

TOWN OF EATON, NEW HAMPSHIRE 03832

EVANS MEMORIAL BUILDING

BOARD OF SELECTMEN

July 2, 2024

The regular meeting of the Board of Selectmen took place on Tuesday, July 2, 2024 at the Evans Memorial Building. Present were Ed Reilly, Greg Grinnell and Dick Fortin. The meeting was called to order at 3:00 pm.

The Board reviewed checks and signed the Accounts Payable manifest for \$14,762.90 for 13 items. The Payroll manifest and checks were also reviewed and signed.

The Board reviewed the Minutes of June 18, 2024. ***Dick Fortin made a motion, seconded by Ed Reilly, to adopt the Minutes as written. Motion unanimously carried.***

The Board reviewed the Minutes of June 24, 2024. ***Dick Fortin made a motion, seconded by Greg Grinnell, to adopt the Minutes as written. Motion unanimously carried.***

The Board reviewed the Minutes of the Non-Public Session held on June 18, 2024. ***Ed Reilly made a motion, seconded by Greg Grinnell, to adopt the Minutes as written. Motion unanimously carried.***

The Board reviewed the draft Master Plan questionnaire submitted by the Planning Board. It was the consensus of the Board that because the Town had voted on both the Garage and the addition to Town Hall projects, there was no need to include language regarding those projects in the proposed Master Plan questionnaire. The Selectmen discussed how to proceed with all the projects proposed by the CIP. Greg Grinnell noted that bids for a new garage will not be possible without engineered plans and suggested working with several companies to secure a cost estimate for the garage. Ed Reilly stated that he believed voters did not approve the projects because of the tax rate impact. Greg Grinnell suggested moving forward with only the Town Garage.

The Board reviewed an application from the Community Church of Eaton for a charitable exemption. ***Ed Reilly made a motion, seconded by Dick Fortin, to approve the request for tax exemption as they meet the requirements of RSA 72:23 and are benefiting the general public and residents of Eaton. Motion unanimously carried.***

The Board reviewed an application from the South Eaton White Meeting House for a charitable exemption. ***Ed Reilly made a motion, seconded by Dick Fortin, to approve the request for tax exemption as they meet the requirements of RSA 72:23 and are benefiting the general public and residents of Eaton. Motion unanimously carried.***

Mason & Johanna McBrien joined the Board to discuss their property on Old Carriage Road. Mason McBrien explained that approximately 2 acres around the house are not in Current Use and questioned how to split off a section that is listed separately on the deed.

Dick Fortin explained that a subdivision may be required and that a lot requires 10 acres, not including the house site, to remain in Current Use. The Board will research the possible merging of lots to determine whether a subdivision will be required or whether an unmerging can be requested. Mason McBrien questioned where Old Carriage Road becomes a discontinued road. The Board will research this issue for further discussion.

Trustees Victoria Murphy, Jane Gray and Elaine Klose met with the Board to review the current Investment Policy. Ed Reilly noted that the Selectmen will review relevant documents from NHMA and State Statutes for further discussion at their next meeting.

The Trustees explained that they have started identifying headstones in the Eaton Cemetery and noted that there are stones that need to be cleaned. Dick Fortin stated that he and David Condoulis looked at the granite boundary stones and will begin work to fix their placement this Fall. Dick Fortin stated that he and Peter Klose trimmed some trees at the Snowville Cemetery and that a lift will be rented to address the larger tree limbs. Victoria Murphy questioned whether someone can be hired to address the maintenance and the Board noted that the issue can be further discussed. Dick Fortin stated that he spoke with Cliff Cabral regarding items appearing at the Snowville Cemetery and noted that the items in the past were removed and brought to Town Hall. Jane Gray suggested installing a small sign at the gate with the Cemetery rules. Ed Reilly suggested sending out the Cemetery regulations via EatonEars.

The Board reviewed an application by the Audubon Society for a charitable exemption. The Board noted that this property is enrolled in Current Use. ***Ed Reilly made a motion, seconded by Greg Grinnell, to deny application as the property does not meet the used and occupied directly requirement. Motion unanimously carried.***

Sherman DeWitt met with the Board regarding the Mayo property along Snow Brook and submitted a letter from NHDES regarding permitting information. Dick Fortin stated that the letter indicates that a Wetlands Permit is needed for dredging. Sherm DeWitt stated that the proposal is to remove dead trees, not dredging. Dick Fortin stated that working within the stream requires a Permit and suggested hiring a wetlands scientist to review the site. Sherm DeWitt stated that he will have Dick Mayo's attorney review the issue. Sherm DeWitt stated that he is trying to keep the water from the road and to make the stream look good.

Road Agent Heath questioned the status of the Town Garage project. Ed Reilly stated that the Board needs time to put together a proper package to get cost estimates. Greg Grinnell stated that cost estimates were not submitted because there were no plans and noted that the Board should work with two companies to put together bid packages. Ed Reilly stated that the timing for reconsideration of a new garage proposal to place before the Town Meeting in March of 2025 was not good given current interest rate projections.

Signature items included a Blueberry Lease Agreement with Ryan Bushnell, Land Use Change Tax Warrants for Kenneth Cargill (R05-006 and 005), David & Caroline Powers (R11-004), Community Church of Eaton (U01-010-A) and Jay Hastings (R11-004-A), Cemetery Deed and Current Use Applications for Heather Schwartz (R04-002-A) and USVLT (R09-013, 021 and 022).

The Board reviewed, adopted and signed the Safety Policy.

The Board discussed the enrollment of employees into the NHRS. The Board unanimously agreed to elect participation in the tax shelter program under RSA 100-A:16, I(e). The Election Form was signed by Chairman Ed Reilly.

Rick Wilcox requested that his Building Permit be amended for an 8x20 shed at 86 Woodland Acres Road (R05-017). The Board reviewed and approved the amendment to Permit #2024007.

Granite State Analytical Services submitted water test results for the Town Beach from June 13, 2024.

J’Nai Smallwood of Tri-County CAP submitted information on her position of Municipal Funds Coordinator.

Ed Reilly noted that a site visit with Zach Page should be scheduled regarding closing of the road in front of his house. The Board noted that closure will only affect two parcels, Zach Page’s and one owned by the Town.

The Board discussed a Town Facebook page. Dick Fortin stated that he does not want comments permitted and that he would prefer a special notice banner on the website. The Board agreed that the Facebook page should be announcements only with no comments permitted, to be reviewed in six months.

Dick Fortin stated that the cost of a fireproof file cabinet is \$2,000 to \$3,000 and suggested purchasing a regular cabinet to be placed in the back closet. Ed Reilly suggested placing cabinets in storage containers outside.

Ed Reilly noted that he is drafting a Volunteer Policy that will reference the NHMA Manual, which will be much shorter and easier to navigate.

The Board discussed the status of a third beach attendant. Ed Reilly will check references and report back to the Board.

Greg Grinnell questioned the status of the cell tower ground lease. It was noted that an updated copy will be sent to Blue Sky Towers.

Dick Fortin made a motion, seconded by Greg Grinnell, to adjourn the meeting. Motion unanimously carried. The meeting adjourned at 7:00 pm.

Respectfully submitted,

Lianne Boelzner

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