

APPROVED

Town of Grantham Board of Selectmen Meeting Minutes September 25, 2024

The regular meeting of the Board of Selectmen was called to order at 5:00 PM on Wednesday, September 25, 2024, by Chair Garland. The Board met in the Grantham Town Building, Jerry Whitney Memorial Conference Room, 300 Route 10 South, Grantham, NH.

Present: Chair Peter Garland, Selectman Constance Jones, Town Administrator Melissa White, Transfer Station Supervisor Chris Scott, Transfer Station Attendant Dana Ramspott, Building Needs Committee Member Jeremy Walla, Rick Covill, Liz Borger, Patricia Wells, and others

APPROVAL OF MINUTES

Selectman Jones made a motion to approve the meeting minutes of September 11, 2024, seconded by Selectman Garland. Approved by majority vote.

CONSENT CALENDAR

1. Payroll 721
2. Accounts Payable 902
3. NH Department of Revenue PA-28 Form in 2025
4. Building Permits:
 - a: M/L 233-035-004; 31 Longwood Drive – Shed
 - b: M/L 225-188-000; 96 Greensward Drive – ATF replace existing deck; add roof
 - c: M/L 220-040-000; 244 Walker Road – Heat Pump
 - d: M/L 234-057-000; 7 Troon Drive – Addition
5. Shoreline Cutting Application:
 - a: M/L 213-086-000; 23 Shore Road
 - b: M/L 215-056-000 438 Road Round The Lake
6. Correspondence:
 - a. Upper Valley Lake Sunapee Regional Planning Commission: The September eBulletin of the Upper Valley Lake Sunapee Regional Planning Commission was received.
 - b. Sullivan County Nutritional Services: A letter was received from the Sullivan County Nutritional Services that informed about their Meals on Wheels program and how it helps homebound seniors. In 2022-2023, they delivered 357 meals to 5 Grantham clients, and in 2023-2024, they delivered 315 meals to 13 Grantham clients. They also requested funding of \$250 in the next budget cycle of the Town.
 - c. State of NH Department of Transportation: A letter was received from the State of NH Department of Transportation regarding their catch basin on Miller Pond Road. They stated it is on their list of immediate planned drainage work and would keep us updated when the work is scheduled.
 - d. Richard L. Hocker: Resident Richard Hocker thanked the Selectmen for their recognition letter for his 24 years of volunteer service to the Town. He recapped the land conserved during his tenure and stated that the best-conserved piece of land was the establishment of Brookside Park, which many people enjoy daily.

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A motion to approve the Consent Calendar as written was made by Selectman Jones and seconded by Selectman Garland. Approved by majority vote.

CITIZEN COMMENTS: None.

APPOINTMENTS TO MEET WITH THE BOARD: Grantham Food Pantry Volunteer Liz Borger recapped how the Grantham Food Pantry came to be and how things are going to date. Borger said the Pantry is approaching its second anniversary, and since that time, it has served approximately 1,405 people or 750 households, and those numbers are mostly Grantham residents. She said it seems like a large number; however, she feels some people are missed. The pantry is currently open on Sundays from 9 AM to 10:30 AM and Mondays from 4:30 PM to 5:30 PM at the Grantham United Methodist Church. She said they received a \$1,500 grant from the NH Food Bank, which is for purchasing food from NH Farmers and it's been nice to be able to supplement the pantry with fresh produce.

Patricia Wells asked if the Church could be used in any other way to serve the community. They are looking for ways to be more relevant in the Community. Chair Garland said we could put them in touch with the Lebanon Community Nurses. Garland also cautioned about providing gift cards because they can be used for inappropriate things, not just food. He explained that in a program he volunteered for, they would buy the food or, in the case of Thanksgiving, a turkey.

Borger said the community has been more than generous with donations and that they are all set on beans and chickpeas...they have enough until the Zombie Apocalypse.

OLD BUSINESS

MPR Safety and Drainage Improvements: Town Administrator White informed that K. A. Stevens Construction was due to start the final work on this project on Monday, September 23, 2024. However, the operator they had assigned to this project suffered a medical event resulting in emergency surgery. White spoke with the President, Josh Stevens, yesterday, and he said he hopes to have another operator available soon. She inquired about how long it would take, and he said two weeks (one week to prep and one week to place the rock). Selectman Jones expressed concern because it's a two-week project and that when we met with them (Steven's) in the spring, they wanted to wait until school got out so that they wouldn't be impeded by the buses and to get it done in the early summer. Then the timeline got pushed out to August and then September. Now school is back in session, and now it's almost October. Selectman Jones said this project has to be wrapped up. Chair Garland agreed. Both Jones and Garland recognized that the operator who suffered the medical event was out of their control. However, their concern was the delay in Steven's getting the project done. Jones reiterated that it needs to be done before the snow flies. Garland agreed and emphasized that there needs to be a resolution. Jones commented that the Hoover Dam was built in five years.

Town Hall Audio: Administrator White said the projector installation is still on track for mid-October, and the amplifier should also be installed in October.

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NEW BUSINESS

Health Officer: Health Officer Cory Howarth provided a report on the rodent infestation at the Transfer Station. White stated that pest control has been treating the area since August. However, Howarth recommended keeping the weekly schedule instead of bi-weekly. White said she had called and requested the service be changed to weekly. She also said the Howarth recommended the building (AKA Packhouse) be replaced with a new, rodent-proof structure, including a concrete base. This is because the rodents are in the walls and are making their way up into the ceiling area. White said she has issued a directive to employees not to go into the building. However, that order needs to be revised because employees have to go into the building to turn the compactor on and off. She said they would be able to go in and right back out.

Chair Garland asked if the Northeast Resource Recovery Association (NRRA) had specifications for Transfer Station buildings, such as cement blocks or butler-type metal buildings. Neither Supervisor Chris Scott nor Attendant Dana Ramspott was not sure. Ramspott suggested reaching out to a cement company to have them do a pre-cast box structure. Supervisor Scott said if there the structure is wood, the rodent would chew through it. White asked Scott if he had found a contractor to replace the concrete pad under the trash compactor. Scott said no. White suggested finding a contractor that could do both (the pad for the compactor and the Packhouse). Ramspott said some area contractors are Crete Pavers, Beaulieu Concrete, and resident Jeremiah Stearns, who is now in the concrete business. She also suggested contacting Road Agent Jeff Hastings to see what his thoughts were since he helped move the Packhouse from the closed landfill to its current location.

Chair Garland said that based on Howarth's report, getting the Packhouse replaced is an urgent matter.

Lebanon Community Nurse: The Community Nurse Report for August was reviewed.

Transfer Station: Attendant Dana Ramspott stated that September is inspection month, so the Rolloff Truck was in for its annual inspection today (Ramspott said this was the soonest he could get an appointment), and there are several things that need to be fixed on the truck in order to get it inspected. The estimated cost is approximately \$8,360. Ramspott asked the mechanic how long those repairs would last, and the mechanic said maybe two weeks, maybe two months; he had no idea and said the truck was a money pit. Ramspott said he checked with SG Reed to see when the new truck chassis would arrive, and that would be sometime in the first quarter of 2025. SG Reed also informed Ramspott that there are issues with obtaining the hoists for the truck. Some trucks have had to be shipped to Canada for the hoist installation.

Ramspott said after receiving all of this information, he reached out to Kevin Onnela, a private waste hauler contractor as another stop-gap measure to get us through any periods of breakdowns of our truck. Ramspott said he also contracted a Rolloff Truck rental corporation, Premier Truck Sales and Rental. He said they would do a six-month rental for \$7,500 per month plus a pickup and delivery charge of \$1,750 each. Ramspott said that Premier also has several new Rolloff Trucks for sale, fully upfitted and ready to go. Resident Jeremy Walla asked what Premier's pricing was. Ramspott said he wasn't sure but believed they were comparable to what we ordered from SG Reed. Ramspott said the chassis we ordered could be used for other purposes, such as logging. He also said that another Town might be looking to purchase one next spring. White asked if the Board wanted to contact SG Reed to see if they would release us from the order obligation. Garland asked what the Premier's price was. Ramspott said the pricing online for the same specifications as the one ordered was \$295,500, Kenworth T880, with a 5-year warranty. There was discussion about waiting for the truck that was ordered from SG Reed and the costs associated with keeping the current Rolloff Truck on the road and perhaps having to go through another inspection next September.

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Jones said a year was lost due to the urging of residents to have an oil analysis done. White said this is a prime example of why we shouldn't wait so long to replace a truck. Jones said we were told three years ago that it needed to be replaced.

C. Scott and D. Ramspott stated that the Rolloff Truck is necessary to keep the facility open because they need it to move the canisters (solid waste and all other recycling commodities) when they are full. Ramspott said there is a Town in northern NH that uses Premier's lease purchase, but he didn't explore that any further because when he brought it to the Rolloff Truck Committee, it was decided the Town would not do the lease purchase. White confirmed the price for the International Rolloff Truck ordered from SG Reed was \$278,580. Ramspott said Premier's truck is a Kenworth versus the International from Reed

Chair Garland directed Supervisor Chris Scott to contact Reed and see if the Town could be released from its obligation to purchase the truck. Garland also questioned spending the money to repair the existing Rolloff Truck. Ramspott reiterated that Patten said, "It's a roll of the dice" as to how long the repairs would last. There was discussion about fixing the existing truck and figuring out what the stop-gap plan would be if it broke down again and purchasing a new one from Premier. Ramspott said he reached out to Casella and they do not have the staffing to provide us with hauling services. Garland recapped that the facility cannot operate without the Rolloff Truck, and the options are 1) Do we spend the \$8,360 to fix the current truck and cross our fingers that it will hold us for six months and continue with Reed? A contingency plan would also be required in case everything "goes South" for us. 2) Cancel the order with Reed if they will let us and buy from Premier instead. Supervisor Scott questioned the cost of purchasing the truck from Premier. Administrator White said there was approximately \$316,000 in the Transfer Station CRF. Resident Jeremy Walla asked if a deposit was made to Reed when the order was placed. White said no; payment is made when the truck arrives. White asked about trade-in value. Ramspott said Premier is too far away, and the only reason someone would want it is because it's a pre-emissions diesel, and they would want the engine out of it.

Ramspott said that Patten's was concerned about the frame because of the rust. It's a double frame, and rust has gotten in between the two frame rails. It has started to jack apart, and all of the airbags that support the axle would start tipping.

Jones said that even if we got the truck back to use in the yard (to move containers when needed), that would help, and then if a hauler was hired to take the material away, that's another option. Ramspott said that Patten's confirmed we could have the truck back until all of the parts were in (to use in the yard) and haul to Casella's in Newport, NH.

Administrator White was concerned about the supply issue with the hoist installation and said that if we had to ship the truck to Canada for that, who knows how long that would take. Garland said there are a lot of "ifs." White questioned if it would be more prudent to cancel the order with Reed and order from Premier, if Reed would allow us to. Jones questioned why Premier has Rolloff Trucks, and we can't get one. White said it was because we were staying local. Ramspott said it's also Premier's business. Supervisor Scott said the truck we ordered from Reed hasn't been built yet.

The Selectmen will meet on Friday, September 27, 2024, at 10 AM at the Transfer Station to follow up on the truck ordered from Reed and determine the path forward. Ramspott requested that the Selectmen replace town equipment timelier to avoid another situation like this.

Town Administrator:

- White informed that Bruce Bowen and Tamika Fadden are living in a camper at the end of Airpark

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Drive, which is a violation of the Town's Zoning Ordinance. She asked the Selectmen if they wanted to proceed with issuing them a Notice of Violation. A motion was made by Selectman Jones to issue the Notice of Violation to Mr. Bowen and Ms. Fadden. Seconded by Chair Garland. Approved by majority vote.

- White informed that a letter was issued to Edward Stout for improper disposal of household trash. The letter explained that the Town is required to handle trash and construction debris in accordance with the State of NH Department of Environmental Services.
- White informed that the Town Clerk/Tax Collector issued Bruno Zupp the notice of impending tax deed in accordance with RSA 80:77. White said Mr. Zupp signed for receipt of the notice on August 20, 2024. Since the taxes have not been paid, Collector Story has issued the tax deed. White will be issuing Mr. Zupp a letter with his rights to repurchase the property. She has reached out to St. Jean's Auction as well in the event Zupp doesn't exercise his right to repurchase.
- White provided the Selectmen with an email from resident Peter James regarding Eversource's six—to seven-year project. The email states that once the project is completed, it will provide a back-loop when the power goes out to help isolate the outage area. James's concern is that Grantham residents won't receive any relief (reduced power outages) on their schedule. He also raised concerns about the dual poles.
- Following up on the CIP Committee's request to explore the option of transferring highway equipment to the Transfer Station, White informed that she had sent an inquiry to the Trustees of the Trust Funds to see if it would be permitted to use the Transfer Station CRF for equipment transferred from the Highway to the Transfer Station.

Building Needs Committee (BNC): BNC Chair Jeremy Walla asked the Selectmen if there was anything they wanted the committee to focus on at their next meeting or if there was another department to review. Garland said the questions they asked needed to be answered first unless they wanted to explore a new public safety building. White suggested the committee review the Transfer Station layout to see if functionality could be improved. Walla said the CIP Committee requested the BNC review the Transfer Station next because they (CIPC) have received requests that they are not sure how to weigh. White said that residents do not stop to see an Attendant before dumping construction debris, so in her opinion, there is a layout issue, so perhaps engineering is needed. Jones said that we need to make sure that the boundaries are identified first.

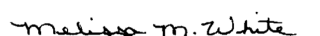
Administrator White stated that budget season is upon us and asked if the Board had any guidance they wanted passed on to Department Heads. The Board said they would think about it. White suggested a work meeting on Friday, September 27, at 11:30 AM. The Board agreed.

ADJOURNMENT

There being no further business, Selectman Jones moved to adjourn, seconded by Selectman Kimball. By unanimous vote, the Board adjourned at 6:25 PM.

The next regular meeting of the Board of Selectmen will be held on **Wednesday, September 25, 2024, at 5:00 PM.**

Respectfully submitted,



Melissa M. White

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Town Administrator