

**CANAAN BOARD OF SELECTMEN
MEETING MINUTES
Tuesday, September 15th, 2015**

Chairman, Scott Borthwick called the meeting to order at 6:00 PM at the Conference Room. In attendance were Selectmen Scott Borthwick, Bob Reagan, David McAlister, and TA Mike Samson. Others: Al Posnanski, Bob Scott, Carol Cushman and Phil Salvail.

Minutes

Dave McAlister moved to approve the minutes of September 1, 2015. Carol Cushman asked that the minutes be changed to indicate that the trees on the common be maintained in accordance with the Design Plan for the Canaan Village Common. Second by Scott Borthwick. Borthwick and McAlister voted in favor and Reagan abstained.

Proposed Budget Budget v. Actual

Samson reviewed the proposed budget and indicated that the total budget would most likely increase taxes by about 1% even with health insurance increases. He noted that the expenditure line for bridge inspection needs to be changed to bridge repair and replacement and should be increased to \$35,000. After some discussion, the consensus of the Board was to increase the bridge replacement to \$35,000.

Review of Codfish Hill

There was a general discussion with Bob Scott regarding Codfish Hill. There were a few concerns about drainage at the Seamans, Boilard, Ibey and Jones properties. Bob indicated how he would address these.

Review of Maville Property

There was general discussion regarding the Maville property. The property has been secured after the fire. Danny is allowed to enter to retrieve personal property only with supervision. If Danny has vacated the property, Murielle will have at least six months to sell the property that she has the mortgage on. This assumes that Danny stays out of the property.

Schedule for tax sales

Samson reviewed the process that occurred in Maville's case. Thirty day notice was given to the tenant to find other lodging. That expired on July 18th. Danny was given 30 days notice to vacate and that expired on August 15th. We held off on noticing Danny until the tenant had alternative housing. Danny was still in residence at the time of the fire and well after August 15th. Town counsel was directed to start a action of ejectment to remove Danny from the premises after the 15th of August. That was underway at the time of the fire. All occupants were banned from the premises after the fire to protect the building and assure payment of taxes and to honor the fiduciary responsibility to the mortgage holder. Typically, there is a period during which the Town negotiates with the property owners and/or tenants and that period runs between 60 and 90 days. Upon receipt of an empty building we secure the building with new locks and have personal property removed by the owner or otherwise. A notice of sale by the Selectboard is issued which takes a little over 90 days and the former owners have 30 days to indicate that they will redeem the property and must make payment within 15 additional days, otherwise the property will be put up for sale which will extinguish any rights of redemption.

Policy Regarding Tire Rotation

Samson discussed a recent truck repair where the wheels had fused to the hub from rust. There was discussion as to who is responsible for rotation. Bayne indicated that the practice

has been for the road crew to rotate their own tires. The Board decided that the primary responsibility would stay with the Town Mechanic but that he could ask the drivers for help.

Salt Contract

Bob indicated that the \$82.50 charge for the pretreated salt from Cargill is the best price. He indicated that he wanted to stay with the pretreated salt rather than go back to the standard salt. The Board approved a contract for up to 600 tons of salt at \$82.50 a ton for use in the 2015-2016 winter for a total not to exceed \$51,234. Orders are to be by purchase order to be approved in advance by the Board. The amount is for both the remainder of 2015 and 2016.

Other business

Samson indicated that there was interest in getting a contribution of additional land for the Sawyer Hill Cemetary from Karen Wolk as she is selling her property. Samson was directed to speak to her.

Steve Schneider is planning on picking up three quarters of the cost of Kati Jopek. Half of the pay would be to replace Enfield's Recreation Director, a quarter would fund the regional coordination and a quarter would come from Canaan for the regional coordination.

Cindy Neilly has submitted a proposal to put the Librarian on Grade 17. She is currently on Grade 16. It was also suggested that the Assistant Librarians would see increases that would reduce the gap between higher paid and lower paid assistants. The Board approved the changes by consensus.

Samson reviewed the quotes from the heating fuel vendors. The lowest cost bidder was simple energy. The Board approved the award of the contract to Simple Energy by consensus.

Samson indicated that Bill McDonald representing the Assembly of God Church would like to give gift cards to Town employees. The consensus of the Board was to authorize the acceptance of the cards.

Samson reviewed the propose price for repaving the first 20 feet of apron in the front of the Methodist Church parking lot. The price of \$4,248 was approved by consensus of the Board. The limited visibility due to a bush at the corner of Canaan Street and Route 4 was discussed and the suggestion was made to meet with Gary Wood.

At 7:29 PM Selectman McAlister moved to enter executive session. Bob Reagan seconded the motion and it was unanimously passed.

At 7:43 PM Dave McAlister moved to come out of Executive Session. Reagan seconded the motion and the motion passed unanimously.

At 7:44 PM Dave McAlister moved to seal the minutes of the executive session and Selectman Reagan seconded the motion. Motion passed unanimously.

Motion by McAlister to adjourn at 7:44 PM with second by Reagan. Unanimously approved.

Scott Borthwick, Chairman

Robert Reagan

David McAlister
Canaan Board of Selectmen