

SELECTBOARD MEETING
August 5, 2008 – 6:00 p.m.
Treas/AA Office

Attendance: Ken Colby
Doug Lyford
Jane Cushman
Rick Ackerman
Brian Hayward
Luke Pettengill

Tina Golon (Coldwell Banker)
June Leggio
Nancy Hatch
Craig Byrne
Peter Nowlan

1. Adjustments to Agenda
2. Approve Minutes – Doug moved and Ken seconded the motion to approve the minutes to the July 29, 2008 meeting as written. So moved.
3. Water/Sewer
 - a. Bench Sheets – Reviewed and signed
 - b. Brookhaven Well – No new information
4. Roads
 - a. Bobbinshop Rd. – Doug has been talking to David Dill from AOT who will be sending an engineer to look at the ledge issue and the site where the fuel truck rolled over the bank. Luke has looked at the site and thinks he can excavate and hammer the ledge and place it on the lower sided of the road. Jane will contact Irving Oil Corp., owner of the truck that rolled, to let them know that the town will be submitting a claim once bids are in.
 - b. Edwards Rd. – Luke has spent many hours discussing and measuring the bank stabilization work with AOT engineers. No other contractors have expressed interest in the job. Rick will contact the other area contractors of the need to act on this project quickly.
 - c. WEC Permit – Ken moved and Doug seconded the motion to sign WEC's permit to cross Densmore Rd. providing there is no interference with road maintenance within the town's ROW. So moved.
 - d. Road Salt – VLCT's attempt to form a road salt consortium and get reasonable prices guaranteed for winter salt has not been successful. Jane will check with American Rock Salt to see if their quote of \$62.76 includes all surcharges. Cargill's bid of \$61.76 does not include fuel surcharges. The agreement with one company or the other will be sent as soon as there is more information.
 - e. Nichols Rd. – In 1986, Nichols Rd. was listed as provisional with the requirements to bring into compliance to be placed on the highway map and receive State Aid for their maintenance. There was no response so the road was removed from the town highway map and no State Aid has been received. The final requirement to place the road back on the highway map is a survey. Doug will get an estimate to have the survey done and action will be taken at the August 19, 2008 meeting.
 - f. Access Permit – Doug moved and Ken seconded the motion to approve Larry Allen's request to construct an access on the McCullough lot located on the north side of Bobbinshop Rd. approximately 400 feet from the

- intersection with Dodge Rd. This must have a grade of less 3% 20 feet from the edge of the road to comply with FEMA regulations. So moved.
- g. Other – Rick will try to divert water away from Jean Norlander’s lawn on Highland Ave. The sinkholes that he filled are back so the town needs to take other action to try to alleviate this problem.
 - h. Other – The Board authorized Rick to have Paul Osgood mow the dump cap.
 - i. Other – Doug moved and Ken seconded the motion to have the road crew attend a chainsaw safety workshop in Randolph. The cost is \$30 per person. So moved.
5. Old Business
- a. Garage Site – The board reviewed the terms of agreement on the contract to purchase 10 acres of Brian Hayward’s property on East Randolph Rd. Doug moved and Ken seconded the motion to sign the agreement to purchase the property for \$65,000 with the closing on or before October 27, 2008. One stipulation being that the \$500 retainer fee, paid by the Town of Chelsea is reimbursed if the bond vote to purchase the property fails. So moved. Because of a conflict of interest, Ken recused himself from the discussion re: phase 1 engineering work to be done by Dubois & King. Doug will try to contact Andy to see if he agrees that the engineering work needs to be done by the August 19th meeting when the Selectboard plans to warn a bond vote for this property. The board has an estimate of approximately \$1600 for this evaluation. This will be paid from the Revolving Loan Fund and reimbursed if the bond vote passes.
 - b. Zoning – Doug moved and Ken seconded the motion to purchase a return address stamp for the DRB. So moved
 - c. Wellspring – Craig Byrne read a statement encouraging and supporting mediation and compromise. Peter Nowlan, Attorney for town, gave an overview of the procedures as background for DRB actions and a typical process for mediation. June and Nancy expressed their concerns and questions regarding this process. Doug moved and Ken seconded the motion to enter executive session to discuss the mediation on August 11th at 8:35 p.m. So moved. Exited at 9:15 p.m. No action taken.
 - d. Town Hall – Jane has not received any response to requests for proposals to do the town hall repairs but acknowledges that it has only been a week since letters were sent out. Complaints have been received from the library about bathroom door handles and locks and the toilet-flushing handle. Jane will ask Bill Blondin to make these repairs.
 - e. Other – The board read a copy of the letter sent to Jay Ratico from the County Road Commissioners that explain the proper process to file a road complaint.
6. New Business
- a. Transfer Station – Doug moved and Ken seconded the motion to authorize Dick Adams to purchase insulation and sheet rock to repair the warming shed at the Transfer Station. So moved.
7. Adjournment – Ken moved and Doug seconded the motion to adjourn at 9:45 p.m. So moved.