

**BOARD OF SELECTMEN
TOWN OF PEMBROKE, NH
July 16, 2018 at 6:30 PM**

Present: Chairperson Tina Courtemanche, Selectman Sandy Goulet, Selectman Ann Bond,
Selectman Vincent Greco, Selectman Michael Crockwell

Staff: Town Administrator David Jodoin

I. Call to Order:

Chairman Tina Courtemanche called the meeting to order at 6:30pm.

II. Citizen Comment:

None

III. Scheduled Meetings:

- A. Continued Public Hearing proposed changes to municipal code 191-B Parking Lot B 4 Union Street

Chairman Courtemanche requested that the Police Chief speak on this issue first. The Chief explained that when the posting first went into effect it was a nightmare for the Police to determine who was a tenant and who was not. So the tenants and the Chief got together and devised the complaint was the same, cars are not moving at 6AM. So the Chief came up with a parking permit system that he gave to the tenants to mark tenant and patron vehicles.

Selectmen Crockwell asked the Chief his opinion on having the lot for the tenants or open in general. The Chief did not answer directly but felt that there were too many different hours and parameters for the lot.

Chairman Courtemanche invited the tenants up to the table. Jennifer Murray, Debbie Sargent, Brian Rice, Amber Rice, Walter Murray.

Gerry and Joyce Belanger Meet Me in Suncook were also at the table.

Jennifer Murray stated that this whole thing started because in the winter we had a problem with people parking in the lot and they wouldn't leave the lot in time for the plow. So DPW would have to close the lot so that they could get in and plow. Jennifer stated that she loses business that way. Now for a long time Jacques would park his vans in the lot and leave them there for days and he would be ticketed, it doesn't affect his business it affects ours. Now that the building is full, we need those spots for employees and patrons. The lot may be used all the time but my schedule is very flexible and I need those spaces. If it becomes a Municipal lot then everyone will park there and I will have no spot.

Brian Rice stated that when he rented the building he assumed that the parking in the front of the building was for the tenants. He has no issues with the parking at night, while I watch these videos you have stated that you want the lot to be a municipal one.

Debbie Sargent explained that winter is the worst issue with others keeping their vehicles in the lot.

Brain asked where the complaints were coming from.

Selectmen Bond stated Meet Me in Suncook and the Masons have complained.

Gerry Belanger on behalf of Meet Me in Suncook handed out a brochure of what Meet Me in Suncook has done over the years. Gerry stated that the parking lot is paid for by the Town and it should not be controlled by the tenants.

Dana Carlucci stated that the building has never been empty. The second floor at times has been empty.

Selectmen Goulet stated that she remembers specifically when Jocelyn Carlucci came before the Board last year she stated that Mr. Rice needed the spots for parking.

Mr. Rice stated that Mr. Carlucci commented that the building is sustaining itself by the rents that means that the taxpayers are no longer taking care of that. So if the taxpayers are no longer paying for it then it's not their problem.

Selectmen Goulet asked Mr. Carlucci if he would let anyone park in his lot as a landlord. Mr. Carlucci stated that if he owned that building he would absolutely not be able to allow anybody to park there except my tenants.

Selectmen Goulet stated that as Board of Selectmen we now own a property and I feel that I want to make these guys happy, their paying the bill, I'm not as a taxpayer paying this bill.

Chairman Courtemanche thanked everyone for coming and closed the Public Hearing at 7:18

Selectmen Goulet commented that she remembered when she was on the Board and Black Widow came forward the upstairs had not been rented for a while. I don't see why this is an issue because these tenants are bringing in enough money to the Town to cover the costs of repairing the building. I want them to be able to park there and to be happy because that is economic development.

Jim Boisvert Public Works Director commented that people needed to be out of the lot at 6AM so that the lot could be cleaned.

Selectmen Greco stated that he is recommending that the parking lot at 4 Union Street be closed from midnight to 6AM so no one could park there and during the day it was a municipal lot that anyone could park in.

Chairman Courtemanche asked for clarification and what would happen with the people getting

off the street for snow. Selectmen Greco commented that they would need to find a place. Selectmen Bond suggested that it be tenant/patron parking only 24/7. Selectmen Crockwell agreed that it should be tent/patron parking only.

Selectmen Bond made a motion to have the parking for tenant and patron parking only 24/7, second by Selectmen Goulet.

Selectmen Greco stated that you are now eliminating all Townspeople from parking in that Municipal lot.

Selectmen Crockwell stated that he did not have a problem with the overnight parking as long as people were out by 6AM.

Chairman Courtemanche re-read the motion on the table; Selectmen Bond made a motion to have the parking for tenant and patron parking only 24/7, second by Selectmen Goulet.

Motion failed 2-3

D. Jodoin suggested that the Board look at a compromise. Have it tenant patron parking from 6AM to 6PM Monday thru Saturday. After 6PM until 6AM it's a municipal lot.

Selectmen Goulet made a motion that it be tenant/patron parking Monday through Saturday from 6AM to 7PM, all other times it would be a municipal lot and anyone could park there. The four spots at the fence would be reserved for handicapped and tenant/patron parking 24/7. Seconded by Selectmen Bond.

Chief Gilman – Vests purchase – Chief Gilman was in to discuss body armor purchase. The last one was done about 4 years ago and they need to be replaced every 5 years and we are coming up on that time.

Motion by Selectmen Greco, seconded by selectmen Goulet to authorize the Chief to proceed with the purchase with Body Armor for a sum not to exceed \$6000 and to remove the funds from the Police department small equipment capital reserve fund. Vote unanimous.

IV. Old Business:

Continued public hearing on street lights.

Chief Paulsen stated that in his opinion each street intersection should have a light.

Jim Boisvert stated that Public works uses the lights to check on their salt and sand loads during the winter months.

Chief Gilman stated that there were certain areas that should stay lit regardless of it being an intersection or not.

Chief re-iterated that he would like to see a list of the proposed changes

Center Road – The plan will be updated to show that the Town has no responsibility for any damages done to the private section of the Road. The Town Attorney will work with the Sellers Attorney to draft the language for selectmen review

V. New Business:

Vision software Upgrade – Motion by Selectmen Goulet to approve the contract with Vision appraisal in the amount of \$18,000, seconded by Selectmen Crockwell. Motion passed 5-0.

Manifest/Abatements:

Action: Selectman Crockwell moved to approve the manifest and abatements as presented. Motion seconded by Selectman Bond. Motion passed 5-0

Minutes

Action: Selectman Greco moved to approve the minutes from 7/2/18. Selectman Bond seconded the motion. Motion passed 4-0 with 1 abstention.

VI. Town Administrators Report:

1. Allentown and Pembroke Sewer are meeting to discuss the capacity issue. A question was raised about the capacity at the TIF district and that usage was reserved for the prior project in that area under Pembroke 600.
2. Large gathering ordinance for Old Home Day. Motion by selectmen Greco, seconded by Selectmen Goulet. Motion passed 5-0.
3. Town Engineer was asked to look at the wall at 4 Union Street to see what is truly needed for repairs and to also look at what would be needed for 6 Union.

Appointments

Action: Selectman Sheldon moved to appoint Sharon Morris to the Energy Committee and Linda Manter as a Library Trustee Alternate. Motion seconded by Selectman Greco Motion passed 5-0.

VII. Committee Reports:

Selectman Bond -Planning didn't meet, its next week.

Selectman Greco-Roads met and they had the Center Road presentation, We also reviewed the paving budget and will be holding off on any more paving until the construction work is done on Upper Beacon, east Meadow etc. There were also some modification on crack sealing.

Selectman Crockwell- Conservation talked about the Center Road property, Long Meadow Estates. The Conservation also talked about the ATV use on range roads.

Selectman Courtemanche-Employee/volunteer picnic on August 18th.

VIII. General Citizen Comment/Other:

None

Motion by selectmen Goulet to enter non public session in accordance with RSA 91-A:3 II (c) Matters of which, if discussed in public, would likely effect the reputation of any person, other than a members of the public body itself, unless such person requests an open meeting. This exemption shall extend to

include any application for assistance or tax abatement or waiver fee, fine or other levy, if based on inability to pay or poverty of the applicant, seconded by Selectmen Crockwell at 9:05 PM

Roll Call

Selectmen Goulet	Yes
Selectmen Bond	Yes
Selectmen Greco	Yes
Chairman Courtemanche	Yes
Selectmen Crockwell	Yes

The Board came out of non public session at 9:14 PM

IX. Adjourn:

Selectman Greco moved to adjourn at 9:14pm. Motion seconded by Selectman Bond. Motion passed 5-0.

Justine M. Courtemanche, Chairman

For more detailed information, the meetings are now taped and can be seen on www.townhallstreams.com click on Pembroke NH and look for the day of the meeting under the month.