

**HAMPTON BOARD OF SELECTMEN
SELECTMEN'S MEETING ROOM
AUGUST 21, 2006 – 7:00 PM**

PRESENT: Virginia Bridle-Russell, Chairman
Ben Moore, Vice-Chairman
James Workman
Rick Griffin
Bill Lally
James S. Barrington, Town Manager
Mark Gearreald, Town Attorney
Maureen Duffy, Administrative Assistant

REGRETS:

PUBLIC HEARING

1 - Creation of a loading zone on the SOUTHERLY SIDE of I Street in front of S & S Corner Store as designated by signs.

The recent elimination of the loading zone along I street has created a problem for deliveries to be made at the S & S Corner Store. Delivery trucks are currently blocking traffic along Ocean Boulevard creating traffic flow problems. The representative from the S & S Corner Store expressed her concerns and encouraged the Board to re-establish the loading zone along I Street.

Mr. Moore MOTIONED to create a 20 foot loading zone as designated by signs in front of the S & S Corner Store. **Mr. Griffin SECONDED.**

VOTE: UNANIMOUS FOR

2 - Creation of a handicap parking zone in the EASTERLY most parking space on the SOUTHERLY SIDE of J Street

Mr. McGuirk had requested a handicap parking space along J Street. He understands that the spot cannot specifically be for him. There was some concern expressed by the Board and there was consensus to revisit the subject on September 11.

Chairman Virginia Bridle-Russell called the meeting to order at 7:10 pm and introduced those in attendance.

SALUTE TO THE FLAG

Mr. Barrington led the salute to the flag.

I. ANNOUNCEMENTS AND COMMUNITY CALENDAR

Mr. Lally thanked all the volunteers that made Mr. Barrington's farewell Texas Barbeque a success.

Mr. Moore reminded everyone about the Southern Style Pig Roast to be held at on September 2. He also noted that volunteers are still needed for the Seafood Festival on September 8 and 9.

Mr. Griffin thanked Pete MacKinnon for his many years of service to Channel 22. Mr. Griffin commented on how much better Ocean Boulevard looks now that trash is being picked up three times a day. He also noted the large number of tourists coming to the beach.

Mr. Workman announced that the Department of Transportation will be holding a combined public informational / Officials meeting to discuss the rehabilitation of the NH 1A Bridge over the Hampton River. The meeting is scheduled for Thursday, September 14 at 7PM at the Hampton Town Hall, Board of Selectmen meeting room.

Chairman Bridle-Russell noted that it was the last meeting that Mr. Barrington will be attending before he moves back to Texas. She wished him success in his future endeavors.

Mr. Barrington thanked all the volunteers who put the Texas Barbeque on, in honor of him. He is pleased that the event was also a fundraiser for the Rotary Foundation. Mr. Barrington also thanked everyone for the painting of the Town Hall by Harold LaPointe. He also thanked everyone that he had worked with over the past 10 years.

II. APPOINTMENTS

1 - BRIAN SCAGLIOLA – WESTPORT HOTEL – LEASED PARKING

The new owner of the Westport Hotel, Mr. Scagliola provided the Board with a picture of the current parking situation at the hotel. There is a lack of adequate parking because the previous owners had duplicated the parking passes at the Ashworth parking lot. As a result of this activity the Town revoked the hotel's parking passes. Mr. Scagliola assured the Board that duplicating parking passes would not happen again and asked the Board to consider issuing five spaces to the Westport Hotel in the Ashworth lot.

There are no spaces available and there is a waiting list for the Ashworth lot for leased parking.

The Board has the authority to increase the number of leased spots as well as set the rate.

The Board requested that the subject be revisited next week once the number of leased spots is known and how many others on the waiting list is known.

2 - MARY LOU COLLINS – SALE OF SENIOR DWELLING

Mary Lou Collins along with another senior addressed the Board. They are very concerned about the sale of Ross Colony. There are many seniors who live in the dwelling and receive subsidized housing. Owners of Ross Colony have recently announced that the building will be converted into condos and sold. The current residents have the option of purchasing a condo or vacating the premises within 18 months. There is an

affordable housing crisis in Hampton and across the state. In addition there are very few apartment complexes that accept government assistance.

The Chairman of the Planning Board, Tracy Emerick addressed the Board and senior citizens. He said that the owners of Ross Colony have the right to sell their property. Mr. Emerick also noted that private owners may rent the units.

The Board was sympathetic to the Ross Colony residents and acknowledged the great need for elderly housing. It was suggested that the Planning Board research the possibility of a housing authority in Hampton. Chairman Bridge-Russell assured the residents that the Town will work with them to find a solution.

3 - CHAIRMAN OF THE BUDGET COMMITTEE - MARY-LOUISE WOOLSEY – 2007 BUDGET

Mrs. Woolsey discussed what she believes are priorities for the 2007 Budget year. She noted that the Town will need to remeasure and relist within the next few years or the state will impose the procedure. She would like to see the Board consider a capital reserve fund to cover the cost of hiring a firm to remeasure and relist.

Mrs. Woolsey discussed the need for improved working conditions at the beach fire station. She suggested that the headquarters be located at the uptown station. Mrs. Woolsey encouraged the Board to make a decision about the former town hall and suggested tearing it down to make room for administrative quarters. She also said that she is concerned about the level of debt service and realizes that a bond to support the uptown fire station construction will increase the amount of debt.

Mr. Lally noted that the Board is considering drainage, the fire station, staffing and space to be the priority being considered. In addition there has been discussion of adding additional administrative offices to the uptown fire station to address the need for space.

Mr. Moore said that the Board of Selectmen is working with Jamie Steffen to develop a plan for the Town property along Winnacunnet Road. He also mentioned that the Board expects a significant dollar figure to be presented to address drainage issues in various Hampton residents.

III. MINUTES – AUGUST 7, 2006

Page 1 – first paragraph - should be Dick Schuck

Page 2 – second paragraph – should be Loretta Schuck

Page 6 – to amend according to the email sent by Ed MacDonald on August 7th to Ben Moore.

The minutes of August 7, 2006 stand as corrected.

IV. OLD BUSINESS

1. TOWN MANAGER'S REPORT

Acting Town Manager Mark Gearreald presented his report.

Gary and Katherine Keer have paid in full on August 15, 2006, the \$2,709.00 that the Superior Court awarded to the Town against them in its unappealed from Order dated June 16, 2006 in the case of Keer v. Town of Hampton, et al, Docket No. 05-E-0135. A letter has been sent to the Keers acknowledging receipt of their check and reminding them that the Town still has the option of pursuing the counterclaim against them and the cross-claim against Richard Holt that were filed in response to the Keers' Petition for Writ of Mandamus that was brought against the Town. At a later date the Board should consider whether to renew the counterclaim and cross-claim.

Last Monday, Mr. Gearreald viewed with Dave McNamara of Fay, Spofford and Thorndike and Dick Violette, the Beach Infrastructure Project Ombudsman, the situation at the beach concerning a number of jointly owned utility poles, the progress (or lack thereof) of the moving of those poles, and the impact of that status upon Town sidewalks. A letter will be sent to Verizon and Unitil to address the subject.

The person slated to begin working as the Town's new full-time Welfare Officer on September 11, 2006 came in last Monday to begin working in the interim on a part-time basis. Last Monday afternoon she unexpectedly tendered her resignation. This presents problems in both the short and the long term that need to be addressed quickly. Administrative Assistant, Maureen Duffy has written a memo concerning her experience in trying to fill the Welfare Clerk position so that the Board will be aware of the challenges posed. Mr. Gearreald requested that the Board consider a non-meeting to discuss some of the personnel implications.

Mr. Gearreald has encountered in the context of a case before the ZBA, an opportunity to clarify the respective roles of the Planning Board, the Board of Adjustment and the Building Inspector when it comes to application of our Zoning Ordinance provisions to wetlands. He intends to brief both Boards and the Building Inspector on this subject.

Work is proceeding at Winnacunnet Road and Park Avenue by the School District on restoring a right hand turn lane. An issue has arisen concerning the presence of a manhole on top of a large Verizon vault. Some change in the relationship of the remaining island to Winnacunnet Road has had to occur as a result of the presence of that vault, which cannot practically be moved. The distance from the island to the fog line will be narrowed as a consequence, but there will be no loss of travel lane width at that point. The width of the new right hand turn lane was measured by Doug Mellin and it actually exceeds, from curb to curb, the 14 foot width called for under the plan we previously approved. According to Dick White, this entire project will be concluded by the end of next week, in time for the start of school on August 29, 2006.

Town Planner Jamie Steffen reports that the number of applications acted upon by the Planning Board has increased significantly since last year. The number of applications acted upon to date in 2006 is 74 with 4 plus months to go. Throughout all of last year, 94 applications were acted upon. If the rate of Board action on applications remains on course, the projected number of applications acted on in 2006 will be 110. This would represent a 22% increase in Planning Board actions on applications in just one year's time. With the Planner's time being consumed by the increasing number of applications he is struggling to find the time to develop a plan for Town property along Winnacunnet Road.

On August 11, 2006, Mr. Barrington signed the Contract with the Contractor who will be building the Government Pier/Boat Dock: North Sore Marine, Inc., the successful bidder at \$434,880. The Contract calls for the work to be substantially completed by November 20, 2006, with a contract completion date of December 18, 2006.

Several of the health agencies to whom the Town Meeting has traditionally voted to appropriate funds have contacted the Manager's office to seek an appropriation from next year's Town Meeting. Eventually, the Board will need to determine whether to include appropriations for them in the proposed operating budget, or place their requests in Selectmen's sponsored warrant articles, or indicate that their requests will need to be in citizens' petitioned articles.

Mr. Barrington mentioned that Dick Violette has reinstalling the resident parking sign at the Church Street parking lot. The construction trailer and equipment has been removed. Mr. Barrington also noted that the Recreation Director Dyana Martin was contacted by the Chamber of Commerce requesting the use of the Town recreation bus during the seafood festival. The Chamber is willing to cover all costs involved.

BOARD'S RESPONSE TO THE MANAGER'S REPORT

Mr. Moore suggested that the Chamber request the use of the trolley that has recently been sold to a private owner. He also suggested that the Town consider the liability involved before approving the use of the Town bus to transport people to the Seafood Festival.

It was also suggested that the Board consider hiring a consult to develop a Town Plan for the property along Winnacunnet Road.

Mr. Griffin MOTIONED that the Board meeting in a nonpublic meeting after the regular meeting. **Mr. Workman SECONDED.**

VOTE: UNANIMOUS FOR

2 – WELFARE OFFICER POSITION

The Board revisited the Welfare Officer position. It was suggested that the position be advertised with the LGC, Globe North, United Way and on the internet.

Mr. Griffin said that perhaps the position could also include grant writing.

As a full time position benefits would need to be paid. Since the cost of benefits is significant the Board explored the thought of expanding the rate of pay and leave it as a part-time position. The union will need to be consulted and if they are cooperative the job can then be posted.

Mr. Moore MOTIONED to authorize the pay of up to \$20 for the Welfare Officer. The position will be part-time with hours not exceeding more than 28. **Mr. Lally SECONDED.**

VOTE: UNANIMOUS FOR

3 - ACCEPTANCE UNDER RSA 41:14-A OF A SIDEWALK & PARKING EASEMENT AT 428 LAFAYETTE RD.

Two public hearings have been held for the sidewalk and parking easement at 428 Lafayette Road within the required time period.

Mr. Workman MOTIONED to accept under RSA 41:14-a of a sidewalk and parking easement at 428 Lafayette Road. **Mr. Moore SECONDED.**

VOTE: UNANIMOUS FOR

4 - 95 ASHWORTH AVENUE - POSSIBLE LEASE OPTIONS

At the last meeting the Board signed the kind of documents normally executed when a leasehold in a parcel of Town leased land is to be transferred, namely: an assignment of the existing lease, a new lease to the new tenant effective on the previous April 1, and a termination of the old lease. Due to the involvement of the Small Business Administration as a source for financing this transaction, there is a need for a full 20 years of tenancy to result. Mr. Gearreald has discussed the options with counsel for the parties to this transaction and proposes a new lease commencing April 1, 2007 with the existing lease, as assigned to remain in effect until the April 1, 2007 lease begins.

Mr. Griffin MOTIONED to accept the 95 Ashworth Avenue lease as proposed by Attorney Gearreald. **Mr. Moore SECONDED.**

**VOTE: 3 FOR
2 OPPOSED (Workman & Moore)**

OTHER OLD BUSINESS

A letter to the state regarding parking near Boston Avenue still needs to be sent.

The Board's packets included a copy of all the permits that the Yacht Club at Waters Edge has received.

Mr. Griffin discussed the problem with parking for one resident on P Street, since a crosswalk and stop sign has been installed. The issue is a state law that prohibits parking 20 feet from the crosswalk. This no parking area extends half way in front of the resident's home. Seeing that there is no additional parking elsewhere, it creates a problem for this resident. In addition the resident had provided a copy of the letter obtained by the state indicating that property owners may have handicap parking signs posted on their home to reserve a spot. The legality of this claim will need to be researched.

Changing the direction of the street could be considered to resolve this parking issue.

V. NEW BUSINESS

Mr. Lally has spoken to some Hampton residents who are concerned about dogs being allowed on North Beach and want it enforced. Dogs are allowed on the beach during the early morning and late evening. It is a difficult issue to enforce.

Mr. Moore asked to have the Finance Director present at the September 11 meeting. He also suggested the Director come to every third meeting of the month.

The Board received a letter regarding a hardship lien at 3 George Avenue. The Tax Collector has already addressed the letter.

The Board also reviewed the letter they received about a catch basin issue along Driftwood Road. The Town has multiple drainage issues that require many major construction projects to correct the problem. When funds come available to address the problem the catch basin along Driftwood Road will be addressed.

VI. CONSENT AGENDA

1 - Request for Sidewalk Sale – Seafood Festival 2006

2 - Big Foot Raffle

There was uncertainty among the Board to whether or not a for-profit organization can sell raffle tickets. For that reason the Big Foot Raffle was pulled from the consent agenda.

Mr. Lally MOTIONED to pull the Big Foot Raffle and face painting for donations from the consent agenda. **Mr. Griffin SECONDED.**

VOTE: UNANIMOUS FOR

Mr. Moore MOTIONED to approve the consent agenda (minus the Big Foot Raffle and face painting for donations). **Mr. Griffin SECONDED.**

VOTE: UNANIMOUS FOR

VII. - PUBLIC COMMENTS

Richard Reniere came before the Board to express his appreciation for everything that Mr. Barrington has done for the Town. Mr. Reniere has always been impressed by the manner in which Mr. Barrington conducts himself in the office and on the street. He also appreciated Mr. Barrington's open door policy for residents and staff. Mr. Reniere appreciates and thanked Mr. Barrington for making every effort to resolve problems.

VIII. - CLOSING COMMENTS:

Mrs. Bridle-Russell reminded people to come by the Town Hall to sign the picture for Mr. Barrington.

Attorney Gearreald expressed his gratitude to Mr. Barrington for his years of hard work and accomplishments in Hampton and wished him well.

VI. ADJOURNMENT

Mr. Moore MOTIONED to adjourn the meeting at 9:50 PM. **Mr. Griffin SECONDED.**

VOTE: UNANIMOUS FOR

Chairman