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MINUTES OF THE BOARD OF SELECTMEN

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MEETING OF May 12, 2008

10 The Board of Selectmen held a meeting on Monday, May 12, 2008, the Salem Town Hall, 33
11 Geremonty Drive, Salem, New Hampshire.

12 **PRESENT:** Chairman Elizabeth A. Roth, Vice-Chairman Arthur E. Barnes, III, Secretary,
13 Michael J. Lyons, Selectman Everett P. McBride, Jr., Selectman Patrick M. Hargreaves,
14 Secretary, and Town Manager, Jonathan Sistare.

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CALL TO ORDER

17 Chairman Roth called the meeting to order at 7:00PM with the Pledge of Allegiance. Chairman
18 Roth then introduced the Board members and Town Manager Jonathan Sistare.

19
20

1. Meeting Minutes

21 There were no minutes available for approval at this time.

22
23

2. Chairman Comments

24 Chairman Roth commented that the planning session on May 9, 2008 was very effective and the
25 topics of roads, fuel, etc. were discussed. She further commented that what evolved was that the
26 sense of Salem, New Hampshire should again be considered the gateway to New Hampshire, and
27 added that it was the consensus of the Board that they would like to recapture the time when
28 Salem, New Hampshire was considered the gateway of new businesses and civic pride.

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30

3. Appoint Representatives to Salem Charter Reform Commission

31 Chairman Roth indicated that the Board of Selectmen had appointed the following individuals as
32 members of the Salem Charter Reform Commission, and thanked all the applicants.

33
34
35 Laurence Belair
36 Russell E. Frydryck
37 Daniel J. Norris
38 Barbara Lessard, Alternate
39

40 Chairman Roth announced the other members as Michael Carney from the Budget Committee,
41 Brian Keaveny from the CIP, Pam Berry from the School Board and Mike Lyons from the Board
42 of Selectmen.

43
44 **MOTION: by Selectman Lyons**

1 ***Motion that the Board of Selectmen due hereby appoint the following individuals to the Salem***
2 ***Reform Charter Commission, Laurence Belair, Russell E. Frydryck, Daniel J. Norris,***
3 ***Barbara Lessard, Alternate on this 12th day of May, 2008.***

4
5 **SECOND: by Selectman McBride**

6 **VOTE: 5-0-0**

7 The motion carried unanimously.

8
9 Selectman Lyons stated that materials would be available for pickup by May 19th, and added that
10 the first meeting would be held May 22, 2008. He also stated that the final report would be
11 presented to Board of Selectmen by September 22nd. .

12
13 **4. Review Investment Policy**

14
15 John Sytek introduced himself and commented that as far as the investment policy was
16 concerned, there was not much in the line of changes. He commented further that he used an
17 outside expert and Ms. Savastano to help review the policies. He further stated that we could not
18 risk money, must pay bills weekly, and lastly determine how we could be clever within the
19 parameters, which were restricted by state law. Mr. Sytek noted that all monies in NH were
20 collateralized, besides trust funds. Mr. Sytek commented further that we used to let the banks
21 sweep accounts and invest in overnights when excess funds are available, now the money is
22 placed in seven day CD's. Mr. Sytek stated that this had saved the Town the approximate value
23 of taxes for forty homes.

24
25 **MOTION: by Selectman McBride**

26 ***Motion that the Board of Selectmen due hereby adopt the Town of Salem, Investment Policy,***
27 ***as prepared by Town treasurer John Sytek on this 12th day of May, 2008.***

28
29 **SECOND: by Selectman Hargreaves**

30 **VOTE: 5-0-0**

31 The motion carried unanimously.

32
33 Jonathan Sistare commented that the Town might have to issue some TANS, and asked her to
34 step to the podium to address any questions.

35
36 Ms. Savastano commented that cash was reviewed on a weekly basis, and added that it had
37 dipped lower than anticipated, which may result in going out for TANS very soon.

38
39 Chairman Roth explained that TANS was a line of credit up to certain dollar value and added
40 that interest would not be charged until/unless money was borrowed.

41
42 Selectman Hargreaves asked if we planned on taking out any TANS. Ms. Savastano replied that
43 we would be applying for approximately \$4.0 million. Selectman Hargreaves asked if we would
44 shop around for the best interest rate. Ms. Savastano stated that she was planning on using
45 Citizens Bank. Selectman Hargreaves suggested that we investigate other options.

1 Chairman Roth referenced the interest rate for the TANS as 2-3% and asked if we could get a
2 lower interest rate, and if we were definitely taking out TANS. Ms. Savastano replied we would
3 be taking out TANS, as we owe the School District money every few weeks. Chairman Roth
4 asked that the Selectmen be notified when this action was taken.

5
6 Selectman Lyons referenced the surplus policy of 5-6%, and asked where we were. Jonathan
7 Sistare replied that the fund balance at the end of the year was 6%. Selectman Lyons commented
8 that if we wanted to be non-TAN we would be at a significantly higher rate.

9 10 **Community Development Director**

11 12 **A. Depot Intersection Project Update**

13
14 Mr. Bill Scott, Community Development Director introduced the Depot Intersection Project and
15 presented information gathered from the abutters. He highlighted the connection between the
16 ITS and SE-Trip programs and stated that the focus was between technology, transit and
17 capacity.

18
19 He then introduced Marty Kennedy of GHB, which was located in Bedford, NH, who was
20 heading the project. Mr. Kennedy commented that their company provided full transportation
21 and land environmental services, and also touched on projects completed in Vermont and
22 Jaffrey, NH. He commented further that the purpose was to establish a community vision, and
23 revitalization plan with land use and traffic improvements, focusing on building consensus.

24
25 Marty Kennedy commented on the traffic flow and peak periods, and showed a graphic of what
26 the alternative traffic routes/plans may look like.

27
28 Chairman Roth asked if this data could be shown in real time to get a good idea of what was
29 happening. Selectman Hargreaves asked if the graphic displayed was showing the current
30 volume. Mr. Kennedy stated that it was showing current volume. Selectman Hargreaves
31 commented that it did not seem accurate. Mr. Kennedy commented that a meeting had been held
32 at Devito's on April 17, 2008 with the business owners and discussed the following: who should
33 take the lead, approach, priorities, solutions, timing and phasing aspects of the project.

34
35 Mr. Kennedy outlined the concerns of the residents, business owners and stated that the traffic
36 solution would be treating the Depot as a larger area, and also added that this would be a phased
37 project that would contain an economic plan and a partnership effort.

38
39 Chairman Roth asked what the overall schedule was. Mr. Kennedy replied that there would be
40 three phases, 1) existing condition, 2) alternative valuation, and 3) ultimate recommended plan.

41
42 Bill Scott stated that some property owners were in attendance and asked if there were any
43 questions and/or comments.

44
45 Chairman Roth indicated that a member of the public wished to speak and asked them to come to
46 the podium.

1 Ed Callahan of Rockingham Park, stated that he found this session to be informative, and stated
2 further that he had a hopeful attitude, noting that this was the first time input had been asked for.
3 He added that it seemed like this project was trying to be moved forward.
4

5 Selectman Hargreaves thanked the staff for the presentation and asked how it would be possible,
6 if at all to test the actual lights that would be implemented in phase two. Mr. Kennedy stated that
7 this could absolutely be done. Selectman Lyons asked if this plan fit into the context with the
8 plan that the State had developed. Mr. Bill Scott replied that it did fit within the context and also
9 addressed a broader solution. Selectman Lyons commented that he was in favor of economic
10 development. Mr. Bill Scott commented that the State knows about the study, adding that it fits
11 the new D.O.T model of design. Selectman Lyons commented that it seemed like the State was
12 still committed to solving the traffic problem, but had changed the approach. Mr. Bill Scott
13 stated that we were following the guidelines, adding that the State would accept the outcome,
14 and therefore we would qualify for funds. Selectman Lyons asked if the acquisition strategy was
15 still valid, or if it was on hold. Mr. Bill Scott stated that we would be taking a fresh look at it.
16

17 Selectman McBride asked if this plan conflicted with the State's plan. Mr. Bill Scott commented
18 no, and added that we were not relying on the State plan to solve traffic issues. Selectman
19 McBride stated that alternative traffic solutions/routes should be sought, adding that he does not
20 want to see an eight lane highway through the Depot. Mr. Bill Scott replied that all avenues
21 would be explored.
22

23 Chairman Roth commented that she had attended the meeting in April, and added that if people
24 were psychologically invested that they would become involved as this was a unique and
25 worthwhile approach to take to get more people involved.
26

27 Selectman Barnes asked how close the matrix was to the item being shown on the graphic for
28 redevelopment. Mr. Bill Scott, replied that it was close to what was notified, going as far back as
29 needed, stimulating redevelopment and moving traffic out of the Depot. Selectman Barnes
30 commented that further down Broadway a lot of businesses were owned by corporations that
31 were headquartered elsewhere in the world, and asked if this area would be affected as you travel
32 further north. Mr. Bill Scott stated that we would not be addressing that area.
33

34 Selectman McBride pointed out that we could have thousands of cars travelling by businesses,
35 but added that if they were not stopping it would not be valuable. Chairman Roth commented
36 that the awareness was there, adding that this issue had been discussed at the April meeting.
37 Selectman Lyons asked if the redevelopment would be done in terms of quadrants. Mr. Bill Scott
38 commented that they were looking at the through-fare and back into the property.
39

40 Selectman Hargreaves stated that he wanted to see expansion, and added that we should make
41 sure we have enough lanes as he did not want this issue to be re-visited in five years. Mr. Scott
42 stated that the entire traffic system in this area was being looked at, not just the Rockingham
43 Park area.
44

45 Selectman McBride added that Wal-Mart did contribute to the Trust Fund and added that they
46 continue to contribute.

1 Selectman Lyons commented that he was all for redevelopment and the Depot revitalization, but
2 added that if we think in terms of quadrants, it may be part of the problem from an economic
3 point of view because with traffic we cannot compromise a lot. He added that we should educate
4 the public and consider the following: bonuses, height, density, and parking. He added that these
5 were zoned Commercial A properties. Selectman McBride commented that he hoped that we
6 would meet with the Planning Board and Zoning Board of Adjustment to keep them informed.
7 Mr. Bill Scott stated that this would be done, adding also that we do not want to develop beyond
8 the capacity of the road that is designed.

9
10 Chairman Roth stated that having this presentation was very helpful allowing for a level playing
11 field, and added that informed decisions could be made.

12
13 Mr. Bill Scott stated that he would be announcing future meetings, which would include the
14 boards and the public.

15
16 *Chairman Roth stepped down, at 8:22PM. Selectman Barnes took over as the chairperson.*

17
18 *Selectman Hargreaves made a motion for a ten-minute recess at 8:23PM*

19
20 *Chairman Roth called the meeting back to order at 8:33PM*

21
22 Chairman Roth allowed a final comment by the public.

23
24 Larry Belair commented that he had a business on Route 28 and stated that he was pleased to see
25 that the Depot was being worked on. He commented further that traffic was always a problem,
26 and asked that we be serious with our intentions with respect to the Depot. He suggested that we
27 create character for the Town of Salem by having sidewalk requirements, plantings, good
28 appearance, and asked that the community be pro-active. He further commented that this is the
29 time to develop some standards for this area.

30
31 Chairman Roth stated that we should look at the big picture and look at enhancements that would
32 uplift businesses.

33
34 Mr. Bill Scott stated that these were very good points and added that an abutters group had been
35 created, as well as a formal process for review. He added that in order to create uniformity, the
36 boards would be involved in the process. He also stated that GHB had significant experience
37 with these types of projects. Chairman Roth stated that this vision was in line with the vision that
38 the Selectmen had discussed at their retreat with Salem being a gateway to NH.

39
40 **B. Bicycle Pedestrian Corridor Update**

41
42 Mr. Bill Scott, Community Development Director introduced the Bicycle/Pedestrian Corridor
43 Project and presented status information and recommendations developed by the committee to
44 date.

1 Mr. Bill Scott introduced Greg Bakos, of GHB, who informed the Board of his background and
2 stated that they were in the early stages of this project, which was focused on a 5-mile corridor,
3 which had been divided into four key sections based on topography of the land. He identified
4 each section and its unique qualities and challenges. He noted that allowed uses include non-
5 motorized modes as well as wheelchairs, emergency vehicles, and maintenance vehicles. He
6 added that the trails would be 10-foot wide minimum, wetland impact, drainage, guardrail and
7 crosswalk issues would all be addressed. He added that multi-module opportunities would be
8 sought.

9
10 Mr. Bill Scott commented in closing that specific types of meetings would be held to determine
11 specific goals and to finalize the approach which would be taken, addressing specific issues such
12 as crosswalks, sidewalks, wetlands, etc.

13
14 ***Questions:***

15 Selectman Hargreaves asked to see a picture of what the bridge over the Rockingham Boulevard
16 would possibly look like and asked if it was feasible. Selectman McBride commented that
17 listening to the abutters was good thing.

18
19 **5. Town Manager's Report**

20
21 Jonathan Sistare introduced Mr. Bill Scott who presented an update on EDAC. He commented
22 that the key was creating economic representation within the government process with the
23 following being important aspects: filling vacant spaces, creating economic and business
24 opportunities, and marketing to the community. He stated that the next item to be addressed
25 would be the call for candidates.

26
27 Chairman Roth stated that they have had a meeting with Jonathan Sistare, and are looking for
28 members to be ambassadors, to bring in more business, and to look at vacancies of existing
29 structures that we have. She stated further that she expected to have an organizational meeting
30 within the next couple of weeks.

31
32 Mr. Bill Scott commented that he would come back to Board with candidates etc.

33
34 Selectman McBride asked Mr. Bill Scott to address the upcoming FMAC meeting on May 15,
35 2008, being held from 6:30–8:30 at the Media Center. Mr. Scott announced that someone from
36 the Office of Energy and Planning would be in attendance as well as various department heads.

37
38 Jonathan Sistare commented that there was nothing wrong with the Town using TANS, adding
39 that we were just short on cash, and this does not mean there are any financial problems with the
40 Town. Selectman McBride stated that this was a short term issue, and commented that the last
41 time we used TANS was approximately ten years ago.

42
43 Jonathan Sistare commented on the Selectmen's Retreat and stated that he appreciated time and
44 effort put forth.

1 Jonathan Sistare commented that the legislative session was about to end, adding that the
2 changes adopted by the Senate Committee were again reviewed by the House, and asked that the
3 Board send another letter asking the committee to stick to the original House Bill 1645. He stated
4 that we did not know the impact but added the cost to Salem would be an additional \$28,000.00
5 and without the House Bill passage the cost would be \$745,000.00. Chairman Roth commented
6 that the Senate Committee made unanimous recommendations to the floor and asked if we knew
7 the percentage by which this passed. Jonathan Sistare commented that he did not, and added that
8 the actual cost to Salem would be substantially more than the \$28,000.00
9

10 Selectman Hargreaves commented that Senator Downing was on the committee, he voted against
11 the recommendation which passed 6-0 to go to Senate floor, and added that he voted for changes
12 before he got the letter. Mr. Sistare commented that Senator Downing made slight changes to
13 COLA.
14

15 Jonathan Sistare asked that the Board send a letter to the House. The Selectmen agreed
16 unanimously.
17

18 Jonathan Sistare referenced a labor bill requiring that the evergreen clause be placed in every
19 collective bargaining agreement, which essentially takes away the bargaining tools that the
20 employer had, and he asked the Board to send a letter in opposition.
21

22 Selectman McBride agrees and asked further if this meant that employees would receive
23 automatic raises. Jonathan Sistare commented that this was a sticking point, as it did not specify
24 what the pay plan would include. He also stated that the LGC was concerned about the
25 interpretation.
26

27 Jonathan Sistare announced that the Police Memorial Ceremony would be held this Wednesday
28 at 11:30 am. Chairman Roth commented that this would be held at the Cemetery and stated that
29 she would be unable to attend. Selectman Barnes commented that he would be attending and
30 reading the proclamation. Selectman Hargreaves indicated he would also be in attendance.
31

32 Chairman Roth added that the public felt that the new Town Manager was doing a very good job,
33 and wanted to relay that point publicly.
34

35 **6. Selectmen Reports/Correspondence**

37 **RECONSIDERATION MOTION: by Selectman Lyons**

38 *Motion that the Board of Selectmen reconsider the charges made regarding the following*
39 *individuals to the Salem Reform Charter Commission, Laurence Belair, Russell E. Frydryck,*
40 *Daniel J. Norris, and Barbara Lessard, Alternate on this 12th day of May, 2008.*
41

42 **SECOND: by Selectman McBride**

43 **VOTE: 5-0-0**

44 The motion carried unanimously.
45

46 **MOTION: by Selectman Lyons**

1 **Motion that the Board of Selectmen appoint the following individuals to the Salem Reform**
2 **Charter Commission, Laurence Belair, Alternate, Russell E. Frydryck, Daniel J. Norris, and**
3 **Barbara Lessard, as regular members on this 12th day of May, 2008.**

4
5 **SECOND: by Selectman McBride**

6 **VOTE: 4-1**, in the minority Selectman Hargreaves
7 The motion carried unanimously.

8
9 Selectman Barnes commented that he had been in touch with John Sununu's Office, as he was
10 trying to locate a more modern type of military hardware, adding that it had been brought to his
11 attention that a Howitzer might be available. He added that they had not been in contact yet due
12 to scheduling issues.

13
14 Chairman Roth asked what a Howitzer was and the approximate size if it compared to the
15 cannon. Selectman Hargreaves explained what a Howitzer was and added that was
16 approximately 22 feet long and 6-8 feet high.

17
18 Selectman Hargreaves suggested that the rebuilding/repairing of the cannon could be an Eagle
19 Scout project.

20
21 Selectman Hargreaves asked that the Town Manager reserve a spot in next week's Monday
22 meeting for a skate park presentation.

23
24 Selectman Hargreaves stated that he received a call from a resident and that had asked if the
25 water meter reading on the building was different from the inside reading, if the Town would
26 replace this or what would happen. Jonathan Sistare commented that the Town was conducting a
27 water meter validation study, and added that he would look into what the policy and procedure
28 was, and asked that Selectman Hargreaves provide him with the resident information.

29
30 Selectman McBride stated that the Memorial Day Parade was May 26, 2008, adding that
31 members should meet at the High School at 1:30PM and that the parade would kick off at
32 2:00PM

33
34 Chairman Roth commented that a fundraiser was being held on May 29, 2008 for the Train
35 Station refurbishing, adding that public and private fund would be accepted.

36
37 **7. Old Business Tabled/Pending**

38
39 **• Additions and/or Requests by Public or Board by Vote**

40
41 **• UPCOMING MEETINGS**

- 42
43 ○ May 19, 2008
44 ○ June 2, 2008
45 ○ June 9, 2008
46 ○ June 23, 2008

1 **MOTION: by Selectman Hargreaves**

2 *To adjourn the meeting*

3 **SECOND: Selectman McBride**

4 **VOTE: 5-0-0**

5 The motion carried unanimously

6

7 **Without further business, the meeting adjourned at 9:28 PM.**

8

9 Notes/Minutes Taken by: Catherine Kupa, Recording Secretary

10

11 Approved: Board of Selectmen

12

13 Date: June 2, 2008