

**AMENDED APRIL 5, 2022**  
**BOARD OF SELECTMEN – MEETING MINUTES**  
**March 22, 2022**

**CALL TO ORDER** – Chairman Haverty called the meeting to order at approximately 6:30 pm.

**PRESENT:** Jaie Bergeron, Jason Croteau, Robert Haverty, Charlene Takesian, Doug Viger

**PLEDGE OF ALLEGIANCE**

Chairman Haverty noted that as it was the first meeting of current session and there was the need to elect a new chair and new vice chair.

**MOTION:** (Bergeron/Takesian) To make Bob Haverty chair.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Viger/Haverty) To appoint Jaie Bergeron as vice chairman.

**VOTE:** (5-0-0) The motion carried.

Chairman Haverty welcomed Selectwoman Takesian and Selectman Croteau.

**MINUTES REVIEW:**

**March 1, 2022**

**MOTION:** ( Viger/Bergeron) To approve the March 1, 2022 meeting minutes as written.

**VOTE:** (3-0-2) The motion carried. (Mr. Croteau and Ms. Takesian abstained.)

**OPEN FORUM:**

No one came forward to address the board in open forum.

**APPOINTMENTS:**

**CARL DUBAY/DUBAY GROUP REQUEST FOR THE APPROVAL OF TWO BUILDING PERMITS ON KEN'S WAY.**

Bill Latendre, M&B Investments, was present for Carl Dubay. He explained they had ZBA approval, Planning Board approval and state subdivision approval.

Chairman Haverty confirmed Ken's Way is a private road. He explained that building permits for a private way require BOS approval. Chairman Haverty confirmed it is for 2 single family house lots and they have worked out all of the house numbers for planning. Mr. Latendre said they have worked with the police and fire departments on it as well.

Mr. Viger asked if the driveway/road is intended to be a town road at some point or stay a private drive. Mr. Latendre said it was private. He explained the town attorney and their attorney have put together a road agreement and there is an indemnification clause that there will be no responsibility from the town for the road.

**MOTION:** (Croteau/Viger) For the approval of two building permits on Ken's Way.

**VOTE:** (5-0-0) The motion carried.

\*\*Agenda items were taken out of order as the board was too early for the next appointment.\*\*

### **DISCUSSION**

#### **RESIGNATION OF TOWN ADMINISTRATOR BRIAN MCCARTHY.**

Chairman Haverty explained he was in receipt of a letter from Brian McCarthy, Town Administrator, dated March 8, for resignation as town administrator. Chairman Haverty read the letter, which stated his last day would be Friday, April 8, 2022.

Chairman Haverty told they board they need a motion and vote to accept the resignation

**MOTION:** (Takesian/Bergeron) To accept Mr. McCarthy's resignation

(5-0-0) The motion carried.

Mr. Viger asked if there was any value in paying Mr. McCarthy out and relieving him of his duties immediately.

Chairman Haverty explained that this has been done in the past with other resignations. Once things are in order, there has been precedence to have an orderly transition where the person stays remote/available and then there is transition to the new plan.

Ms. Takesian asked what the plan would be, etc.

Chairman Haverty explained it will fall under the non-public for tonight. There are a number of options the board can consider.

Ms. Takesian asked what the benefit was to having Mr. McCarthy leave now.

Mr. Viger said there is perhaps no benefit. He felt the infrastructure created could sustain.

Ms. Takesian asked what the flip side would be.

Chairman Haverty said he doesn't see an issue with "softly" parting with Mr. McCarthy. He noted Mr. McCarthy has been dealing with a lot and might be in a place where the town could let him settle into his new chapter in his life.

Mr. Bergeron said he believed there were three other employees the same thing was done for.

Chairman Haverty explained Mr. McCarthy will be compensated. He recommended a soft resignation through April 8 and allow him to step aside and the town to consider the contingencies and implement something right away. Chairman Haverty said he felt it was a good idea with the start of a new board.

Mr. Croteau agreed with letting him go softly.

Mr. Bergeron confirmed with the board that there wasn't the need for an actual vote, just a consensus from the board.

Mr. Viger noted that Mr. McCarthy would still be available for informational purposes.

Mr. Croteau asked if he would still have access to his office, which Chairman Haverty said he would request that Mr. McCarthy remain remote. He noted there would be talk of the new contingency and the resource would take over the day to day, instead of trying to figure out who people go to. Mr. McCarthy would be an advisor to the new contingency.

Chairman Haverty said he would reach out to Mr. McCarthy to let him know. He thanked him for his years of service. He noted his opinion was that Mr. McCarthy had done well in his role and wished him the best.

### **BOS COMMITTEES**

Chairman Haverty explained that with the start of a new session, they look at who is assigned to which committees. He read through the committees, noting there were vacancies in the agricultural committee, CIP, NRPC, Community Coalition, and Planning Board. Chairman Haverty said committees can be shuffled as well. He asked the board members to look over their packets and email him regarding interest in committees. He said votes will be taken and assignments made at the next meeting. He did note that the Planning Board is coterminous with the term of the selectman.

Ms. Takesian asked if they would consider keeping the solar committee to explore the panels in a place other than the roof. Chairman Haverty said Ms. Takesian could ask for the sustainment of that committee if she had interest and asked her to email him in regard to this.

### **SELECTMEN/TOWN ADMINSTRATOR REPORTS**

**Mr. Bergeron** thanked everyone that worked the election, noting everything went smoothly.

**Mr. Viger** no report.

**Chairman Haverty** no report.

152 **Mr. Croteau said** he would like to head the OHRV committee that will be implemented. Mr. Viger  
153 confirmed it will be a new committee. Chairman Haverty noted they will be advertising openings and  
154 taking applications for the committee.

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156 Chairman Haverty confirmed with Mr. Bergeron the makeup would forestry and conservation. Mr.  
157 Bergeron said he would add fire and police. There was discussion on how many citizens the board would  
158 be comprised it. Mr. Viger suggested they plan the demographics and post the opening after next week's  
159 meeting, which Chairman Haverty agreed.

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161 **Ms. Takesian** explained that Community Spirt does Concerts on the Village Green in the summer and  
162 lights on the Village Green in the winter. She explained they seem to be having trouble with the plugs. And  
163 was looking for direction on where to go to solve the issue. She described there was an issue with a band  
164 and the plugs, and the big tree was blowing GFI plug. She said she was not sure of the issue but there needs  
165 to be a resolution.

166  
167 Chairman Haverty asked what the season were for the issues and asked if we were expecting anything in  
168 the next few weeks. Ms. Takesian said no. Chairman Haverty suggested going to the new town  
169 administrator with the task. Ms. Takesian noted it needs to be solved by June.

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171 Mr. Viger asked Ms. Takesian to identify the concerns in bullet points so they can notify the new town  
172 administrator.

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175 **INTERVIEWS: ZBA, AGRICULTURAL COMMISSION, CONSERVATION COMMISSION,**  
176 **FORESTRY COMMITTEE & WATER COMMISSION CANDIDATES.**

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178 **Zoning Board of Adjustments** (openings for two members for three years, one member for two years, one  
179 alternate for three years and one alternate for two years).

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181 There were four interviews and were taken in order of application received.

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183 **John Westwood** was not present.

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185 **Jeff Ciara**, Bush Hill Road, came forward applying for a full time, 3-year position. He congratulated Ms.  
186 Takesian and Mr. Croteau. He said he currently served 2 years on ZBA, which is a tough board with  
187 constant changing and lots of research. He said he wished he had more time to research once they were  
188 given cases. He said he learns a lot from senior members of the current board.

189  
190 Chairman Haverty asked what Mr. Caira's position was for the last two years, which Mr. Caira explained  
191 he was an alternate for 2 years. Chairman Haverty said Mr. Caira talked about getting packet earlier to do  
192 more research. He asked Mr. Caira what things are currently done right. Mr. Caira said a lot of things done  
193 right, the order and how everything goes is copasetic and the only thing he doesn't believe is done right is  
194 the timing of the packets.

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196 Mr. Croteau asked when the packets are received. Mr. Caira said four to five days before the meeting. He  
197 noted it is probably tougher for him because he's running a business and building a house at the same time.  
198 He said he admires zoning and land use. Mr. Caira said he wishes he had a week or two and wishes they  
199 could go by the sites on personal time to get a visual.

**Sean Hamilton**, 36 Blueberry Circle, came forward applying for a 2-year position or an alternate position. Chairman Haverty confirmed the openings. Mr. Hamilton said he will apply for the 3-year position. He explained he moved to Pelham in 2005 and it was the best move made. He is currently on call with the fire department, has been a full-time union carpenter for about 7 years, and in construction about 30 years. He said he loves the town and wants to be able to give back to it and have some say in the direction of the town.

Chairman Haverty asked if Mr. Hamilton has sat on any committees or commission previously, which Mr. Hamilton said he has not. Chairman Haverty noted zoning was his first committee years back.

Mr. Viger asked if Mr. Hamilton was currently a full-time employee of town. Mr. Hamilton said he was not. He is on call with the fire department.

Mr. Takesian asked what made Mr. Hamilton choose the ZBA as his first leap into the town. Mr. Hamilton said it interests him, it seems like he would have a hand in the direction of the town and zoning, it gets him involved without being overwhelming, and allows him to give back.

Mr. Croteau asked Mr. Hamilton if he could change anything in the zoning today, what would he change, if anything. Mr. Hamilton said currently, he would keep things as they are. He said it seems like the town is growing too fast and will have growing pains. He said when he first moved town, he believed an acre minimum was needed to build and that has changed. He thinks the town is growing too much.

**David Wing**, 20 Megan Circle, came forward applying for a three-year member on the ZBA. He congratulated Ms. Takesian and Mr. Croteau. He said he was sorry to see Mr. McCarthy go, but happy to see him get a new position. He explained he was an alternate for the past two years. This is a board with a lot of in process learning. He is looking to provide some sort of continuity. He noted there is one senior member staying and the remaining members could use some support going forward.

Chairman Haverty asked if there were some things Mr. Wing would like to see done differently. Mr. Wing said he would also like to see the packets earlier. He understands they have to wait until almost the end for the finalization of applications. He would like to see more training. He said he has attended two webinars and would like to be able to attend a few more if the state decides to do them in person.

Mr. Croteau asked what Mr. Wing would change in the current zoning. Mr. Wing said getting packets earlier, but Ms. Beauregard is limited. He would like to see more training. He said the planning director provides a good syllabus but having sat on the board, he would like to explore or understand things they have brought up from past.

Chairman Haverty confirmed Croteau's question. Mr. Wing noted the town recently voted to have Accessory Dwelling Units addressed by the planning commission. He said the issue of work force housing had a case came up before the board. He said the state is pushing for it. He believes it will have ramifications for town going forward and it should be looked into. He believes that is through the regional planning commission.

Mr. Bergeron asked if receiving packets digitally would not be as good as the packet in their hands in order to speed up process. Mr. Wing said he was not sure it would make much of a difference. He said it would be helpful and also burdensome as it's a lot of material.

Chairman Haverty said the board can take action and vote tonight or can think about it and vote next week. He also noted members have to be voted in no later than next week.

Mr. Bergeron supported voting now.

Ms. Takesian asked what would be done about the applicant that wasn't present.

Chairman Haverty explained that he believes the two current alternates have taken some time to see how the board works and have taken some time to understand some of the regulations and law. He noted Mr. Hamilton is eager to get involved, which is admirable, but thinks the right place for someone starting out would be an alternate. He said he would be glad to have him in that position. Chairman Haverty noted that alternates have the opportunity to weigh in, but they just can't vote. He said Mr. Westwood was also an alternate in the past and his experience could have value, but he is not present to talk to. Chairman Haverty looking at Mr. Caira and Mr. Wing for 3-year positions, Mr. Westwood for the 2 year, and Mr. Hamilton for alternate the alternate. Mr. Bergeron said he was going to recommend the same thing.

**MOTION:** (Croteau/Bergeron) To appoint Jeff Caira to the three-year ZBA position expiring in 2025.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Bergeron/Takesian) To appoint Mr. Wing for a three-year ZBA position for a term ending in 2025.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Bergeron/Croteau) For John Westwood to be placed into a two-year position on the ZBA for term ending in 2024.

Mr. Viger discussed the value in people showing up for an interview, regardless of their past duties. He said he feels that Mr. Hamilton being present holds a lot of credibility versus Mr. Westwood who is not present.

**VOTE:** (4-1-0) The motion carried.

**MOTION:** (Bergeron/Viger) For Mr. Hamilton be placed into the alternate member position for the ZBA for a three-year term expiring in 2025.

**VOTE:** (5-0-0) The motion carried.

There was discussion on the need to repost for the alternate positions. Chairman Haverty said he will reach out to Melissa to get something posted. Ms. Takesian noted there would be 4 alternate positions because 3 alternates were moved onto board. Chairman Haverty said they typically post for 10 days, take applications, and then interview.

**Agricultural commission** (openings for 2 members for 3 years, 2 alternates for 3 years, 2 alternates for 2 years).

There were two applicants.

**Jenny Larson**, 132 Main Street, came forward. She explained it is a 2-year, full time position and that's what she was applying for. There was a discussion that there has been a lot of confusion as a lot of members have come and gone and Ms. Larson said she is working with Melissa to get the quirks out. She said she is applying for a 2-year position. Chairman Haverty asked if there are any other positions open. Ms. Larson said she and Laura had held the two two-year positions and their terms are up. She congratulated the new board members. She said her time on the board has been enjoyable, she has been able to meet a lot of interesting people, wonderful relationships have occurred through the commission and community members. She has been chairwoman for the past 2 years. They have started a successful farmers' market, helped with different quarrels within neighbors and livestock and helped on a personal basis to stop issues and come up with solutions so no further action would be required. They have worked intensely with state commissioner Jasper and worked with other boards. They are in the process of doing community education programs, currently working to try and get a community garden started. Ms. Larson said she is happy with what the commission has completed within the two years she's been part of the commission. There is a lot more she would like to see happen, including getting more school kids involved (public and home schooled), 4H kids, talking about grants, hoping to get grants through the state to cover community educational classes for kids and adults, expand the education, get the community and other boards and commissions more involved.

Chairman Haverty noted the commission is relatively new and has accomplished a tremendous amount. He congratulated Ms. Larson and the commission and said he is looking forward to seeing what they will accomplish.

Ms. Takesian concurred they have done a great job. She said it's good to have the farmers' market back and she can appreciate the amount of work it is. She said Ms. Larson mentioned there is a lot of turnovers on the commission and asked what could be done to resolve that. Ms. Larson said what happens with commission and committees as a whole is people's hearts are in a good place, but they don't understand the time and effort needed. She said it can get overwhelming and in general, they need to have the time, effort, want and drive to be part and life can get in the way. Ms. Larson doesn't feel there's anything the BOS could do to make people stay.

Chairman Haverty confirmed there are two spots for two years. Ms. Larson said she recommends Laura to return. She is not here tonight but believes she will be present next week, as she has another meeting tonight. Chairman Haverty asked her to reach out to Melissa and clear up what the roster looks like and expirations.

**MOTION:** (Bergeron/Takesian) To appoint Jenny Larson to the Agricultural Commission for a term of two years.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Takesian/Bergeron) To appoint Laura Spottiswood to the Agricultural Commission for a period of two years for a term ending in 2024.

**VOTE:** (4-1-0) The motion carried.

**Conservation commission** (openings for 1 member for 3 years, 1 member for 3 years, 1 alternate for 3 years, 1 alternate for 1 year, a total of 4 open positions).

There are 3 applications.

**Mike Gendreau**, 9 Harley Road, came forward applying for a 3-year, full time position. He said he has been on the committee for several years. There were growing pains in the beginning. He became vice chair, has worked closely with Mr. Gagnon, the current chairman. He realized quickly how the majority of the town speaks loudly in regard to trying to control growth. They have acquired up to 2,000 acres of land. The last couple years been pretty exciting with giant additions to conservation. He said when he first joined, they didn't have a full board but have had a full board for several years. Mr. Gendreau said they all work pretty well together. They all have their own passions. He said his personal passion is connectivity. He is an avid snowmobiler and likes to hike. He likes to work on connectivity from land purchases and landowners. He believes currently there is approximately 50 miles over entire town, mostly connected. Mr. Gendreau feels conservation is kind of the quarterback of trying to conserve town. They work closely with forestry and the BOS, the Planning Board, as they are a subcommittee to them. They also work with groups like the Boarder Riders, etc.

Chairman Haverty asked if appointed, what Mr. Gendreau wants to work on and do better. Mr. Gendreau said when he first started, he had younger children and it took him a while to understand it. His passion is still connectivity. There still a lot of spots that take years to acquire and accomplish. If he can, he'd like to get more involved with trying to work with homeowners and preserve the town as best they can. Chairman Haverty how many total years he's served on the board. Mr. Gendreau said he didn't have the exact number in front of him, but it has been well over 5.

**Ken Stanvick**, 5 Birch Lane, came forward applying for a full time, 3-year position. He said he started as an alternate and moved into a full time, voting position. He has been on the commission approximately 4 years. Mr. Stanvick said he brings the perspective of his professional career in global regulatory compliance for chemicals. They are trying to protect prime wetlands. The town's water comes from the ground, and we need to be cautious of chemicals. His concern is once WCDs are gone, they're gone. He said he sees a lot of cases where homeowners encroach WCDs, and once they gone, they aren't getting put back. They are a big buffer for the water supply. He explained he and his kids are avid sportsman. It is important to have open land for character of town. He said in regard to what he could change, currently the Conservation Commission makes recommendations. Mr. Stanvick thinks it would be great if they could have a bigger say in what happens as their recommendations often get overruled. He often feels listening isn't as inclusive as it should be. His goal is to look at things from a different angle when considering overruling.

Chairman Haverty asked Mr. Stanvick if there's anything he'd like to see done differently. Mr. Stanvick said he'd like to see them have a bigger say in what happens in the town. They came made recommendations but don't have the next level of ability to say no. can recommend.

Ms. Takesian asked if the commission governed by RSA or state laws in regard to them being able to have a bigger say. Mr. Stanvick said it's a state laws, as he understands it. He said he has read the charter and it leads him to believe that's how it is.

**Kara Kubit**, 125 Main Street, came forward applying for an alternate member position. Chairman Haverty confirmed Ms. Kubit has been an alternate for the last 3 years. Ms. Kubit said she came in out of interest for what the committee does. She said she is not very educated in the rules or laws but did it out of interest. She said she has learned a lot over the past 3 years. Karen and Paul have taught her a lot. She is trying to



build her knowledge and education of the commission and what it does and the benefits for the town. She is trying to become better educated before trying to become a full-time member.

Chairman Haverty asked how she approaches her desire to be involved in the commission. Ms. Kubit said she enjoys outdoor recreational activities, she is a business owner in town, and it is important for her to see the preservation of land in town, the trails that are built. It is important for her to gain more knowledge and get involved in the town. Chairman Haverty confirmed her interest was more on the recreation side than trying to control the rural character and development of the town. Ms. Kubit said her original interest was knowing about trails, then learning about how acquisitions are done. She said she is in a learning phase and has learned a lot over the past 3 years. She is trying to learn more to become a more active and contributing member. Chairman Haverty confirmed Ms. Kubit's interested in the 3-year alternate position, which Ms. Kubit confirmed as she has done the 3-year position in the past.

**MOTION:** (Viger/Bergeron) To appoint Kara Kubit to the Conservation Commission for the three-year alternate position, term expiring in 2025.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Takesian/Croteau) For Mr. Mike Gendreau for a 3-year, full time position on the Conservation Commission, term ending in 2025.

**VOTE:** (5-0-0) The motion carried.

**MOTION:** (Viger/Bergeron) For Mr. Kenneth Stanvick for a three-year, full-time position on the Conservation Commission, term ending in 2025.

**VOTE:** (5-0-0) The motion carried.

Mr. Viger asked that all appointed check in with the town clerk to get sworn in.

Chairman Haverty noted there is still 1 alternate position for 1 year that is unfilled, and they need to repost.

**Forestry** (one year position for a 3-year term).

Mr. Paul Gagnon was the only applicant for the only position.

Mr. Bob Lamoureux came forward stating Mr. Gagnon couldn't make it tonight and he wanted to make sure Mr. Gagnon's application was all set.

**MOTION:** (Viger/Bergeron) To appoint Mr. Gagnon to a three-year term expiring in 2025.

**VOTE:** (5-0-0) The motion carried.

Mr. Viger said that Mr. Gagnon has a long history of doing what's right for the town and he felt his interview was not necessary, which Chairman Haverty agreed.

**Water Commission** (openings for five members for three years).

**Scott Winn**, 4 William Drive, came forward applying for any position on the water commission. He said he has lived in town for a year and a half. Mr. Winn works for the state of Massachusetts for the Massachusetts Water Research Authority and has been involved with many major projects from the establishment of the authority up. He is currently in charge of the Metro Meter Maintenance Division, sets the rates for the water and wastewater of Greater Boston, which installs, calibrates, and pulls data from the meters. Mr. Winn said he started out as a mechanic and has worked his way up. He is currently working on his master's in Public Policy with an environmental application. He wants to be involved in town

Chairman Haverty said we are always looking for volunteers in a vast array of capacities and the town has multiple vacancies open.

Mr. Winn noted he is two years from retirement. His grandchildren will grow up here. He said he loves the town and wants to be involved and help the community he lives in.

Mr. Viger mentioned that Mr. Winn brings a level of experience to the position that Mr. Viger doesn't think we've seen before.

**MOTION:** (Bergeron/Viger) For Scott Winn to be appointed to a three-year term, expiring in 2025, to the Water Commission.

**VOTE:** (5-0-0) The motion carried.

#### **BRIAN JOHNSON/PARKS AND RECREATION: GRANT APPLICATION:**

Brian Johnson, director of Parks and Recreation for the Town of Pelham, came forward. He said they are looking to develop a kayak program for residents to kayak Beaver Brook. He said he is present to gauge the BOS interest for developing a plan in the budget, which if approved, they will develop and present before submitting the grant application. He explained the Land Water Conservation Fund Grant is out and April 29 is the deadline to file intent to fill out the grant. Mr. Johnson said he wanted to make sure the board was interested in pursuing the grant. He explained the grant is a 50/50 matching grant. He believes it fits nicely with the statewide Comprehensive Outdoor Recreation Plan. Mr. Johnson noted there were pictures in the BOS packets. He was joined by Al Steward. Mr. Johnson said Mr. Steward brought to his attention that the town owns several parcels along Beaver Brook. They are looking to develop kayak launches and install them on town on parcels. Mr. Johnson said they are looking to start with a parcel on Lane Road, which was once a kayak launch and is listed on the state's website as a launch. He noted it needs upkeep and renovating. They would add a picnic area and three to four parking spots. Something similar would be done at Muldoon Park, accessible from Jefferson Road. This would give a .86-mile trip down Beaver Brook to start. They are looking to kayak in the spring and look for obstructions. Mr. Johnson showed a map of town owned parcels along Beaver Brook. They are eventually hoping to have a spot from the Pelham/Windham line to the Pelham/Dracut line. This would be funded from the grant, a 50/50 matching grant. Mr. Johnson said he doesn't see this as big money ticket and thinks they would submit for the \$70,000 minimum grant, which would have a \$35,000 match. Mr. Johnson would look for volunteer labor to help with the project.

Chairman Haverty mentioned that having lived on the brook for 20 years, he knows the depth and volume can range radically depending on the time of year. He said there will be a lot of challenges and asked whether they are able to mitigate those challenges. Mr. Johnson said they don't want to get into dredging, etc. He was honest in saying that he hasn't been out there to explore yet. Chairman Haverty said that understanding the changing of the brook is important and encouraged exploring during a few times of the year. He mentioned the low in August and high in April, etc. He said they have to be prepared for people to go out in any condition and tough stretches could make it difficult. Chairman Haverty said he is not opposed but wants them to explore a number of times throughout the year.

Ms. Takesian noted she canoed down the brook in her younger days and it can be tough. She also said her understanding is that kayaks sit higher in water. Mr. Johnson said the weight of the person, etc. comes into play. He was honest that he hasn't been out there in August and there may be times where stretches are too low. He mentioned that they may be able post in kiosks when issues arise.

Chairman Haverty said the postings may be a good way to approach advisories.

Mr. Viger mentioned he was less concerned about the water level and more concerned about the parking areas that would be created. He feels there is a need to look at the parking spots moving forward. He suggested going for the grant and then explore the parking areas.

Mr. Johnson said he was thinking maybe an area like the current one at Gumpus where residents would apply for permits for a specific day.

Chairman Haverty confirmed that Mr. Johnson is recommending they do the study and then come back to the board recommending "X" and the need to apply for the grant. He confirmed there would be a place where they would bring the information back to the board for the board to understand the magnitude of work needed.

Mr. Johnson said the intent letter is due April 29, but it is not binding. They might go out exploring and find that it is a terrible idea.

Mr. Bergeron was in support of going for the grant. He mentioned he has personally kayaked down Beaver Brook. He feels the biggest trouble will be clearing debris. He thinks people know how it changes with the seasons. He feels the biggest trouble is with obstructions.

Mr. Johnson mentioned post the warnings, etc.

Ms. Takesian noted her points were already brought up. She thinks it's a great idea and should be pursued.

Mr. Croteau asked if it was a one-time grant, and this year is the only change to get it. Mr. Johnson said it comes in every couple of years. He noted the grant has been very good to the town of Pelham, mentioning Muldoon Park was essentially built with LWCS money, as well as the fields at Raymond Park. Mr. Croteau questioned who would be responsible after the obstructions are cleared the first time. Mr. Johnson said it would be Parks and Rec. Mr. Croteau said he think it's a great idea but a hit or miss.

Mr. Johnson mentioned again that they may get out there and find out it's not something they can accomplish. He said he wanted to make sure the board was in favor before he went exploring.

Chairman Haverty said there is consensus from the board, and they didn't need a vote.

Al Steward said if this ends up being positive and they can accomplish it, he would like to see if there was any way to work with selectmen and conservation to make a move on the Dire property. The town is about to put in an aqueduct to relieve pressure on the bridge. He said Dennis Hogan worked closely and walked Beaver Brook to Willow Street. Mr. Steward said they would ultimately like to be able to create Bill McDevitt Trail around the block from Old Bridge Street to Willow Street to March and back, a 3-mile circle in town. This would allow for boardwalks and observation decks to see wildlife. He noted this is a longer-term plan. He is not sure how it would integrate but believes they can be successful on both. Mr. Steward said he would look for the select people's support. He noted he is unsure where the funding would come from or the price or a way to tie the two together but noted it would be a great place for a kayak launch and picnic area. He said there are three major areas including one by the industrial park, which is 3 acres the town owns, the spot on Lane Road.

Mr. Johnson noted he brought a map of that project as well. He said he talked to Mr. Steward about keeping the two separate since it's a much larger price tag. He said they can turn in two applications. He noted they are asking \$499,000 for the property, which would have a \$250,000 match. Conservation would be willing to come up with \$150,000 and he believed there is \$17,000 the town has aside for an easement. He said he spoke with the park's person in charge of LWCF grants who liked the idea but said they can't just acquire land. It has to be part of the grant to make it recreational use. He said he would keep the two separate. He showed a map of the property and the loop but noted there is shortfall of funding on that part of project.

Ms. Takesian asked if the Dire property was subdividable. She asked if they could sell the house separate to cover some of the money. Mr. Steward said there are 10 acres with approximately 7 acres of it being wetlands. He said he was unsure if the frontage qualifies or not. Mr. Steward said there is more than enough room for parking, access to trail and access to water and it's a viable lot. He said he would be happy to go look at the property to answer more accurately.

Mr. Viger confirmed they are talking about two totally different items. Mr. Johnson said they would be separate the grants. It ties in but are two totally separate items. It would be two separate applications.

Chairman Haverty said the consensus is yes on the first item. They should go explore with kayaks. Mr. Johnson said he would come back to the board with a plan and a budget. Chairman Haverty said that on the second piece, the board needs more information and isn't ready to make a decision. Mr. Steward said he wanted to bring it up and it would be a part of the plan they could integrate. Chairman Haverty said they should have more conversations about it but there would be no action by the board tonight.

#### **REQUEST FOR NON-PUBLIC SESSION**

**MOTION:** (Bergeron/Viger) Request for a non-public session per RSA 91-A:3, II, (A).

#### **ROLL CALL VOTE:**

Mr. Croteau - yes  
Mr. Takesian – yes  
Mr. Viger – yes  
Mr. Bergeron - yes  
Mr. Haverty- yes

(5-0-0) The motion carried.

604 It was noted that when the Board returned, after the non-public session, the Board would not take any other  
605 action publicly, except to seal the minutes of the non-public session and to adjourn the meeting. The Board  
606 entered a non-public session at approximately 8:12 pm.  
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608 **ADJOURNMENT**  
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Respectfully submitted,  
Jill Atkinson  
Recording Secretary