

**Town of Tinmouth
Select Board
December 17, 2019
Special Meeting**

Members present: Michael Fallar, Frank Sears, and Cathy Reynolds

Others present: James Carroll, Esq.(6:00-7:00), Gail Fallar – Select Board Assistant, and at 7:00 Eric Buffum – Road Commissioner, Jo Reynolds, Grant Reynolds, and Doug Fontein

Cathy called the meeting to order at 6:00 PM.

Cathy, based on advice of counsel, moved that the Select Board enter executive session as premature disclosure regarding possible civil litigation with the Town of Wallingford would be detrimental to the interests of the town. Frank 2nded, all voted in favor.

At 6:03 Cathy moved to enter executive session to confer with town counsel regarding the potential dispute of the town line with Wallingford, to include Gail Fallar-town clerk. Michael 2nded, all voted in favor. Board exited executive session at 7:00, no action taken.

Grant advised that it could be an expensive fight and hard to determine the exact location of the town line. Board took under advisement.

Public Works Facilities Bond Proposal - Board discussed upcoming bond proposal to replace the town garage and build a salt and sand shed. Otter Creek Engineering has estimated site work at \$179,000. NBF Architects advised the cost of a 60'x80' town garage at \$675,000. Estimated cost of the proposed 60' x 85' salt and sand shed with road crew doing site work is \$200,000. Board felt \$1 million+ for both projects is too high. There is \$370,000 currently in the Capitol Building Fund, so bonding could exceed \$650,000.

Much discussion - heated at times: about the correct size for the town garage – reduce number of bays from four (4) to three (3) or two (2), build the salt shed first – add sand shed later or not, what can a town this size afford, is there any way to reduce the cost with volunteers, hire two temporary workers to help Eric and Ronnie – one crew working on site work, the other crew working on road work, how to get Michael to support the endeavor (he noted that he has been for a smaller project from the beginning and still has concerns about how much voters can afford) so the Board presents a unified position. Reducing the size to 60' x 60' (3 bays) could reduce the cost to \$504,000.

Cathy calculated a tax rate on \$700,000 for 30 years at 4% interest would be around 6 cents per hundred dollars of assessed value. \$60 a year on a \$100,000 house – need to get a better estimate of an interest rate.

Other sources of funds – the Town has \$108,000 for town buildings other than highway in the Capital Building Fund (some of that was for maintenance of the community center – which is now a school district responsibility) – could some of that (\$50,000?) be used for highway (with voter approval), and the Town has a housing rehabilitation fund (from a grant in the 1990's) of \$30,000 that could be repurposed to the project, that would also need voter approval.

Process was then discussed, bond vote would have hearing on town meeting day, February 29th, and be voted by Australian ballot on Tuesday, March 3rd. Votes regarding using some of the Capital Fund and the Rehab Program would be voted from the floor at town meeting on the 29th.

Michael suggested reducing the size of the garage to two (2) bays and building a salt shed that would hold half a year's salt instead of a whole year. Old garage will be kept for cold storage, but would need to keep its heated bay if the new garage has only 2 bays.

Board decided to hold a special meeting on Tuesday, January 21st to finalize budgets and approve the warning for town meeting.

Health Insurance - After discussion regarding possible health insurance changes with advice from Steve Cable (Colonial Financial Services), Michael moved to change the Blue Cross Blue Shield health insurance from the Platinum Plan to the Silver CDHP Reflective Plan and to amend the Personnel Policy to reflect the change. Frank seconded, all voted in favor. Town will cover deductible and out of pocket costs through the HRA – premium savings will cover those costs.

Minutes of 11/14/19 were approved with a correction to remove Kim Harbaugh's name regarding the generator for the town office. All voted in favor. Cathy withdrew her proposed changes due to the minutes already being published.

Board asked proposed budget be adjusted and emailed for their consideration at their regular meeting on January 9th.

Meeting adjourned at 9:15 pm.

Respectfully submitted,

Gail Fallar
Select Board Assistant