**Selectmen’s Public Meeting Minutes**

**November 7, 2022**

**7:00 PM** Meeting called to order by Selectman John Quinlan**.** Also present was Selectman Jack Esposito and Selectman Howard Brown. Steve Workman came before the Board to discuss an air b&b on Horton Road. He feels the owner needs to go before the ZBA to get approval because they are running a commercial venture without a permit to do so. The owner is not living there. There is excessive traffic on the road; there are various trucks coming in and out and no one is paying attention. There are jeep and 4-wheeler convoys coming through there. **Quinlan** stated that the Planning Board has had discussion on this. The problem they see with doing much about it is the fact that the State has not taken a position on air b&b’s. The air b&b’s don’t fall under the same rules as hotels and motels. The state has not defined anything significant in law. **Quinlan** will pass this on to the Planning Board. Mike Jennings came before the Board to find out the update on the Weston Hill Road property. They now have massive trailers on the property. The field is loaded with trucks. It was explained that the Building Inspector went out there last week to look at it. A few things have been corrected but they have not complied and are at the end of the 120-day grace period. We are waiting on Town Counsel’s call.

**7:15 PM** Ray Anderson of MACC Base came before the Board to get the official IMA signed. **Esposito** objects to Paragraph D on borrowing funds where we’d have to pay it back in the same calendar year. We don’t have it in surplus for a major expense. He feels it should be increased to a 2- or 3-year period. Jay Wilson stated that it’s a valid concern but that’s why the towns need to put money into a capital reserve fund. The Selectmen signed the agreement.

 **Esposito** brought up the SBCA grant that Wilson is applying for. The grant is for 163K coming out in January to replace or fix our breathing apparatus. Our apparatus expires at the end of 2023; if we don’t get this grant, we are going to have a problem. Wilson spoke of possibly putting out a non-lapsing warrant article to cover that cost. Wilson said that we can lease/purchase some of the equipment. If we had funds available via the surplus, which is the town’s contingency fund, we could purchase x number of sets and then do a lease/purchase for the remaining. He should find out about the grant late December or early January.

**Esposito** brought up the elderly exemption we have. He feels we need to adjust our limits. The Board will review; this would have to be a warrant article.

The Board discussed the letter from Attorney Quinn re the Ober property on Weston Hill Road. **Esposito** motioned to advise Atty. Quinn to proceed with the acquisition of the Ober property on Weston Hill Road seconded by **Brown.** All in favor.

**Esposito** said there is a shortage of a considerable amount of dollars in the SRLD budget due to the lack of recycling. There was a contract to purchase a compactor from a company that promised delivery in 2022. They were not able to honor that so we were able to get out of the contract and put that 125K back into the budget to cover our shortage. We have a 28.11% increase in our SRLD funding for next year all because of the lack of recycling.

The Board reviewed the minutes of 10/24/22. **Esposito** motioned to accept the minutes of 10/24/22 as written seconded by **Brown. Quinlan** Abstained.

**Esposito** discussed replacing the fire alarms in the Town Hall and the McCollom Building and also expanding the sprinkler system at the Highway Garage. The estimated cost for the alarms is 10K for the McCollom and Town Hall buildings and the estimated cost of the sprinkler system is 16K.

**Quinlan** stated that the Library Building Committee will be sending out the RFP for the library construction on 11/14 as well as the RFP for construction of the access road. The whole process should be done by the end of the first or second week of January. The Planning Board is working on a template for a new ADU which includes detached.

**8:00 PM Esposito** motioned to go into non-public session to discuss a citizen’s personal matter seconded by **Brown.** All in favor.

**8:20 PM Esposito** motioned to come out of non-public seconded by **Brown.** All in favor. **Esposito** motioned to seal the non-public minutes of 11/7/22 seconded by **Brown.** All in favor.

**8:30 PM** As there was no further business before the Board **Esposito** motioned to adjourn seconded by **Brown.** All in favor.

Respectfully submitted,

Joan Cleary