registers for the week ending February 12 and February 19, 2010.

Lincoln Board of Selectmen – Meeting Minutes  
February 22, 2010 – 5:00 pm

Respectfully submitted,

Brook Steiner

Approval Date: \_\_\_\_/\_\_\_\_/\_\_\_\_  
LINCOLN BOARD OF SELECTMEN:

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Chairman Peter Moore

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Selectman Deanna Huot

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Selectman Patricia McTeague