

The Claremont City Council held a meeting on Wednesday, June 13, 2007, in the Council Chambers of City Hall.

Members of the Council present were:

Michael Prozzo, Jr.  
Deborah Cutts  
Heather Bopp  
Assistant Mayor Christopher Irish  
Mayor Scott Pope  
Andrew Austin  
William Regan, III (late)  
Ralph Swift  
James Neilsen, IV (late)

Also present were:

Guy Santagate, City Manager  
Jane Taylor, City Solicitor

The meeting was called to order by Mayor Pope at 6:33 p.m.

#### **MAYOR'S NOTES**

Mayor Pope said there were three Proclamations given out this month: School Board for excellence, Alumni Week which was last week and Jan Bunnell for Citizen of the Year for 2007. Farmer's Market is held on Thursdays and started last week. The 16<sup>th</sup> of June is the Taste of Claremont. Mr. Irish noted that Pleasant Street will be closed to vehicles, but shops will be open. Mayor Pope noted work in the mill district and downtown has started. He congratulated several Public Works employees for receiving Roads Scholar Awards from the Technology Transfer Center. These awards require many hours of work to achieve: David Condon, Roads Scholar I, 30 hours; Ken Hamilton, Roads Scholar II, 50 hours; and Dean Hooper, Master Roads Scholar, 100 hours. He thanked Call Captain Ronald Gilbert who on June 4, 2007, after 43 years of service with the Fire Department, has resigned as a call firefighter.

Mr. Irish noted that Alumni Weekend was a rousing success and that there were over 400 people at the banquet.

At 6:39 p.m. Mr. Regan arrived.

Mayor Pope congratulated the graduating seniors from Stevens High School.

**REPORT OF THE SECRETARY**

**A motion was made by Mr. Prozzo and seconded by Ms. Bopp to accept the minutes of the May 9, 2007, City Council meeting.**

**Motion carried 8-0.**

**APPOINTMENT TO BOARDS AND COMMITTEES**

Fiske Free Library Board of Trustees

**A motion was made by Mr. Prozzo and seconded by Ms. Cutts to appoint Hazel Pomiecko to Seat #8 for the Fiske Free Library Board of Trustees.**

**Motion carried 8-0.**

Parks and Recreation Commission

**A motion was made by Mr. Swift and seconded by Mr. Austin to reappoint Wayne McElreavy to Seat #3 for the Parks and Recreation Commission.**

**Motion carried 8-0.**

Tax Increment Finance District Advisory Board – Downtown

**A motion was made by Ms. Cutts and seconded by Ms. Bopp to reappoint William J. Corey to Seat #1 for the Tax Increment Finance District Advisory Board – Downtown.**

**Motion carried 8-0.**

**A motion was made by Mr. Austin and seconded by Mr. Swift to reappoint Robert H. Porter to Seat #2 for the Tax Increment Finance District Advisory Board – Downtown.**

**Motion carried 8-0.**

**A motion was made by Mr. Irish and seconded by Mr. Prozzo to reappoint Harvey Hill to Seat #3 for the Tax Increment Finance District Advisory Board – Downtown.**

**Motion carried 8-0.**

**A motion was made by Ms. Cutts and seconded by Mr. Prozzo to reappoint Eugene J. Lattuga, Jr. to Seat #4 for the Tax Increment Finance District Advisory Board – Downtown.**

**Motion carried 8-0.**

## **CITIZEN'S FORUM**

Cheryl Jones, Ward 2, said the tax reassessments were disgusting. She felt the School Board should not bring their budget up for another vote. She said people in Concord told her Claremont didn't have to do the revaluation because it is a needy community. She said there are over 100 homes for sale in Claremont now because people can't afford to stay here. She said she is phenomenally disgusted with the Council. When Sergeant-At-Arms Prozzo told her she had 30 seconds left to speak, she told him to "sit on it." She would like to see Mr. Santagate go back to Massachusetts and she pointed to each Council member stating she doesn't need them either at which time, she was gaveled by Mayor Pope and she left the podium.

Mr. Irish congratulated Rich Gingras on his third fight winning by knockout (3-0). The second annual benefit motorcycle ride for Justin Aiken and Robin Flaig will be on July 7th. Proceeds go to a memorial scholarship. It starts in Broad Street Park.

At 6:52 Mr. Neilsen arrived.

## **NEW BUSINESS**

### Greater Claremont Christian School Deed

Ms. Taylor asked if Reverend Robert Perrigo, Greater Claremont Christian School, would be allowed to speak in reference to an amendment to the school deed. The property was city-owned and Rev. Perrigo's school purchased it from the City. Council agreed.

Rev. Perrigo said at the time of the purchase (2001), even though the church was tax immune, there was a stipulation the property would be placed on the tax rolls. He said he willingly entered into that agreement. He referred to the Senior Citizen Center which stopped paying taxes after the first year due to its non-profit status and its inability to pay. He said with the monies generated, it's not feasible to pay the taxes. The first year's taxes were pro-rated to \$3,800. The full year was \$7,800 or \$8,700 and has since doubled. He said they can't meet demand. He realizes they made a binding agreement, but was told the Council could overturn it. He's looking to pay a stipend of \$2,000-\$3,000 per year because they use the City services. After the first couple of years, he said he realized he wouldn't meet the demand, so he was going to approach the Council, but then he had a situation in his own personal life which distracted him. He said getting to the Council on the school taxes became almost secondary at that point. He is asking the Council to consider redoing the deed. No matter what is placed on them it is a burden. Their tuition is low, \$2,200 per year. They have put 425 students through the school. They feel they are a benefit to the community (helped keep kids from dropping out of school). The tax bill is in litigation and he said he can not say more about it.

Ms. Cutts asked for a clarification and Ms. Taylor said it was her understanding that Greater Claremont Christian School was requesting that the provision regarding payment of property taxes as a tax bill be deleted and possibly amend the provision that states they would pay a

PILOT (Payment in Lieu of Taxes) if for any reason the requirement to pay property taxes was declared invalid.

Mr. Irish asked what the outstanding taxes are. Mr. Santagate said this is under litigation, but he wanted to clarify that the question of what to do today going forward is one issue and if the Council decided to lift the property tax going forward, he recommended a PILOT be left as part of the deed. The amount owed is \$63,893 which he recommends the Council not to waive. That is owed to the City and is a separate issue from amending the deed. Mr. Neilsen agreed with Mr. Santagate that the Council's role is to decide what to do going forward. Mr. Neilsen said he favors favor rescinding the taxes and keeping a PILOT in place.

Rev. Perrigo said the Council can choose to abate past taxes. Mayor Pope said the issue tonight is the deed and that is what we should stick with.

Mr. Prozzo said that a past Council made the agreement and they need to deal with it. That agreement should stay, but if they do anything, it should be from today forward.

Mr. Regan said they haven't addressed taxes in six years. He doesn't see a commitment to the community.

Mr. Santagate suggested that the Council make it contingent upon payment of the back taxes and interest before that deed restriction is removed. He said it is an option to leave the principal of \$50,413.40 contingent upon the principal being paid with the interest being negotiable. He said if the Council wants to change the clause going forward, he would recommend the Council leave the PILOT in place and that it be contingent upon the principal amount being paid and allowing the administration to negotiate on the interest of \$13,333.85.

For clarity, Mayor Pope read a portion of a letter from Ms. Taylor to the Council, "Rev. Perrigo has requested that the requirement to pay property taxes in the school deed be deleted and the PILOT requirement be amended." Ms. Cutts asked if the Council has the legal authority to make the change contingent upon payment. Ms. Taylor said yes.

Ms. Bopp stated there are people struggling to pay their own taxes. If she had seen more good faith, she would vote for a PILOT. She doesn't see a need to change. Rev. Perrigo said he has paid close to \$80,000 in taxes in the last four years. He said he's here for the church and school. He said he has poured his own personal money into the school and he is not going to leave town.

Mr. Prozzo said some issues need to be settled first. It is unfair to make a decision without having everything on the table.

**A motion was made by Mr. Prozzo and seconded by Mr. Regan to table the request.**

Mr. Prozzo said he would like to hear the offer of what they will pay for back taxes and the PILOT.

**Roll call vote: Motion to table carried 6-3 with Ms. Cutts, Mr. Neilsen and Mayor Pope voting no.**

**CITIZEN'S FORUM (cont'd)**

Mayor Pope and Ms. Taylor left Council chambers.

Jeanette Day, Ward 1, said she had lost her 20 year old brother, Steven, in the 2005 floods. Her family is holding a walk in his memory for a scholarship fund in his name to be given to a high school student. The walk is on June 23<sup>rd</sup> at 10 a.m. in Unity from Church Road to the accident site which is part of the twin bridges and then back to the church. Afterward there will be a cookout. Packets are available at Unity and Stevens High School.

After the break, Mayor Pope and Ms. Taylor returned to Council chambers.

Barn Preservation Easement – Hawkins, 295 Windsor Rd. – Public Hearing

Joe Lessard, Interim Assessor, talked about the law and the Council's parameters. If this barn meets public benefit pursuant to RSA 79-D:3, then the Council needs to weigh the public benefit of the tax relief versus the tax revenue to be shifted to the other taxpayers. The Council has 60 days from the application date (April 16) to act on the request. If the discretionary easement is denied, a written explanation shall accompany that decision and the applicant can appeal. Denial can not be set aside except for bad faith, discrimination, or that the application had some other criteria besides what the statute provides for consideration. If it is decided the public benefit outweighs the tax revenue shift and an easement is granted, then you have to decide the terms of the easement. Some items to think about are: how long - statute requires a minimum of 10 years, but does not state a maximum; amount of assessment - statute provides for 75%-25%; describe the method of assessment (current as well as new value when the City goes through a valuation update); language about the barn being kept in good repair and how to measure that and how to enforce; language for release of the easement.

Mr. Regan talked about the exchange of tax burden. He said the community spends \$50,000 a year on advertising. He proposed to deduct the forgiveness from the advertising budget and receive a waiver from the applicant to use the image of their barn in City advertising. He moved here for what it looks like and the lack of congestion. In the matter of who will police this, he suggested a barn inspection board be created and he would be the head of it. Ms. Cutts volunteered to be on the board also. He suggested a member of the Historic Society and a contractor could also be members of the board.

**A motion was made by Ms. Cutts and seconded by Mr. Regan that the applicant's property does meet the criteria for public benefit and recommends a 50% easement for a 10-year period.**

Mr. Irish said the barn makes a great entrance to the City. He asked what the dollar amount is for 50% on this year's taxes. Mr. Lessard said the barn is assessed at \$40,800 with a \$30 tax rate, that's \$1,200 or \$600 relief. Mr. Neilsen said the City should be able to cover the \$600.

Mr. Neilsen stated that since the City's budget is a gross appropriation, any taxes lost by granting an easement cannot be deducted from a specific line item such as marketing.

Mr. Swift said he is still not excited about barns. He doesn't see that much value in seeing a great looking barn as you drive into the City. He agrees it has historic value, but he is not in favor of a tax break for it.

Mr. Prozzo thinks Mr. Regan's idea is novel and he questioned being locked in for 10 years. Mr. Lessard suggested that in addition to the motion there should be other specific language that addresses what would happen if there is a revaluation. Mr. Prozzo thinks we should start with a minimum of 25%.

Ms. Cutts commented that we have already used a picture of the barn on the City's website. She doesn't want to see it fail this year. She is looking for Council support for 50%, but will consider 25%.

Mr. Neilsen clarified that once the percentage is set, it can't be changed. Mr. Lessard agreed. Mr. Neilsen said starting at 25% won't give room to go down for a less attractive barn. He thinks 50% is right.

Ms. Taylor cautioned about one of the concerns from last year and strongly recommended that the Council needs to adopt articulable criteria for what constitutes what percentage will be given in order to avoid discrimination. This needs to be done before April 15, 2008. Mr. Lessard suggested that a sub-committee develop the wording of the document.

Mr. Irish doesn't think not approving this is a travesty. He said he would have voted for it if the money came from marketing, but not when other citizens have to pay for the tax break. He thinks it is a beautiful barn and it benefits the property owners. He doesn't think it is a priority and we don't have the criteria.

Mr. Swift asked once the percentage is locked in, can the taxpayer re-petition for a change. Mr. Lessard said the statute doesn't address it. Once granted, it is for at least 10 years. This document will be recorded at the Registry of Deeds.

Ms. Cutts said she is confident that a sub-committee met and developed criteria that were presented to the Council and she thinks it was passed unanimously. The preservation easement criteria explain the value to the taxpayer. She said the intent is to identify, respect and announce that we respect the value this property gives to our byways, area, culture and history.

Mr. Prozzo said if the Council decided every approved application receives 25%, it would be simple, easy and fair.

Ms. Bopp said this is a private entity and they get value from it looking good. She doesn't feel the City can afford to give out money it doesn't need to. She will not support it.

**A motion was made by Mr. Prozzo and seconded by Ms. Cutts to amend the motion to 25%.**

Mr. Regan noted this barn meets the first three criteria of RSA 79-D and Ms. Cutts' criteria and it adds to the aesthetics of our City.

Mr. Neilsen noted that the July 4<sup>th</sup> fireworks cost \$10,000 every year and this easement is only for \$600. It's a beautiful barn.

Mayor Pope believes it should be 50%. He suggested tabling this, having the barn sub-committee look at the criteria and then come back to the Council. Ms. Taylor said the Council has 60 days to take action and tabling it to get clarification can be done, but she strongly recommended having the public hearing before tabling it.

Mayor Pope opened the public hearing.

Robert Woodman said to make sure to document that the barns are 75 years old because some have been in here that are not.

Mayor Pope closed the public hearing.

Ms. Cutts said this sends a good message to future Councils about what we think is important for our community. Mr. Swift said the issue is the trade-off of our cost versus the gain to the City. Mr. Irish said this application has not gone through the criteria as a whole. Ms. Cutts said she applied the criteria that was previously approved. Mr. Austin asked if the criteria was enough to avoid discrimination. Ms. Taylor said that unless she missed something in reviewing Council minutes, she only found that the issue of the criteria had been tabled. Her assumption was that there were no formally adopted criteria. Mr. Austin said the only reason he would vote no is that he feels we need criteria because without it, it could turn into a real horror show.

**Ms. Cutts made a motion to table until next month. There was no second. She withdrew the motion.**

**Roll Call Vote on Amendment: Motion failed 2-7 with Ms. Bopp, Mr. Irish, Mr. Austin, Mr. Regan, Mr. Swift, Mr. Neilsen and Mayor Pope voting no.**

Mr. Neilsen said he trusts Ms. Cutts' criteria and is not in favor of tabling.

**A motion was made by Mr. Regan and seconded by Mr. Neilsen to move the question.**

**Motion to move the question carried 9-0.**

**Roll Call Vote on Motion for 50%: Motion failed 4-5 with Mr. Prozzo, Ms. Bopp, Mr. Irish, Mr. Austin and Mr. Swift voting no.**

Resolution 2007-9 \$4,000 for Recycling Study for Sullivan County – Public Hearing

Ed Gil de Rubio, County Manager, said the County is requesting \$4,000 from the City of Claremont to help pay for a study administered by Sullivan County for a Business Plan for a Regional Materials Recovery Facility (MRF) for Sullivan County to be conducted by Resource Recycling Systems, Inc. (RRS). The cost for the study will be \$16,990. The seven areas they will look at are: Economic Analysis; Proforma Capital and Operating Expense Report; Collection Analysis; Material Availability; Recycling Market Specifications and Impact; Risk Assessment and Private Versus Public Procurement Strategies. Mr. Gil de Rubio said Sullivan County plans to contribute \$3,000, Antioch - \$6,000 and Newport - \$4,000.

Ms. Bopp asked if Newport and Claremont are the only two municipalities in the County that are participating. Mr. Gil de Rubio said yes. The other municipalities are contributing through Sullivan County.

Mr. Regan asked about the length of the study and what we expect to find out. Mr. Gil de Rubio said the purpose was to formulate a more formidable business plan. They hope to have it done by the fall.

Mr. Irish said he does not have faith in the Delegation. They like to micromanage, but they can't. He thinks it is wasted money for Claremont. We are still involved in lawsuits with some of these communities. Newport has already benefited \$250,000. One part of the reason for eminent domain [for the Wheelabrator property] is recycling and a possible MRF. He said we shouldn't commit money before we know what to do with Claremont and he believes it is not in Claremont's best interest.

Ms. Cutts said she worked with Antioch from the beginning of this concept and has stayed involved until just recently. She is disappointed with the lack of action. The study proposed tonight is directly related to previous studies. Mr. Neilsen agreed Claremont has not decided on a direction. He agreed that we do not want to get into another Wheelabrator-type situation.

Mayor Pope noted that this is the first study to not "study the philosophy." This is a business plan. It could provide an economy of scale. Mr. Santagate said he doesn't want previous relationships to reflect on the City's relationship with the County. Mr. Prozzo asked Mr. Santagate if he endorsed the study. Mr. Santagate said if push came to shove, yes, but he is reluctant to make a commitment to join another project. We may take the information and act separately in Claremont. Mr. Gil de Rubio said the commitment is for \$4,000 only; there is no MOU (Memorandum of Understanding). Mr. Prozzo said this may be a wise investment.

Ms. Bopp said she is not for joining another organization where we have no control. She is against working in this capacity. She is for recycling, but not dealing with districts around us.

Ms. Cutts asked for Mr. Temple's input. Mr. Temple believes leadership for recycling has to come from the Council. He supports this. He stated recycling is not free.

Mr. Regan said he will not support the resolution. He said he found participation lacking and asked if a study had been done to see how many people would recycle. Mr. Gil de Rubio said not that he knows. Ms. Cutts said a study has not been done on how many people would recycle, but she said zero communities lobbied against it once it is in place.

Mr. Swift is not in favor of another study. He is looking forward to some hard numbers. We are part of the region, but we don't have to kowtow. If it provides information and value, he thinks we should do it.

Mr. Irish asked if other plans would be put on hold while this study is being worked. He said this is not on top of the County's priority list since they just fired Genesis from the County Home. He asked where the money would come from. Mr. Santagate said it would be a Council decision from either Reserve or Surplus.

**A motion was made by Mr. Prozzo and seconded by Mr. Swift to adopt Resolution 2007-9 \$4,000 for Recycling Study for Sullivan County.**

Ms. Cutts said in response to Mr. Irish that no, Claremont will not stop what we're doing. Claremont won't build a MRF within the next six months, but we'll have the knowledge.

Mayor Pope opened the public hearing.

Rebecca McKenzie, Claremont, said she has been part of the Antioch group that has been looking at recycling in Sullivan County. She thinks this study will help make that determination. She hopes we find out who will recycle. She is looking forward to caring for our community as we have not done in the past.

Robert Woodman said disposing of recyclables is not cheap. He said we subsidize the Transfer Station for about \$250,000 a year. This firm is from Michigan and they will look for recyclables from a 60-mile radius. The same study for a MRF was done 24 years ago. At that time, there wasn't enough trash even with the 27 communities contributing. Now some communities have already made other plans.

Mayor Pope closed the public hearing.

Mr. Prozzo said we are getting a \$17,000 study for \$4,000. It's a business plan.

Mayor Pope read the resolution into the record.

**Roll Call Vote: Motion carried 6-3 with Ms. Bopp, Mr. Irish and Mr. Regan voting no.**

Acceptance of \$3,001.50 Claremont Route 10/11/12/103 Corridor Enforcement Patrols for NH Highway Safety Grant

Police Chief Alex Scott said this is speed enforcement on those routes to focus on reducing speed. This grant will fund 15 4-hour patrols between now and September 15, 2007.

**A motion was made by Mr. Prozzo and seconded by Ms. Bopp to accept the \$3,001.50 Claremont Route 10/11/12/103 Corridor Enforcement Patrols for NH Highway Safety Grant.**

**Motion carried 9-0.**

Acceptance of \$200 Gift for Fire Safety Equipment from Rural Cellular Corporation

Fire Chief Peter Chase said the name is Rural Unicel. This is from their Hometown Heroes Program and they donated the \$200 for fire safety equipment.

**A motion was made by Mr. Prozzo and seconded by Mr. Regan to accept and expend the \$200 gift for Fire Safety Equipment from Rural Cellular Corporation with thanks.**

**Motion carried 9-0.**

Acceptance of \$2,920.24 Gift of 2 Pole Tents from All Out Mountain Bike Weekend

Scott Hausler, Parks and Recreation Director, said these are 20 foot x 30 foot pole tents. They will be used for all Parks and Recreation events. In the past they have had to rent or borrow tents.

**A motion was made by Mr. Prozzo and seconded by Ms. Bopp to accept the \$2,920.24 gift of 2 Pole Tents from All Out Mountain Bike Weekend with thanks.**

**Motion carried 9-0.**

Public Works Update

Bruce Temple, Public Works Director, gave a PowerPoint presentation about our municipal water supply.

What is the Quality of Claremont's Drinking Water? – It is considered high quality drinking water.

What is the Source of My Water? - Whitewater Reservoir, Rice Reservoir and the Sugar River

City Reservoirs

Whitewater Reservoir – Reconstructed in 1965, 170 million gallons of storage, water shed 466.70 acres (47.8 acres in Claremont and 418.9 acres in Cornish), the ATV and snowmobile clubs use some of the water shed

Rice Reservoir – Built in 1935, 39 million gallons of storage, emergency reserve

Dole Reservoir – Built in 1913, 40 million gallons “holding” reservoir adjacent to the water treatment plant, old pipes getting barnacled up, will work to clean them.

Sugar River Intake & Pump Station – 29% of the water comes from the Sugar River. It costs \$6,000 to \$7,000 to run the pumps

How is Water Treated? – Water comes out of Dole Reservoir. All water entering Claremont’s water system is treated in stages.

How Many Gallons of Water are Treated? – There are approximately 3,600 connections with a daily average of 1,070,000 gallons per day (1 customer takes 100,000 to 120,000 per day = \$120,000 per year). The upgraded water plant can pump 4.5 million gallons per day.

System Improvements – \$5 million improvements to the water treatment plant, filtration (phase I), construction – plant, tank, pump (phase II), 16” transmission main, cleaning & relining of existing 20” water main (5,000 lineal feet to clean)

System Improvements State Revolving Loan Fund (SRF) – Resolution to spend up to \$7 million 11/23/03, resolution to spend \$1.2 million 8/9/06, Total \$7,250,000, total city funded \$950,000

New Water Tank – 600,000 gallons of storage, 80 feet in diameter, 16 feet high, equals 900,000 gallons finished treated water.

Proposed Improvements – Extension of 16” parallel supply line, additional valves, additional fire hydrants, cleaning and cement lining of 20” pipe

Why Do We Need Improvements? – He showed pictures of some very corroded pipes

Whitewater and Rice Reservoirs supply 70% of our water.

The public is invited to a Council Public Works tour Saturday, 9 a.m., at the Public Works parking lot. CCTV (Claremont Community Television) will be present.

CDBG Housing and Public Facilities Grant Submittal of Community Development Block Grant (CDBG)

1) Application for Dental Center – Public Hearing

Mr. Santagate reminded the Council what a CDBG grant is. It's money from the federal government to the state. It will not affect local taxes. The dental center will have an office on Opera House Square. It will serve those that can afford dental services and those that can't.

Ms. Taylor reminded the Council that to fill the requirements for the application, there has to be three public hearings and separate votes for each application.

Donna Lane is a CDBG Consultant who wrote the application for the Sullivan County Oral Health Collaborative. They are asking for an up to \$500,000 CDBG, which comes through CDFA (Community Development Finance Authority) for the Oral Health Dental Center. The application is due at the end of July. It is considered a public facility. There are a couple of categories for CDBG (economic development and housing and public facility). The grant project has to primarily benefit low to moderate income people. It is anticipated that approximately 76% of the people seen will have low to moderate incomes. The second hearing is about the housing and community development plan. The goal that is addressed is to encourage other services that would benefit low to moderate income persons such as a dental center.

Mr. Neilsen asked if we have hired a grant writer. Karen Dewey, past chair and currently secretary of the Sullivan County Oral Health Collaborative, said that Donna Lane is employed by them. Mr. Neilsen asked if a portion of the CDBG grant is being taken for administrative costs, and if so is it coming into the City's general revenues, and if so how are we administering the grant. Ms. Lane said she writes applications and only gets paid if they are successful and then she would be paid through the grant. Administrative costs come with the grant.

Mr. Regan asked where the center will be. Ms. Lane said it will be in the Farwell building.

**A motion was made by Mr. Prozzo and seconded by Mr. Irish to approve the submission of a Housing and Public Facilities Community Development Block grant application for the proposed Sullivan County Oral Health Center to the New Hampshire Community Development Finance Authority in an amount not to exceed \$500,000 (consistent with public hearing notice) and to further authorize the City Manager to sign and execute all documents related to the CDBG application.**

Mayor Pope opened the public hearing. No one spoke. He closed the public hearing.

**Motion carried 9-0.**

2) Review and Reaffirm City's Housing and Community Development Plan – Public Hearing

Ms. Lane said this plan had been previously adopted. The only change was to add to Goal #3 under Community Development "encourage other services that will benefit low and moderate income persons, such as a dental clinic. Ms. Taylor said these plans have to be in place before an application can be made. We do have a Master Plan in place; it is old, but we do have one. We

do contract with the Upper Valley Lake Sunapee Regional Planning Commission (UVLSRPC) for these studies and they have been produced on an ongoing basis.

**A motion was made by Mr. Irish and seconded by Ms. Bopp to review and reaffirm the City's Housing and Community Development Plan.**

Mayor Pope opened the public hearing. No one spoke. He closed the public hearing.

**Motion carried 9-0.**

3) Review and Reaffirm City's Residential Anti-Displacement Plan – Public Hearing

**A motion was made by Mr. Prozzo and seconded by Ms. Bopp to review and reaffirm the City's Residential Anti-Displacement Plan.**

Ms. Lane said this plan has to be adopted every time you ask for CDBG funds regardless if it is relevant or not. It is not relevant to this project. The place they are moving into is vacant.

Mayor Pope opened the public hearing.

Bernie Folta, UVLSRPC Commissioner, said that by state law the UVLSRPC is purely advisory. There is a regional plan. Chapter 2 is a regional housing plan.

Mayor Pope closed the public hearing.

**Motion carried 9-0.**

CDBG Economic Development Grant Submittal of Community Development Block Grant (CDBG)

1) Application for Mill District – Parking Garage – Public Hearing

Mr. Santagate said there are different pots of money that we can apply for. We have a decent chance of receiving the grant for economic development as it relates to creating parking in the downtown TIF District. The funds can be used in the garage or for the garage, or in the parking spaces created in the district outside of the garage. It is tied to job creation. We are limited to \$500,000 per calendar year. It is not on the tax rate. It is a grant.

**A motion was made by Mr. Irish and seconded by Mr. Austin to approve the submission of an Economic Development Community Development Block grant (CDBG) application for public infrastructure monies for proposed parking improvements necessary for job creation related to the redevelopment of the former Monadnock Mill district, as well as other currently underutilized commercial buildings in the downtown area to the New Hampshire Community Development Finance Authority in an amount not to exceed**

**\$500,000 (consistent with public hearing notice) and to further authorize the City Manager to sign and execute all documents related to the CDBG application.**

Mr. Neilsen asked about the \$900,000 for the Water Street area road improvements. Mr. Santagate said Senator Gregg's office helped with two \$500,000 grants to be used for the reconstruction of Water Street. Mr. Neilsen asked about \$200,000 of Public Works water and sewer funds. Mr. Santagate said that was for paving. Mr. Neilsen mentioned the \$7 million bond for the parking garage. He asked where the \$500,000 fits. Mr. Santagate said the \$500,000 has to go toward the creation of parking (250 in the garage and 150 outside including the parking area across the river).

Mayor Pope opened the public hearing. No one spoke. He closed the public hearing.

**Motion carried 9-0.**

2) Review and Reaffirm City's Housing and Community Development Plan – Public Hearing

**A motion was made by Mr. Irish and seconded by Mr. Swift to review and reaffirm the City's Housing and Community Development Plan.**

Mayor Pope opened the public hearing. No one spoke. He closed the public hearing.

**Motion carried 9-0.**

3) Review and Reaffirm City's Residential Anti-Displacement Plan – Public Hearing

**A motion was made by Mr. Irish and seconded by Mr. Prozzo to review and reaffirm the City's Residential Anti-Displacement Plan.**

Mayor Pope opened the public hearing. No one spoke. He closed the public hearing.

**Motion carried 9-0.**

Resolution 2007-10 Approval of Loan Agreement and Re-Authorization of TIF Bond – Public Hearing

Withdrawn.

Recycling Ballot Question

Ms. Taylor said there have been a number of questions regarding issues of referendum and initiative. State law does permit such things, however the municipality has to have it in its Charter. Claremont does not have that provision in its charter. If the Council chooses to have a ballot question, it is an opinion and is not binding.

Ms. Bopp said she is for recycling, but believes this issue should be decided by the City as a whole.

**A motion was made by Ms. Bopp and seconded by Mr. Irish to place following non-binding questions on the ballot for the General Elections to be held in November 2007 for City-wide consideration: Do you support mandatory recycling? Do you support pursuing a City-managed solid waste program: Paid for entirely through City property taxes? Paid for by user fees? Oppose any City-managed solid waste program?**

Mr. Irish said this is to find out where the City wants to go for waste disposal.

Ms. Cutts confirmed this is to collect opinions and she stated it is not a valid survey tool.

The Council had a discussion about recycling versus mandatory recycling and how the ballot questions should be worded. Mr. Neilsen would like more input from the Council on the questions. Mr. Prozzo questioned how much this will cost and he endorsed putting this on the ballot.

**Ms. Bopp withdrew her motion, but Mr. Irish would not withdraw his second. Motion stands.**

**A motion was made by Mr. Prozzo and seconded by Mr. Neilsen to move the question.**

**Roll Call Vote to Move the Question: Motion carried 9-0.**

**Roll Call Vote for Ballot: Motion failed 1-8 with Mr. Prozzo, Ms. Cutts, Ms. Bopp, Mr. Austin, Mr. Regan, Mr. Swift, Mr. Neilsen and Mayor Pope voting no.**

Mr. Regan asked for and received a consensus of the Council to consider the ballot initiative next month.

Social Services Disbursements

**Social Service Agencies Funding - 2007**

Organization	Amount Requested	Committee Suggestion to the Council
Claremont Dental Initiative (2 applications for programs)	\$8,000.00 \$6,900.00	\$5,000
Claremont Soup Kitchen, Inc. and Pantry	\$5,000.00 \$5,000.00	\$5,000
Community Alliance of Human Services, Family Services Department	\$5,000.00	\$2,000
Community Alliance Transportation Services, Inc.	\$6,000.00	\$3,500
Connecticut Valley Home Care	\$6,000.00	0
Headrest	\$7,000.00	\$2,000
Southwestern Community Services, Inc.	\$5,000.00	\$2,500
Sullivan County Hospice, Inc.	\$6,000.00	\$2,500
Sullivan County Nutrition Services	\$5,000.00	\$3,000
Trusting Hands Home Health Care	\$2,500.00	\$1,500
West Central Behavioral Health	\$3,000.00	\$3,000
TOTAL	\$70,400.00	\$30,000.00

The committee members were Mayor Pope, Mr. Austin and Mr. Regan.

**A motion was made by Ms. Bopp and seconded by Mr. Swift to approve the Social Service Agencies Fund Disbursements.**

**Motion carried 9-0.**

Community Reinvestment Fund Disbursements

**Community Reinvestment Fund - 2007**

Organization	Amount Requested	Committee Suggestion to the Council
Arrowhead	\$7,500.00	\$5,000
Claremont Senior Center, Inc.	\$5,000.00	\$3,000
Greater Claremont Chamber of Commerce	\$10,000.00	\$5,000
Main Street Claremont	\$1,000.00	\$1,000
Sullivan County ATV Club	\$10,000.00	\$5,000
TOTAL	\$33,500.00	\$19,000

Mr. Austin asked what the ATV Club applied for. Ms. Cutts said it was for a safety fence on the trails.

Mr. Neilsen noted no one got 100% of the cost of the project and no one got money for their general operating budget. He suggested future applications go to one committee and then they could be given to each fund according to its criteria. The committee left the decision of what to do with the remaining funds up to the Council.

Ms. Cutts said the three options were:

1. Retain the remaining funds and announce an opportunity for additional submissions later in this fiscal year.
2. Carry over the remaining funds to the next fiscal year and offer FY08 opportunity for submissions.
3. Return the remaining funds.

**A motion was made by Mr. Prozzo and seconded by Mr. Austin to approve the Community Reinvestment Fund Disbursements.**

Mr. Regan asked why all the money was not disbursed. Mr. Neilsen said they tried to stay at a maximum 50% of the project.

**Motion carried 9-0.**

**A motion was made by Mr. Prozzo and seconded by Mr. Irish to return the remaining funds to the City.**

Mr. Santagate said the money would stay in the line item and then on December 31<sup>st</sup>, unused funds would drop into the General Fund.

Mayor Pope said he would like to hold on to it for requests such as from the Senior Citizen Center (they needed \$10,000 to keep going until the end of the fiscal year). He will vote no.

**Motion carried 8-1 with Mayor Pope voting no.**

#### **CITY MANAGER REPORT**

Fire Chief Peter Chase said they will be doing retail occupancy inspections. The Fire Department is starting formal inspections this week. This is done to be sure facilities are safe. They will be enforcing the Life Safety code. They will start on Pleasant Street.

## **FUTURE AGENDA ITEMS AND DIRECTIVES**

Mr. Austin said Mulberry Street, where it meets Sullivan Street, is the most dangerous place in Claremont and asked if a traffic study could be done of the intersection. Mr. Neilsen said you can't see far enough down the hill.

Ms. Cutts asked about the tax exemption discussion. She asked about the outcome of the community outreach communication in the newspaper.

## **COMMITTEE REPORTS**

### Open Space Ordinance Committee

Ms. Cutts said that committee is doing amazing work. They talked about the percentage of open space. They are moving ahead diligently.

### Master Plan Committee

Mayor Pope said the second Visioning Session will be June 21<sup>st</sup>, 6:30 p.m. at the Claremont Middle School. Light snacks will be available. The purpose of attending the second session is to validate some things and maybe offer some new ideas. All input is good.

### School Reinvestment Committee

Mr. Swift said they are moving ahead. They have been broken into four subcommittees. The next meeting of the whole School Reinvestment Committee is June 28<sup>th</sup>.

## **ADJOURNMENT**

**At 11:40 p.m., a motion was made by Mr. Prozzo and seconded by Ms. Bopp to adjourn.**

**Motion carried 9-0.**

Respectfully Submitted,

Dorée M. Russell  
Clerk to the Council