

~~Unapproved~~ **APPROVED**  
**Candia's Selectmen's Public Meeting Minutes**  
**March 23, 2015**

**Attendance:** Chairman Carleton Robie, Vice-Chair Boyd Chivers, Selectman Scott Komisarek, Selectman Craig Sandler, Selectman Susan Young, and Administrative Assistant Andria Hansen.

Chairman Robie welcomed the newly elected Selectmen – Selectman Susan Young, Selectman Craig Sandler, and Selectman Scott Komisarek.

**The Board will discuss assignments of departments and address Chairmanship.**

**Chairman:** Selectman Chivers motioned to nominate Carleton Robie to be Chairman of the Board. Seconded by Selectman Young. Chairman Robie said it would be his honor to serve another term. All were in favor. Motion carried. **Vice Chair:** Chairman Robie motioned to appoint Selectman Chivers as Vice Chairman. Seconded by Selectman Komisarek. All were in favor. Motion carried. **Budget Committee Rep:** Chairman Robie. **Budget Committee's Alternate Rep:** Selectman Young. **Building/Health Department:** Chairman Robie noted since Dave and Sharon are in the office he thought maybe they could combine them with the Selectmen's Office. It was the consensus of the Board to combine the Building Department with the town office. **Cemeteries:** Chairman Robie explained they had a Selectman who was a liaison to the Cemeteries. They just elected Trustees of the Cemeteries and the Selectmen are no longer acting as them. He wasn't sure if they needed liaison for the Trustees. If the Trustees need the Selectmen for anything they can go through the office. It was the consensus of the Board to not have a Selectmen's representative for the Cemeteries. **Conservation Commission:** The Conservation Commission will go through the office if they have any issues or concerns and a Selectmen's representative was not appointed. **Elections:** Selectman Young **Secondary Rep:** Selectman Sandler. **Emergency Management/Fire/Forestry:** Selectman Chivers. **Heritage Commission:** Chairman Robie (with Selectman Young as a backup). **Highway:** Selectman Young. **Parks/Rec:** Chairman Robie said this will include the pond park as well. He was hoping Selectman Komisarek would oversee this department. Selectman Komisarek said he would be happy to oversee this department. **Planning Board Rep:** Chairman Robie said Selectman Komisarek has expressed an interest in this. He asked if this would be okay with the Board. Selectman Chivers said he would like to express his reservations about this. He noted that Selectman Komisarek has matters before the Planning Board, so why would they want to put him in an awkward position. He has to choose between representing his own interests and representing the town's interest as a Selectman. The town's interest and the developer's interest are sometimes in tension and sometimes in conflict. It would be hard for a person who is part of a development community and objectively represent the interest of the town. Selectman Young asked if this would be an instance of when the secondary representative might step in. Selectman Chivers said clearly Selectman Komisarek would have to recuse himself from any matters that are directly before the Board, but the Planning Board considers changes to the subdivision regulations and site plan review regulations. It doesn't directly affect any of Selectman Komisarek's projects immediately but it would in the future. They are putting him in a pretty awkward situation, but it is up to the Board. Selectman Young asked Selectman Komisarek how he felt about that. Selectman Komisarek said Candia really needs a public/private sort of situation to make anything happen in this town. He doesn't see his interests

misaligned with the towns. If you look at the farm stand for instance, the town took in revenue and they created a couple of part time jobs. They provided a service the residents wanted. If he was a big developer and wanted to shove subdivisions down people's throats then it would be a conflict. If anyone takes the time to get to know him, the projects that he is working on are probably in the best interest of the town. The next project that is coming before the Planning Board is 36 High Street, the Galanis property. It is going to take a significant investment. Part of the reason they don't get investment in Candia and being in the mist of decay is because we make it so difficult for anyone to invest in Candia. He mentioned that he also has the Fitts property under agreement. He has been saying for a long time that they really need some planning. He felt he was as capable as anyone as far as what it takes to do planning. If people want master planning and they want to plan for Candia, they absolutely need this and they need someone to step in. You have to control the land and then you have to do the master planning. Selectman Chivers asked if he would recuse himself for site plan review or review or subdivision regulations that could potentially impact any new projects. This is where the strength of the Planning Board is the regulations they adopt and being a sitting member of the Planning Board you are enforcing those regulations. He asked Selectman Komisarek if he would stand down while the Board considered, it would be hard for him to do that. Selectman Komisarek said if it had anything to do with him he would step aside. He's not that concerned about the site review stuff, but he is concerned with the village district. He felt this was going to be something good for the town. He has land there and has quite a bit of money invested in it. He thought the suspicions and worries are quite common for people to abuse power, but where he is coming from and what he is doing for the town is for the greater good. If something came before him that said it would be good to have village district zoning. He would probably want to vote for that, if this meant he could do a better project on the Fitz property. His primary objective isn't economic gain, it really to help move the town in a direction. Selectman Young asked how many members of the Planning Board are there. Selectman Chivers replied seven and that includes the Selectperson. He noted that he as stated his objections and it up to the Board. Selectman Komisarek asked Selectman Chivers if he thought there was a more qualified person. Selectman Chivers said he would be but he is on the Zoning Board. Chairman Robie said with that comment it would be the same questions you asked Selectman Komisarek. Selectman Chives replied he didn't have a vested interest in the development of Candia. He has his farm on Depot Road and he doesn't have any interest at all in Candia's village district. He is not a developer. Selectman Komisarek asked if he was a planner. Selectman Chivers said he was a thinker and a planner. He has done this before. Selectman Komisarek asked what his plan would be. Selectman Chivers said he hasn't thought about it. Chairman Robie thought Selectman Komisarek would do a fine job. When something comes up they will vote, if things change three or four years down the road that is part of doing business. Selectman Young said it seems there are six other members he would have to convince to go his way, so it might not be a problem. Chairman Robie said that is why they have these five and seven member boards. He felt that Selectman Komisarek's interest was in the right place. This is why he signed up for this job. Selectman Chivers asked about the secondary rep. Chairman Robie thought that Selectman Young would be a good choice for that if she would like. Selectman Komisarek said his plan was to run for the Planning Board because that is where his interest lies. They didn't have enough people running for Selectmen, so that's why he ran. Chairman Robie confirmed that Selectman Komisarek would be the Selectmen's Rep to the Planning Board. **Secondary Rep:** Selectman Young. **Police/Animal Control:** Selectman Young said she would like to nominate

Selectman Sandler because of his expertise. Seconded by Selectman Komisarek. Chairman Robie said they have three new members on the Board which is a 60% change in the Board. Selectman Chivers has been over the Police Department for the past year and he is familiar with the Chief and the workings over there. Selectman Chivers said 60% of this Board has changed and if anything our departments could use some continuity and stability. It takes a long time to understand these departments and how it works and build communication and trust. He thought he was pretty much there with the Chief and his department. He would like to take it for at least another year. He understood Selectman Sandler has extensive experience in this business and he was the Chief of Police in Nashua. He respects that but he doesn't meddle with the administration, investigations or prosecutions. He is the liaison for the budgeting and the staffing. This is the extent of his influence in that department and it is a relationship that works pretty well. He reiterated that he would like to do it for another year for continuity and stability. Selectman Sandler said this is the only department he really feels comfortable with, so from his standpoint he would like to serve as the liaison. Selectman Young felt most of these departments are doing a good job running themselves. Chairman Robie said this is up to the Board. Selectman Komisarek said there was a motion and a second. Selectman Young said she didn't want to step on anyone's feet. Selectman Chivers reiterated there was a motion and a second. Chairman Robie said it was a nomination and it was up to the Board to decide. Selectman Young thought this would be something that Selectman Sandler would be well suited for. Chairman Robie said there was no doubt he would be, but Selectman Chivers has a point with the continuity. Selectman Young said she agreed with that too. Selectman Komisarek didn't realize that the liaison was just for budgeting and staffing. The reason he considered Selectman Sandler was because he was president of the Chief of Police Association, his department won a national award, and he is quite distinguished in what he does. The oath he took was what is best for this community and he thought Selectman Sandler would be a good resource for the Chief. He would also be helpful with getting grants and other information. He questioned if the skill set of the liaison come into consideration. Selectman Chivers said there is information made available to the Chief in regards to grants and what programs are available. He avails himself to that. Selectman Young asked if it was ever appropriate to have two people in one position. Chairman Robie said not for this department. Selectman Komisarek said they have a nomination and a second on the floor. He asked if they should put it to a vote. Selectman Chivers said that was up to the Chairman. Chairman Robie said they didn't vote on any of the other departments and felt they needed to agree here without having a vote. They need to agree or he'll make a decision. Selectman Young said she has given her reasoning for the nomination. Selectman Chivers thought they owe it to their department heads for some continuity and stability. Maybe after a year Selectman Sandler can step up and give the Chief the benefit of his expertise. Selectman Sandler asked on average how much time do he and the Chief spend together. Selectman Chivers said he speaks with the Chief three or four times per week. When they were hiring part officers last year it took a bit more time. Chairman Robie was hoping the Board could hash this out. He is looking for continuity as Chairman. They've had no complaints from the Chief over the past year. As Chairman he is going to recommend this Board chose Selectman Chivers for this position at this point. **Solid Waste/Recycling Center:** Chairman Robie asked Selectman Sandler if he would be the liaison of this department. Selectman Sandler agreed to be the liaison. Chairman Robie said there is a lot of work to be done down there. They have a new baler coming in. **Old Recycling Center/ Incinerator Closure:** Selectman Chivers said thanks to Chairman Robie's efforts last year they don't need a liaison anymore. Chairman

Robie said he would finish it up in the spring. **Town Office:** Chairman Robie. **Safety Committee:** Selectman Chivers. **Town Website:** Chairman Robie (under town office). **Vacant Old Library Building:** Chairman Robie noted last year they voted in five trustees to over the Smyth Memorial Library. They seemed to be operating well. He thought they could come to office if they need a Selectman to represent them or have any questions. **Welfare:** Selectman Chivers. **Economic Development:** Selectman Komisarek and Selectman Sandler.

**The Board of Selectmen will hold a public hearing at their regular scheduled meeting to accept quarterly grants and donations in accordance with RSA 31:95-b, III (a).** Chairman Robie moved to accept the State of NH quarterly highway block grant in the amount of \$29,348.64. Seconded by Selectman Chivers. All were in favor. Motion carried. Chairman Robie announced the donations: Ida & Courtland Sandberg - \$25.00 for the swap shop insulation project, George & Eileen Denoncourt - \$500.00 for the Food Pantry, Scott & Tami Baker - \$1,000 for the Food Pantry, Thomas, Alice, & Crystal Seward - \$50.00 welfare donation, American Legion - \$100.00 for the Food Pantry, Cogswell Benevolent Trust - \$2,500 for the Food Pantry, Mike - \$10.00 for the swap shop insulation project, Linda & Donald Bergeron, Jr. - \$50.00 for the swap shop insulation project, Christine & Craig Monroe - \$10.00 for the swap shop insulation project, Anonymous - \$20.00 for the swap shop insulation project, Elizabeth Kruse (in honor of Evelyn Schroeder) - \$25.00 for the Food Pantry, Anonymous - \$50.00 for the swap shop insulation project, Richard & Catherine Caron - \$200.00 for the Food Pantry, David & Christine Gould (\$100 for Donald & Helen Manseau) - \$350.00 welfare donation, Richard Mitchell & Polyxeni Rounds - \$300 for the Food Pantry, Pine Ridge Lights - \$520.00 for the Food Pantry, David & Nancy Kelso - \$100.00 for the Food Pantry, Steven & Sandra Schubert - \$500.00 for the Food Pantry, and Richard & Snow - \$150.00 for the Debra Bell Levesque Scholarship Fund. The grand total of donations was \$6,910.00. Selectman Chivers moved to accept the donations in the amount of \$6,910.00. Seconded by Selectman Young. All were in favor. Motion carried.

**The Board to discuss the budget: Master Plan Phase 1 (Planning Board)** Chairman Robie mentioned that people voted to fund the first phase of the Master Plan. He asked if the Board had any input for the Selectmen's Rep to bring to the Planning Board. Selectman Chivers asked if this was a down payment on the Master Plan. Chairman Robie said it was a small amount to get started. He thought the Planning Board will need to research and see which areas they want to do the most planning. They need to get some prices and start the process. The Selectmen brought this warrant article to the voters. As far as he is concerned he is going to keep moving forward with suggestions and comments for the Master Plan. Hopefully there are a few areas the Planning Board and the public would be interested in. Possibly pulling together all of the committees, boards, and the school board to see what direction they want to go. He thought they should send the representative with some direction. Selectman Chivers asked if they could take some time to develop their thoughts and perhaps discuss it at their next meeting. Chairman Robie thought the best place to discuss it is when they have a round table discussion with all of the boards and committees. He was hoping the Planning Board could arrange this. **Budget discussion:** Chairman Robie said as they all know the Monday before the Deliberative Session the Selectmen voted to reduce the budget by \$80,000 which the people voted to do at Deliberative Session. They reduced the budget at Deliberative Session and he felt it was their responsibility to live within that reduced number for the 2015 year. They have a year to date

budget in the folders which shows what was expended through last week. In their quest they have pretty much exhausted their highway budget for 2015. At this point they need to look really close at all of their departments and put a little money in the highway department. The Road Agent has some ideas on what he is going to do this summer to make sure they have some money next November and December. He is asking the departments, boards, and committees to come up with 4 – 5% in their budgets. Historically they are between 5 – 6% unexpended at the end of the year. He noted 2% of 2.5 million is \$100,000. They have pretty much expended the highway budget and they are going to get a new baler which is in this budget. There will also be a cost to set up the baler; hopefully we won't exceed the maintenance line. He noted the office will send a memo out to the boards, committees, and department heads. He didn't think it was going to that difficult to do. If they could all find 4 -5% he thought they could make this work. He noted if they tighten their purse strings until they end of the year, they could possibly encumber at the end of the year if departments/boards need anything they could have used but did without.

**The Board to discuss what to do with Car 4.** Chairman Robie asked if the dealer ship was going to give them \$800 for Car 4. They decided to keep the car. They didn't want the Building Inspectors car, but they can get another year out of that. Selectman Chivers asked what they were going to do with Car 4. Chairman Robie thought they could put it out to bid or sell it out right. He asked the Board if they would like to put it out for a closed bid. They could advertise it in the paper and see if anyone bids on it. Selectman Chivers asked what the minimum was. Chairman Robie thought \$1,500 would be the minimum. Chief McGillen said they could put some ads out for free. They could put it on Craig's List and there wouldn't be a charge to the town. Chairman Robie asked if they wanted to increase the amount they are going to ask for the car. Fire Chief Young said they didn't think they were going to get more than \$2,000 for the van, but they got \$4,500 for it. They shouldn't sell themselves short. They can only come down. Selectman Sandler asked what the mileage was. Chief McGillen said it was 135,000 and it is a 2009. Chairman Robie said they will put a small ad in the paper and run it for four weeks. They will open the bids on April 27<sup>th</sup> and they will be due on April 27<sup>th</sup> at 3:00 p.m. Citizen Rick Lazott said he has been looking for a used car and the prices are way up. He felt Car 4 was worth at least \$2,000 for the parts alone. He would start it at \$3,500 to \$4,000. Chairman Robie said they are going to have closed bid and if someone sees the value at \$3,000 they can bid that amount. Former Selectman Fred Kelley agreed with Rick Lazott and the prices on used vehicles are outrageous. Chairman Robie said they are going to offer it for \$1,200 more than what the car dealership was going to offer, so they have made a gain here.

**The Board to discuss newly elected Recycling/Energy Committee.** Chairman Robie said the committee was voted on at town meeting. They have already received three letters of interest. They need to have a policy and procedure for what this elected committee is going to do. Selectman Chivers asked like a charter for this committee that tells them what is mandated is from this Board. Chairman Robie said the interested parties to serve on the committee are in attendance this evening. He felt before they appoint they need to have a policy of procedure and a description of what they are going to do. He thought Mr. Couch could come up with something. Al Couch explained he spent twenty years on the Solid Waste Committee and it was advisory committee and there weren't any set rules for them. If there was anything they needed or suggested it went to the Board of Selectmen and it seemed to work. He added they do have

one more person who is very interested and that is Rudy Cartier. Selectman Chivers asked what the scope of their authority was. Al Couch explained many years ago they started recycling programs. The scope was from coming up with an idea to as big as working with architects and planners to build the recycling center. This was a function of the Solid Waste Committee. They did basically everything on that project. Selectman Chivers asked if they had any vision of the scope of this committee would be. Al Couch said the recent state of the baler was a time consuming project and it's not something Chuck could handle on his own. There are hundreds of phone calls that need to be made and if you want to research something substantial, you want to research it really well and get a lot of information. Then you want to talk with people who use those machines to make the right decision on spending that money. He felt the committee would do something like this and again they are advisory. Chairman Robie felt a charter would be a reasonable request from the Board of Selectmen. Selectman Chivers asked if Al could draft something that would describe the mandate that committee has. Al Couch said he would try and it would be advisory to the Board. Chairman Robie was confused by what exactly their description is going to entitle. Will they be down there helping Chuck load the baler or sweeping the floor? Al Couch replied they will not be functioning employees. They will be coming up with ideas and researching those ideas. They have a liaison that will be overlooking the facility. He would be a good person to go to with their ideas. Al Couch agreed with that. He did mention that the committee maybe helping out with Household Hazardous Waste Day, because it is a lot of work. Selectman Young asked if this committee would be involved with the solar garden. Al Couch replied yes and that is something that needs a lot of research. They would need to look at the implications behind it and what is the town going to get out of it. There is a lot of information there. Chairman Robie said that is one area he is deeply interested in. This seems like a good program. He thought this would be a good project for the committee. Selectman Komisarek added there is a movement in New Hampshire that has been started with dumps that have been closed down. They are going to be limited by the size of the infrastructure and they are going to need to distribute the energy. There are two main dynamics going on. Al Couch replied when the committee comes together they should talk with the Board.

**The Board to authorize payment of payroll checks and accounts payable checks.** Chairman Robie announced the grand total of payroll and accounts payable checks for March 19<sup>th</sup> and March 26<sup>th</sup> was \$113,986.60. Selectman Chivers motioned to accept accounts payable and payroll checks for March 19<sup>th</sup> and March 26<sup>th</sup> in the amount of \$113,986.60. Seconded by Chairman Robie. All were in favor. Motion carried.

**Approval of Previous Minutes: Public meeting minutes of 03/9/2015.** Chairman Robie moved to accept the Selectmen's Public Meeting minutes of March 9<sup>th</sup>, 2015 as presented. Seconded by Selectman Chivers. Chairman Robie and Selectman Chivers were in favor. Selectman Komisarek, Selectman Young, and Selectman Sandler abstained. Motion carried.

### **Other Business**

Selectman Young asked if there was a Selectmen's Rep for the School Board. Chairman Robie replied no, but there is a Selectmen's Rep to the Budget Committee and there is a School Board Rep to the Budget Committee.

Selectman Chivers wanted to mention that the library has a neat program on Monday nights. They have a sewing class for young kids and the place is packed. He thought it was one of the best programs at that the library. Chairman Robie said the library is open to all kinds of activities. His grandson is in a reading program over there.

**Hours for Special Election – March 31<sup>st</sup>.**

Selectman Sandler – 3:00 pm on  
Chairman Robie – be in most of the day  
Selectman Chivers – 9:30 am to noon  
Selectman Young – 4:00 pm on

**Next Regularly Scheduled Meeting:** April 13<sup>th</sup>, 2015 at 7:00 pm

Selectman Chivers moved to adjourn at 7:57 pm. Seconded by Selectman Sandler. All were in favor.

Respectfully submitted,  
Andria Hansen, Recording Secretary