

MINUTES *approved minutes*

Board of Selectmen Meeting: January 18, 2021 **Present:** Rob DeValk, Jim Jennison, Frank Emig, Mark McIntire, Peter Rhoades, Laura Butson **Approve minutes:** BOS meeting January 4, 2021: Motion JJ/FE to approve, passed. **Sign bill manifest:** Motion JJ/FE to approve with additions, passed. **Sign payroll manifest:** Motion FE/JJ to approve, passed.

Public Input:

1. Peter Rhoades and Laura Butson inquired about the use of the Celotti property on Grange Hall Road for commercial welding. FE questioned whether the Select board could rule on property use and noted the Planning Board had conducted a Nonresidential Site Plan Review of the welding use. RD noted the Zoning Ordinance requirement that a second use of a property in the Town's village districts needs size and frontage adequate for subdivision (Article IV, B3) and suggested a ruling by the Zoning Board of Adjustment would be needed for conditions less than that requirement (The Celotti lot lacks size and frontage for subdivision.). Motion RD/JJ to refer Michael Celotti to the Zoning Board for approval of a commercial welding use of his residential property, passed.

Highway Department Report:

1. Work update/plan: Mark McIntire noted culverts had been replaced on Nye and Saw Mill Roads and abutters were notified ahead of closing Saw Mill Road for the work.
2. Town vehicle use: There was discussion about the need for use of Town vehicles for afterhours calls. Need to revisit.
3. Backhoe replacement financing: It was noticed that fund balance had increased due to 2020 under expenditures. Motion JJ/FE to apply new fund balance funds to the balance due on the backhoe replacement after application of Equipment Capital Reserve funds thereby eliminating financing, passed.
4. Clothing allowance: Motion FE/JJ to include in next bill manifest, passed.

Action items:

1. Building permits: Welding Unlimited LLC, commercial garage continued (see above).
2. Intents: Letter and video received from 2020 Coffin Hill logging forester. No action requested.
3. Town Reports for Selectmen, Highway and Solid Waste reviewed. Motion JJ/FE to accept, passed.
4. Reval housekeeping: Contract signing completed.
5. Landfill monitoring contract renewal: Motion JJ/FE to sign, passed.
6. 2017 Tax deeded properties: Revisit after Town Meeting along with other properties. Seek value guidance.
7. Relihan: No response received to recommendation to apply for Nonresidential Site Plan Review for commercial use. Motion FE/JJ to notify of need to comply within 30 days or face legal action, passed.

Other items:

1. Nonpublic: None.

Meeting adjourned: 8:20PM; Next meeting February 1, 2021; Respectfully submitted, Kathi Bradt