

Wolfeboro Board of Selectmen
Public Meeting Minutes-Unapproved
COVID-19 Meeting- GoToMeeting
September 16, 2020

Board Members present: Chairman Brad Harriman, Dave Senecal, Dave Bowers, Linda Murray and Paul O'Brien

Staff present: Town Manager Jim Pineo, Interim Libby Museum Director Catriona Lennon and Recording Secretary Michele Chamberlain

Chairman Harriman opened the GoToMeeting at 6:30 PM.

Chairman Harriman read the following Preamble into the record:

MEETING PREAMBLE DURING COVID-19 EMERGENCY

Good Evening, as Chairman of the Wolfeboro Board of Selectmen, I am declaring that an emergency exists and I am invoking the provisions of RSA 91-A:2, III (b). Federal, state, and local officials have determined that gatherings of 10 or more people pose a substantial risk to our community in its continuing efforts to combat the spread of COVID-19. In concurring with their determination, I also find that this meeting is imperative to the continued operation of town government and services, which are vital to public safety and confidence during this emergency. As such, this meeting will be conducted without a quorum of this body physically present in the same location.

At this time, I also welcome members of the public accessing this meeting remotely. Even though this meeting is being conducted in a unique manner under unusual circumstances, the usual rules of conduct and decorum apply. Any person found to be disrupting this meeting will be asked to cease the disruption. Should the disruptive behavior continue thereafter, that person will be removed from this meeting.

Please note that all votes that are taken during this meeting shall be done by Roll Call vote.

Let's start the meeting by taking a Roll Call attendance. When each member states their name please state whether there is anyone in the room with you during this meeting, which is required under the Right-to-Know law.

The Board Members gave a Roll call vote, Dave Senecal - present and alone in his office in his house, Linda Murray- present and alone in a room in her house, Brad Harriman – present and alone in a room in his house, Dave Bowers – present and alone in a room in his house and Paul O'Brien –present and alone in a room in his house.

Non-Public Session RSA 91-A:3, II d

Mr. Pineo stated a non-public session is needed to discuss a lease agreement.

Consideration of Minutes

Chairman Harriman asked for approval from the Board of the September 2, 2020 GoToMeeting Minutes.

It was moved by Paul O'Brien and seconded by Dave Bowers to accept the minutes of September 2, 2020 as amended. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O'Brien - yes. Being none opposed, the motion passed.

Public Hearing- Temporary Event Permit

- i. The Wolfeboro Garden Club to host Christmas Wreath sales, an annual fundraiser for the club, from November 18-22nd, 2020 at the Railroad Station from 9:00 AM to 5:00 PM as a "drive up" service due to COVID-19. Permit #1953

Terri White, Representative of the Wolfeboro Garden Club, addressed the Board. We have sold wreaths for the last ten years. We normally would have the wreaths delivered to DeVlyder's Farm and then deliver them to offices and families. Last year we sold 672 wreaths. Due to COVID-19 and are desire to keep all of our members safe we would like to offer a pre-order and drive by pick up of the wreaths. We will still offer drop offs to any establishment that orders a large quantity of wreaths. We would like to be able to use the Railroad Station office building to store the wreaths and hang the wreaths around the fencing by the playground so people can drive up, make their selection, pay and then drive away. This would limit the volunteers needed by about 100 and it would be safer for everyone. We give 20 wreaths to the town buildings as part of our charity. The other funds raised are used for beautiful flowers around town and scholarships.

Chairman Harriman opened the public hearing.

Chairman Harriman closed the public hearing.

Ms. Murray questioned if the Railroad Station was being used already.

Mr. Pineo stated we may have another location for the other entity to use so we believe this space will be available. He questioned if 650 wreaths would fit in the location.

Ms. White stated we will not have that many this year. The amount will probably be around 300.

Ms. Murray stated it sounds like the Garden Club wants to use our facility and we usually have rules that we expect to see happen like where to pick up and return the keys and where the thermostat should be set at. We need to provide this type of information to Ms. White so she knows. We usually require a fee for rent but it sounds like we will be getting wreaths as a payment instead.

Ms. White stated we do not need heat for the wreaths.

Ms. Murray stated the building needs to be heated so the pipes do not freeze. We need to make sure the heat is set at a certain temperature and lights get shut off. She asked if Mr. Pineo could provide a list of items for this.

Mr. Pineo stated he would work with his staff to compile a list of rules to share with the Garden Club for the use of the Railroad Station.

Mr. O'Brien stated we wanted the Garden Club to be aware that children will be playing at that playground.

It was moved by Linda Murray and seconded by Dave Bowers to approve a temporary event permit for the Wolfeboro Garden Club to host Christmas Wreath sales, an annual fundraiser for the club, from November 18-22nd, 2020 at the Railroad Station from 9:00 AM to 5:00 PM as a "drive up" service due to COVID-19. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O'Brien - yes. Being none opposed, the motion passed.

Public Input

Limited to 3 Minutes per resident, not to exceed 15 minutes in total

NA

Bulk Vote

A. Weekly Manifests

- i. September 4, 2020
- ii. September 10, 2020
- iii. September 11, 2020

B. Intent to Cut Wood/Timber

- i. 595 Stoneham Road Tax Map 120 Lot 5

C. Property Tax Credits/Exemptions

- i. 170 Waumbec Rd Tax Map 143 Lot 10
- ii. River Street Tax Map 204 Lot 89
- iii. Birch Hill Estates Rd Tax Map 177 Block 10 Lot 11

It was moved by Dave Senecal and seconded by Dave Bowers to approve the Bulk Vote Items A-C. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O’Brien - yes. Being none opposed, the motion passed.

Board Appointments

NA

New Business

A. Whiteface Conservation Easement

Mr. Pineo stated this was on the 2020 Warrant and it was approved by the voters. It has been reviewed by Attorney Puffer.

Lenore Clark, Chairman of the Conservation Commission, addressed the Board. She stated Leeann Hendrickson, secretary, and Dan Coons, vice chairman, are here tonight as well. We have been working on this project since 2013. This project will conserve about 120 acres of land in North Wolfeboro off of Brownsridge Road. It involves three different parcels. One parcel was donated to the town in 2012 by Richard Morse. The other two parcels were purchased from Dave Overall by the Land Bank of Wolfeboro and Tuftonboro and the Town of Wolfeboro. We would like to put all three parcels into conservation easement and then immediately accept the transfer of land parcels under the ownership of the Land Bank and transfer to the town. The Lakes Region Conservation Trust will be holding the easement and they would like the Board of Selectmen to sign a baseline document report that states what is on the ground and the conditions of the ground. Mr. Coons walked the land with the Lakes Region Conservation a few weeks ago and we have verified the document.

Mr. O’Brien thanked Ms. Clark for handling this.

Mr. Senecal stated he attended many meetings on this matter and it seems to be finally coming to an end.

Ms. Clark stated the closing for both the conservation easement and the conveyance of land is scheduled for Friday, September 25th at 10:00 AM.

It was moved by Linda Murray and seconded by Dave Senecal to authorize Brad Harriman to sign the Conservation Easement Deed and the Baseline Document as presented at this meeting.

Chairman Harriman stated the Baseline Document has Dave Senecal listed as the Chairman of the Board of Selectmen.

Ms. Hendrickson stated she will get an updated signature page to Ms. Capone- Muccio.

It was moved by Linda Murray and seconded by Dave Senecal to authorize Brad Harriman to sign the Conservation Easement Deed and the Baseline Document as presented at this meeting. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O’Brien - yes. Being none opposed, the motion passed.

Ms. Hendrickson stated the conveyance of the land does not have to be signed tonight but the Conservation Commission would appreciate a vote showing that the Board of Selectmen approve the conveyance of the properties.

It was moved by Linda Murray and seconded by Dave Senecal to approve that the Selectmen agree with the conveyance of the properties. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O’Brien - yes. Being none opposed, the motion passed.

B. Libby Museum Trustees Meeting Follow up

Paul O’ Brien provided a PowerPoint presentation to the Board as follows:

LIBBY GOING FORWARD

PLAN OF RECORD PROPOSAL
SEPTEMBER 16, 2020
PAUL O'BRIEN LIBBY TRUSTEE CHAIR

PROJECT VIEWS

Libby Trustees/BoS now have 2 versions of Libby Project from Alba Architects

Version 1... 2.9m (expanded Libby)

Version 2... 2.3m (rehabilitated Libby)

Plans are available @ Town Hall via Amy Muccio

DATA FROM TOWN ANNUAL REPORTS 1956-2019

Visitors 5 year avg. 2750/year

Revenue 5 year avg. \$ 3833/ year

Operating expense \$44000./year (2019)

Capital improvements/studies etc directly appropriated since 2015..... \$ 615,000.

THE COST VS. VALUE TO THE COMMUNITY

On its face, the financials of the Libby and the proposed rehabilitation/expansion do not compete well against other Town projects such as annual highway programs, public safety building, new fire apparatus, town dock repairs, Carry Beach Water Quality, Pop Whelan etc..

BUT there is a genuine question(s) that needs to be answered beyond the financials.

What is that "value to the community" of the Libby?

How can we test that value?

PROPOSED NEXT STEPS TO REACH A DECISION

-There is \$300,000 already in reserves to do repairs. No further appropriation needed.

-Do not close the Libby but protect the artifacts during the off season. (already voted by the BoS)

-Ask the Friends of the Libby to test the "Value to the Community" through fundraising, membership drives and endowment building, **for either option** over the next year, recognizing that the voters will be asked to fund an increase in operating expense and a bond payment requiring 3/5 majority.

- Set quarterly reports of progress
- BoS will hold public input sessions in 2021 for both Version 1 and Version 2. to gauge voter interest/input...
- BoS to decide late 2021 on direction to take to the voters.

MOTION

Moved to accept the plan of record dated September 16 as presented to the Board of Selectmen via powerpoint at its regularly scheduled meeting.

Mr. O'Brien questioned how this would be paid for. When looking at this from a priority view we need to decide where the money should get spent. Ms. Murray mentioned last week that this project should be turned out to the Community and ask the community what the value to you to have a Libby is? A building project or a museum? How can we test the value? Mr. O'Brien stated with the Town Hall and the Library projects we tested this by raising money. We agree the Libby Museum should not be closed and it should continue as a seasonal facility. The artifacts/exhibits should be taken out of the museum at the end of each season to preserve them. The CIP team will meet tomorrow to discuss the amount that should be put in for capital improvements for the Libby. Mr. O'Brien questioned if the Board should set a direction for the Friends of the Libby Museum to move forward to fundraise. The three options could be to raise 2.9 million dollars, to raise 2.3 million dollars or to do nothing. He felt the Friends of the Libby should be given the opportunity to raise money. The Friends of the Libby should be able to pick a timeframe for raising the money. They should raise money with a specific direction given. This will probably be a bonded project by the time it comes to the voters. A bonded project requires 3/5 of the majority of the voters. This is a big lift. The value to the community needs to be clear. He felt the Friends of the Libby Museum and Board of Selectmen should pick a specific timeframe to review how they are doing with fundraising. Mr. O'Brien felt public input sessions were needed. We need to decide what we are taking to the voters. We need some clarity!

Chairman Harriman stated he felt they did not need to tell the Friends of the Libby Museum a set amount of money to raise at this time. He would like to do a renovation or expansion project but we are not sure exactly which way we would like to go at this time. He would like the Friends of the Libby Museum to be able to do some fundraising and felt the Friends would chose the larger amount of 2.9 million dollars. The Friends should be able to have the option to decide which option they would like.

Ms. Murray stated the Friends have approximately \$690,000. Last year they were not supported with the majority of the Board of Selectmen or the Budget Committee. She stated it would be difficult to ask them to fundraise without the support. We looked at another

option for a smaller project to raise money so it would have a lesser impact on the Selectmen. We made a real commitment as a Board when we requested \$300,000.00 to go to a capital reserve account. If the money was not used for repairs when it could be used for an expansion or a renovation. If the Friends raise money for the 2.9 million dollar option and the same thing happens as last year then we have gotten nowhere. She suggested raising money for the smaller option of 2.3 million dollars. She agreed with Mr. O'Brien that we need public information. It was very successful for the library project. The library project started at 8 million dollars and they made adjustments and came back with a project for 5 million dollars which was approved by the Board. She suggested putting \$100,000.00 into a Capital Reserve Account as a warrant article this year. Then we need to look at all the cash requests for 2021 and then we can sort whether we want to do \$100,000.00 at this time for the Libby.

Mr. Senecal stated there is not much difference between version #1 and version #2. We already have \$300,000.00. He thought the number would be closer to 1.3 or 1.4 million dollars for the renovations. He did not expect a number this high. He agreed to support \$100,000.00 to go into a Capital Reserve Account.

Chairman Harriman stated he supported the \$100,000.00 to go into the Capital Reserve Account. The main difference that he sees is telling the Friends that the Selectmen are only going to look at the 2.3 million dollar project and not even consider the higher option of 2.9 million dollars. He felt this should be decided at a later time.

Mr. O'Brien stated he was worried about setting a course for fundraising for a 2.9 million dollar project might meet with some budget committee pressures and it will raise a lot of questions. Why do we need it? Why is the cost so high? He felt rehabilitant of the Libby Museum makes more sense as what we are trying to do as a town. It would be an easier sell to the community if we had a smaller gap of 2.3 million dollars. Mr. O'Brien agreed with Mr. Senecal that he was expecting a bigger gap between the options. The amount is either 2.9 million dollars or 2.3 million dollars. He stated he was leaning towards giving the Friends directions of raising 2.3 million dollars. He would like to set a timeframe and talk to the public about this option.

Ms. Murray questioned if Mr. O'Brien agreed with supporting \$100,000.00 for a Capital Reserve Account.

Mr. O'Brien stated he would like the CIP team to decide first. He felt they should wait.

Ms. Murray stated she did not see a CIP submittal form for the Capital Reserve Account. It is written in the fall document. She would like to be able to weigh all the requests.

Mr. O'Brien stated at this point he was not able to support putting another \$100,000.00 into a Capital Reserve Account for the Libby Museum. It is a small amount of money. He would like to use that money to fix something now. We have not come up with a reason to spend the first \$300,000.00. We need to give these people direction as to what needs to be done.

Mr. Senecal stated the Town approved the \$300,000.00. If we put another \$100,000.00 and it is approved by the voters then we are getting some type of direction on where the public wants to go with this. This would give the Board the direction that the voters are willing to support the Libby. The Capital Reserve Fund can be used for repairs. It is not just for rehabilitation or an addition.

Chairman Harriman stated the Public Safety Building has a place mark but the amount has not been decided on yet. This is the option he would like to see available to the Libby Museum. He did not want to limit the options. We could wait until next year to decide.

Mr. O'Brien stated he would like clarity. We moved from should we set a direction to how much money we should put into a Capital Reserve Account. He felt these were two very separate issues. Should we set a direction? We need to be clear. He stated if he was on the committee he would be asking what are we raising money for. He stated he felt we might be raising funds for things that have not been approved and this is not appropriate. We have two directions that we need to decide. What to do about the Capital Reserve Account and to set a direction. He felt the Board should consider these as two separate votes.

Ms. Murray stated if the Friends of the Libby Museum raise money for the 2.9 million dollar project and it is not the project that we decide to do then the people are going to be giving money for the wrong project. She agreed with Mr. O'Brien. We need to narrow the focus. The 2.9 million dollar plan was discussed before and it did not fly. She agreed with Mr. O'Brien that they were discussing two different things, the direction and the Capital Reserve Account. She agreed with Mr. Senecal that the project should have come back at 1.4 million dollars but it did not so we have to deal with what we have. We need direction because most of the Board is talking about a smaller project with a lesser amount of money. She thinks the Friends of the Libby Museum should raise money for the project that is going to be supported by the Board of Selectmen.

Catriona Lennon, Interim Libby Director, addressed the Board. She stated she could appreciate the hesitance after the project received negative feedback last year but that was the understanding that there could be a much smaller option but we found that the smallest option is only \$600,000.00 less than the project that was put forward last year. We have been offered \$600,000.00 from the Biber Foundation if we complete the larger project. The amount of money to the taxpayer is not going to be any different but we are going to get a lot more from the larger project. We do have interested donors for the larger project already. She agreed with Mr. O'Brien that they needed a vision. The smaller project does not have a vision and it is very difficult to fundraise without a vision. We can create and develop a vision and mission for the Libby with the larger project. It will be easier to fundraise. She stated she understands if the Board is not willing to commit to a number but she asked that they consider not committing to a smaller number just yet.

Mr. O'Brien stated if we are going to expand the Libby then are we getting additional exhibits.

Ms. Lennon stated we have the 200 American species that are going to be donated on the condition that we do the expansion.

Mr. O'Brien stated so if we expand the building then we will be getting 200 more artifacts.

Ms. Lennon stated yes.

Mr. O'Brien stated ok. It comes with the price tag that the building will be a place for additional exhibits.

Ms. Lennon stated absolutely.

Chairman Harriman stated he agreed that they have two different things to vote on. We should do two separate motions. One for the Capital Reserve Account and another for the direction of the Libby.

It was moved by Linda Murray and seconded by Dave Senecal to approve putting in \$100,000.00 in the 2021-2030 CIP Plan for the Libby. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O'Brien – no. The motion passed 4-1.

It was moved by Paul O'Brien and seconded by Linda Murray to approve and support the \$2.3 million dollars build plan subject to the Friends of the Libby fundraising to be completed by the end of 2021.

Ms. Lennon stated she would like to remind the Board that the smaller expansion does not include exhibit storage, a display room for art work which was Doctor Libby's vision or a dedicated room for children's educational programs.

Mr. Senecal stated he felt the 2.9 million dollars would make more sense because the condition of the Biber Foundation donation and the expansion of the children's room. If we take away the money from the Biber Foundation then we are down to 2.3 million dollars. It would make more sense to support the 2.9 million dollars than the 2.3 million dollars.

Ms. Murray stated if we approve 2.3 million dollars and the Friends of the Libby raise \$500,000.00 then that is less onto the burden of the taxpayer. This is where you get the value and we see the value the public is putting on the facility. She stated yes, there is \$600,000.00 of a difference but we are looking at the impact to the taxpayer. The 2.3 million dollars raised by the Friends of the Libby would have a lesser impact on the taxpayer and the tax rate. This is why she is supporting this.

Chairman Harriman stated he is not supporting this because the Biber Foundation would donate \$600,000.00 to the larger project which would make the cost even. The Friends would still be committed to raising the \$500,000.00 regardless. It will be the same tax burden and the taxpayer will be getting more of a facility. He would like to wait a while to decide on this matter.

Ms. Murray stated there have been some letters to the editor and it mentions that it would need to be a year round museum. The Wright Museum is not year round. She stated part of what is unique about the Libby is that it is a small natural history museum and has its own character. If we expand it then it becomes a huge building and we still have parking lot issues. She would like the Libby to stay the way it is right now. There is art in the Libby Museum. There are classrooms and there have been programs for the children for years at that facility. Her children attended these programs so she knows they were there.

Mr. O'Brien stated the Libby does not have a lot of volume. It is a great place for kids. If we want to run a year round museum then we can do that at the Great Hall. The Wright Museum rotates their exhibits. The Libby is beautiful as it is. It needs to be repaired because it is broken. He would not be able to support anything more. We owe the Friends of the Libby clarity. The voters need to know what they are raising money for. He stated there is a website raising money for a project that was never approved. There are letters to the editor about fundraising. We owe all these people clarity! We need a goal that can be achieved and that the taxpayer can support.

It was moved by Paul O'Brien and seconded by Linda Murray that the Board of Selectmen endorsed the \$2.3 million dollar motion subject to the fundraising of the Friends of the Libby for evaluation and determination at the end of 2021. Roll call vote Linda Murray – yes, Dave Bowers – yes, Dave Senecal – no, Paul O'Brien – yes and Brad Harriman - no. The motion passed with the vote of 3-2.

Mr. O'Brien stated the form for CIP will have to be modified with the figure of \$100,000.00 and we should let them know about this discussion.

Mr. Pineo stated yes and he is letting the Planner know now.

Chairman Harriman stated he would like it known that he wanted to leave the option open so they could go with the larger project.

Mr. Senecal stated his intent was the same as Chairman Harriman's intent.

Chairman Harriman stated we are not voting against the Libby being expanded we just wanted a bigger project.

Mr. Senecal stated we wanted different perimeters.

Mr. O'Brien stated different price tags.

C. Public Safety Building Committee-establishment

Mr. Pineo stated we have done some preliminary work on a Public Safety Building. We are getting ready to get a cost analysis of separate facilities. We need some help from the Selectmen and some stakeholders within the Community.

Mr. O'Brien stated the price tag on the proposed Public Safety Building is an eye popping number. There is a desire to move this project forward. It was suggested to set up a committee to work on this project. He proposed having the committee consist of 2 Board of Selectmen, the Fire Chief, the Police Chief and some volunteers from the public. We should have the same conversation about the docks. If we get a committee together that meets consistently this would give some clarity to the Town Manager and the voters.

Mr. Senecal stated he would volunteer.

Ms. Murray stated it seems like what is missing from this project is discussion with the public and where we are going. It is very important if we want the voters to support the project. She felt having a committee and a report coming back to the Board of Selectmen regularly makes a lot of sense to her.

Ms. Murray stated a member or two from the Budget Committee would be a good idea as well.

Mr. O'Brien agreed. He would reach us to Chairman John MacDonald.

Ms. Murray agreed that Chairman MacDonald could get volunteers.

It was moved by Paul O'Brien and seconded by Dave Senecal to approve setting up a Public Safety Building Committee with 2 members of the Board of Selectmen (Paul O'Brien and Dave Senecal), 2 Budget Committee members to be decided by John MacDonald and 2 members of the public. Ms. Muccio will advertise for this. The purpose of the committee would be to help us understand the priorities and process to get us to bring a warrant article for a public safety building or public safety complex to the voters. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O'Brien – yes. Being none opposed, the motion passed.

D. 2020 Halloween – Trick or Treat

Mr. Pineo stated there is a lot of discussion about what is going to happen with Halloween because of COVID-19. There is a webinar offered by the NH Municipal Association at the end of the month but this should be something that we are thinking about. A lot of the rural towns are continuing with Halloween because people are trick or treating in vehicles and going to their neighbors since they are separated by miles. Some of the other communities that are more densely are looking at cancelling Halloween. We do not need a discussion tonight but we need to start thinking about it.

Chairman Harriman questioned Chief Skantze's feelings on the matter.

Mr. Pineo stated the Fire Department has always held a large event at the Fire Department. He has not talked to Chief Skantze yet but will get in touch with him.

Ms. Murray suggested surveying the people of Clark and East Clark Roads. Are they comfortable with having people coming to their houses. If we do have Halloween we should collect candy like we did last year. If we decide to have Halloween we could strongly encourage masks and families could decide for themselves. She will be having a Halloween Hunt for her grandchildren this year so they will not be going trick or treating.

Mr. O'Brien suggested using the highschool for Halloween. They could set up tables.

Mr. Pineo stated he was not sure the school would feel comfortable with that idea. There might be other options such as the Nick or another piece of property. We need to decide before it is too late.

Ms. Murray stated it is a hard decision because it is a tradition. We should probably decide when it is closer to Halloween. We need to see where our region is with COVID-19. It might help us make a decision.

Mr. Bowers agreed to wait a while.

Mr. Senecal stated Mr. Pineo should call the Fire Chief and Police Chief for their input and then we should talk again in a few weeks.

E. 2020 Dates for Budget Meeting Schedule

Mr. Pineo stated we are wrapping up department head budget meetings so we are ready to schedule meetings with the Board of Selectmen. We will be meeting next Wednesday, September 23th at 6:30 PM in a remote format to discuss the Agencies. The Agency packet will be available on Friday and the following Friday the Budget Books will be ready. He asked that the Board review the below dates and confirm in person meetings or a hybrid option.

September 23, 2020	(Agency Reviews)
October 5, 2020	6:00 PM Budget
October 7, 2020	6:30 PM Regular Meeting
October 8, 2020	6:00 PM Budget
October 13, 2020	6:00 PM Budget
October 15, 2020	6:00 PM Budget
October 19, 2020	6:00 PM Budget
October 21, 2020	6:30 PM Regular Meeting
October 22, 2020	6:00 PM Budget
October 26, 2020	6:00 PM Budget
October 28, 2020	6:00 PM Budget
October 29, 2020	6:00 PM Budget

Mr. O'Brien questioned if the insurance and balance sheets were provided by the agencies.

Mr. Pineo stated Ms. Muccio has requested this information but he was not sure of the status. We will be looking at this tomorrow morning.

The Board discussed bringing meals and decided everyone would bring their own dinner. They decided to have hybrid meetings with the option of a virtual format as well.

Mr. Pineo stated the Agency Meeting will be in the virtual format.

Mr. Senecal questioned the time of the meeting.

Mr. Pineo stated he was not sure but would get back to them tomorrow.

Ms. Chamberlain stated Ms. Muccio told her this morning that it was scheduled for 6:30 PM.

F. Letter from the Economic Development Committee

Mr. Pineo stated Ms. Eaton will be discussing this.

Kathy Eaton, Wolfeboro Economic Development Committee Chairman, addressed the Board. She stated the EDC voted 6-1 at its August meeting to recommend that the Town of Wolfeboro move forward with the extension of the recreational docks on Wolfeboro Bay as a top priority. The people coming from the docks bring a significant amount of money to downtown businesses where so many of our citizens are employed. It is the economic impact to our Town. She questioned if the Dock Committee was being changed.

Ms. Murray stated she is proposing that the Board create a new Dock Committee.

Ms. Eaton stated ok. When she attended the CIP meeting it seemed like there was clearly interest in pushing off the expansion. The EDC feels the expansion should be a priority. They felt maybe it should be one project and it should be bonded over several years.

Mr. O'Brien questioned if the EDC was trying to get the Docks back into the sequence of events. Is that correct?

Ms. Eaton stated yes. The recreational docks could be handled before the retaining walls along the river if they had to be divided up. We need to move the project up priority. It is a critical part of our community. It is the heart of our economic liability.

Mr. O'Brien stated the EDC is suggesting if the docks were expanded the businesses downtown would be busier which sounds like this would be true. He questioned if the businesses downtown would stay open later than 5:00 PM.

Ms. Eaton questioned if he wanted to know her opinion if they should stay open later or if they would stay open later. She agreed it would be good for the economy of the Town if the businesses stayed open at night.

Mr. O'Brien stated he agreed people discuss the difficulty of parking at the docks. He questioned if the docks were expanded would the only option available at night to be able to get an ice cream. We can not force the businesses to stay open but if there is an economic lift then this should be discussed at some point.

Ms. Eaton stated there are several businesses that stay open at night. Even if we were just captured now the number of people during the daytime then we would see an increase.

Mr. O'Brien agreed it was a good idea but felt the taxpayers would ask these questions.

Ms. Eaton agreed. We need to provide the taxpayers with all the information that we can so that they can make the best decide that they can. A lot of the taxpayers are the people that work downtown.

Ms. Murray thanked the EDC for putting some figures behind why we would want to expand the docks. This provides some of the justification for that move. She stated that the old dock committee has finished its project and would like to form a new dock committee to take a look at where we are today. It seems like the dock project went off the CIP list and she does not feel it is in the best interest of the town for this to happen. It should be a town committee that meets regularly. The last dock committee has not meet for at least a year. She would like the committee to have 2 Board of Selectmen members, 2 Budget Committee members and 2 volunteers from the public. The committee would need to meet regularly and discuss how the project should move forward. Should the project be bonded? The committee should look at the statistics that the EDC has started in terms of economic benefit of expanding the docks. Does it make sense to complete the whole project? If the project was bonded then maybe the parking lot should be included.

Ms. Eaton suggested having a member of the EDC as well.

Mr. O'Brien stated a member of the general public needs to be on the committee.

Mr. Senecal stated most of the work has already been completed by the last dock committee. We had approvals from the State and then the Tighe & Bond report came out and blew everything up. The report was a surprise and no one on the committee knew about it and it upset a lot of the members of the committee so they stopped working on the project. Most of the work has already been done.

Ms. Murray agreed. She stated she was on the committee but we need to pick this project up again so we can get it sorted out. We need to be vocal and get this figured out. She stated she had the same feelings about what happened and that is why she thinks they need to form a new committee. She volunteered to be on the committee and asked for another Selectman to join her.

Mr. O'Brien agreed. He stated he remembered about 5 years ago talking about the parking lot and how people did not want to obstruct views. He agreed with Mr. Senecal that the

existing docks needed to be fixed because he even got a splinter this year. They are ugly. We need to deal with the sea wall. The Tighe & Bond report was a surprise. We need to sequence this and let the pros tell us what we should do. If we already have the data then why can we not get this wrapped up by December.

Ms. Murray agreed they had a lot of the data but felt it still might be difficult to get it done by December. We have 3 consecutive designs for the parking lot. We have a lot of piece meal stuff and no one is taking the lead. We need to pull ourselves together. We need to look at the cost.

Mr. O'Brien stated he thought the number was 1.50 million dollars. We need members of the public to be involved so we can get the public to buy in on the project.

Ms. Eaton agreed. We need someone from the business community and a member of the Chamber of Commerce. We need as many stakeholders as possible so we can get it sold to the taxpayer. She thanked the Board for their support. We have a lot of new members for EDC.

Ms. Murray stated it would be nice to see a new member from the EDC on this committee. We are looking for new ideas and new energy.

It was moved by Linda Murray and seconded by Paul O'Brien to approve that the Board of Selectmen put together a new dock committee with 2 members of the Board of Selectmen (Linda Murray and Paul O'Brien), 2 members of the Budget Committee, 1 member of the EDC and 2 members of the public. Roll call vote Brad Harriman – yes, Linda Murray – yes, Dave Bowers – yes, Dave Senecal – yes, and Paul O'Brien – yes. Being none opposed, the motion passed.

Mr. Pineo questioned if there was expectation to have staff on this committee.

Ms. Murray stated yes, whatever staff members that Mr. Pineo feels appropriate.

Mr. O'Brien agreed. This is important and needs to go quickly. We need to keep focus.

Ms. Eaton thanked the Board and stated the EDC will provide help with the project as well.

Other Business

Ms. Murray stated the EDC was talking about the need for a recording secretary. Ms. Muccio is having to leave her job to take notes or to take it home to type up minutes. We would like the Town Manager to advertise for a recording secretary. This position could be one that someone could take a tape and do it at home. We may get more mothers willing to do this sense they are staying at home to take care of their kids. It would be a good idea if we could do it for the Wolfboro Waters Committee as well so Ms. Durgan does not have to take minutes either. We need to have our regular staff be staff and only cover if there is an

emergency. Ms. Chamberlain has two jobs doing our minutes as well so maybe we can put out an advertisement on our website and the paper to see if we can get some secretaries.

Mr. Bowers questioned the rate of pay.

Mr. Pineo stated he was not sure but it is in the budget. Ms. Muccio did put together a job description and the intent was to get this out early next week.

Mr. O'Brien supported this proposal 200%. We need the right people in the right positions. We are diluting the Town Manager's office and Mr. Ford's office. We need to figure out how much it will cost and put it in the budget.

Ms. Murray stated it is in the EDC's budget. The Planning Board secretary is not at the meeting she just listens to the tape and produces the minutes. This may be the answer for us.

Chairman Harriman stated the Planning Board secretary has been at the last several meetings but listening to the tape could be an option.

Ms. Eaton stated this has been a chronic problem for the EDC because we meet at 8:00 AM.

Mr. Bowers stated he has a candidate that does some work for him that might be interested. He questioned the hourly rate.

Ms. Eaton stated it is a block amount.

Ms. Murray stated the EDC was talking about the outside service line in budget "380" which deals with the town's community calendar and she would like the Board to approve for them to change the justification so it is clearer on exactly what that publication is. She would like it to read as follows: The Town of Wolfeboro Community calendar is produced, maintained and distributed by the Wolfeboro Area Chamber of Commerce. The Chamber has their own calendar and people are getting mixed up. It is a community calendar not a chamber calendar.

Mr. O'Brien stated we should state how often the calendar is published and it is available on the internet and on paper. Clarity would be good.

Ms. Murray stated today is the day if any Board member have any changes to the Town Manager's evaluation form then they need to be provided so we can complete the forms for October 1st. The Board will go into non-public session on October 7th to review our evaluations of Mr. Pineo.

The Board told Ms. Murray that they did not have any changes. They agreed to complete them by October 1st.

Committee Reports

Ms. Murray stated she attended two CIP Meetings with Mr. O'Brien. She was a poll worker on September 8th at the elections that the Town held. She attended a Wolfeboro Waters Committee Meeting and we worked on the 2021 budget. She attended an EDC Meeting last Tuesday. She stated she has been working with a group for childcare for school aged children during the Governor Wentworth hybrid schedule and we now have three camps that are willing to provide childcare and to assist with remote learning. The next thing the group will be working on is to raise funds to support families that are unable to pay in full for this program.

Mr. Bowers stated he and his wife gave funds to the Town for various charitable purposes which is still available. He did not have any committee meetings this week.

Mr. Senecal stated he worked at the polls on Tuesday. He attended a ZBA Meeting and two Police Commission Meetings. He missed the Friends of Abenaki Meeting tonight because it was a conflict with this meeting.

Mr. O'Brien stated we all attended a Libby's Trustees Meeting last week. He has attended several CIP Meetings and a Wolfeboro Waters Committee Meeting. He wrote an article in the Granite State News about the Broadband situation. We had an outage last week that took down half of the infrastructure for a whole day and this is something that has an effect on 40,000 every day of the week. This is not a good situation so we need to fix it. He will continue to work on this until he can find a way to get everyone covered if he can.

Chairman Harriman attended the Elections last Tuesday. The staff did a tremendous job setting it up. He attended a Libby's Trustees Meeting and a Friends of the Libby Museum Meeting. They finalized their update bylaws which they will present at their annual meeting on September 29th at 6:00 PM. He attended a Planning Board Meeting last night that continued the public hearing involving Brewster Academy remodeling the Roger Center.

Town Manager Report

Mr. Pineo stated the following:

We have been working on budgets. Department Heads are doing a great job. There will be an increase in the New Hampshire Retirement System affected July 1, 2021.

There were funds appropriated to repair the sea wall at the Libby Museum shoreline and that work is underway. The expense will be more than what was budgeted because when they started digging they ran into more problems than anticipated. Mr. Ford and Belknap Landscaping have set up a solution. There will probably be a budget increase of \$5,000.00 to \$13,000.00. The good news is this year because of COVID-19 there is not a lot of traveling or conferences taking place so we do have the funds available to absorb some of these expenses.

Questions from the Press

NA

Public Input

Limited to 3 Minutes per resident, not to exceed 15 minutes in total

Maggie Stier, Resident of Wolfeboro, addressed the Board. She stated she listened with great interest on the discussion of the Libby Museum. It is unusual to have a Town running a museum but the process that was followed in the Town Hall project with the Town being asked their thoughts would be a good idea here. We did written surveys, brainstorming sessions, listening session and people from non-profits came to discuss how they would use the Town Hall. It was a good process because it showed why this investment was good for the Town and what would happen to the building. She felt this was the missing piece in the Libby Museum project. She agreed the Libby Museum building needs attention but one cardinal rule with non-profits raising money is that you do not allow one donor to steer you off in a direction. We need to ask the people what they want. She suggested having an economic benefit study to be completed to see if Wolfeboro is going to be a museum town. Is the Libby Museum meeting the needs of the community? This is a tough decision because most towns do not run museums.

Kathy Eaton, Chairman of the EDC, addressed the Board. She stated the EDC recognizes that the museums of the town are part of the economic development of the town. The museums are on the Master Plan and the work lists. They are one of the top ten items considered by the EDC. We have 7 museums in Town and 5 of them are owned by the Town. The EDC recognizes the importance of the museums.

It was moved by Dave Bowers and seconded by Linda Murray to enter into non-public session. Roll call vote, Linda Murray – yes, Brad Harriman – yes, Dave Bowers – yes, Dave Senecal – yes and Paul O’Brien - yes. Being none opposed, the motion passed.

The Board re-entered public session at 8:53 PM.

Dave Bowers moved the Wolfeboro Board of Selectmen to seal the minutes of the September 16, 2020 non-public meeting. Dave Senecal seconded. Roll call vote, Linda Murray – yes, Brad Harriman – yes, Dave Bowers – yes, Dave Senecal - yes and Paul O’Brien – yes. Being none opposed, the motion passed.

Mr. Pineo questioned the Board about which member would be involved with the interview process for the Planning Director.

Mr. Senecal volunteered.

Mr. Pineo stated he would set of times for either a Monday or Friday since Mr. Senecal is not available on Thursdays.

It was moved by Linda Murray and seconded by Chairman Harriman to adjourn at 8:54 PM. Roll call vote, Linda Murray – yes, Brad Harriman – yes, Dave Bowers – yes, Dave Senecal - yes and Paul O'Brien – yes. Being none opposed, the motion passed.

Respectfully Submitted,
Michele Chamberlain

