

Claremont Development Authority

14 North Street • Claremont • New Hampshire • 03743

FULL BOARD MEETING

Thursday, March 27, 2014 7:30 a.m.
Visitors Center, 14 North Street, Claremont, NH

MINUTES

APPROVED 4/24/2014

I. Roll Call

Present: Joe Gorman, Candace Crawford, Robert Porter, Keith Raymond, Mike Satzow, Andre Lafreniere

Absent: Martha Maki, Tom Rock, Alan Spahr

City Staff: Nancy Merrill, Director of Planning & Development; Kurt Beek, City Engineer; Zachary Williams, Business Development; deForest Bearse, Resource Coordinator

II. Review Minutes

a. Finance Committee Meeting Minutes

Motion: To approve the minutes from January 9, 2014

Made by: Mr. Gorman **Second:** Ms. Crawford **Vote:** Unanimous

b. Full Board Meeting Minutes

Motion: to approve the minutes from February 27, 2014

Made by: Mr. Porter **Second:** Mr. Gorman **Vote:** Unanimous

III. Finance Report

The report was viewed by the committee; no action was taken.

IV. Old Business

a. Brown Block

Repairs to the building are underway. Business Finance Authority has hired Neil Cannon to work on the project.

b. Fulling Mill

V. New Business

There was no new business.

VI. Non-Public Session

Motion: to enter non-public session pursuant to NH RSA 91-A:3 II (d)

Made by: Mr. Porter **Second:** Mr. Satzow **Roll Call Vote:** Unanimous

Re-enter public session.

Motion: to seal the non-public minutes until the reason for requiring the non-public meeting no longer exists

Made by: Mr. Porter **Second:** Mr. Raymond **Roll Call Vote:** Unanimous

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Motion: To authorize the Chair or Vice-Chair to execute a Purchase & Sale Agreement for land and building located at 329 River Road, (Map ____, Lot ____), Claremont, NH, with Fulling Mill Fly Fishing LLC, as buyer, in the amount of \$115,000, with the condition that the purchaser expand the property and make approximately \$150,000 worth of improvements. And further, to authorize the Chair or Vice-Chair to accept as earnest money a deposit of \$4,157 from funds currently held by the CDA in escrow as a security deposit for the existing lease agreement, which lease is intended to be extinguished upon closing of the sale of the property to Fulling Mill. The sale will be contingent on the purchaser receiving any required approvals for the expansion by the Claremont Zoning Board of Adjustment and/or the Planning Board.

Made by: Mr. Lafreniere **Second:** Mr. Porter **Vote:** Unanimous in favor

VII. Other

a. Senator Shaheen Lease

A new lease was approved at the previous meeting on March 20, 2014. The motion to approve stated the duration of the lease would be from April 1, 2014 through March 31, 2105. The Sargent-at-Arms has informed Ms. Merrill that the lease cannot be any longer than Senator Shaheen's term.

Motion: to amend the lease agreement for Senator Shaheen's office to read from April 1, 2014 to January 2, 2015.

Made by: Mr. Porter **Second:** Mr. Gorman **Vote:** Unanimous in favor

b. Employment Statistics

Goods-producing jobs through 2012 have increased substantially since the onset of the recession. However, we have 359 unemployed, which means there is a work-force development issue in light of the number of local companies that are currently hiring. There are 6100 jobs here in Claremont presently. However, there are also a significant number of workers leaving the city each to drive to jobs that are paying well enough to justify the commute.

c. Sawtooth Building

Ms. Merrill has been given authorization from City Council to sell the Sawtooth building.

VIII. Adjourn

Motion: to adjourn the meeting

Made by: Mr. Porter **Second:** Mr. Raymond **Vote:** Unanimous in favor

The meeting adjourned at 8:34 AM.

Respectfully submitted,
deForest Bearse