

Chairman Campbell convened the Board on the above date at 7:00PM in the Nowak Room. Also present: Lionel Ingram, Paul Binette, Robert Eastman, Joseph Pace and Town Manager George Olson.

1. Public Hearing per RSA 79-D Discretionary Preservation Easements for preserving Historic Agricultural Structures – 137 Linden Street.

Chairman Campbell convened the public hearing at 7:02PM to receive comments concerning tax relief associated with the preservation of a barn. (See attached memo from Assessor John DeVittori explaining details, as well as a portion of the application, details and photo). No comments were received from the Board or public in attendance.

The Public Hearing was closed at 7:04PM.

Chairman Campbell convened the regular meeting at 7:05PM.

4. Minutes of the meeting of April 12, 2004.

Mr. Pace moved to waive the reading of the minutes and to approve them as submitted; second by Mr. Ingram. VOTE: Unanimous.

5. Bid opening – Water Line Replacement – Court Street.

Three bids were received for the project:

Quirk Construction Corp, Georgetown, MA	\$248,265.00
Jamco Excavators LLC, So. Hampton, NH	\$178,275.00
Ramey Contractors-Engineers, Methuen, MA	\$122,025.00

Mr. Binette moved to refer the bids to the Town Manager and appropriate department official for review and to return with a recommendation; second by Mr. Pace. VOTE: Unanimous. The budgeted amount for the project is \$135,000.

6. Bid Award – Rubber Tire Loader Backhoe.

Mr. Olson recommended the low bidder, Southworth-Milton of Hopkinton, be awarded the bid at a net of \$63,465 which includes a \$15,000 trade-in on the old backhoe. ***Mr. Pace moved to accept the Town Manager's recommendation; second by Mr. Eastman. VOTE: Unanimous.***

7. Update of request of signs off Ashbrook Road.

Mr. Olson reported he contacted a NHMA attorney regarding the placement of signs on utility poles and was told they are private property and the Town has no authority to place directional signs on them. He informed the owners of The Elephant's Garden of the opinion and indicated to them they would need to begin the process of securing signage from the start.

Steve Cole & Cynthia Childers, owners, requested placement of the double-sided signs in the same positions, just not on the poles. The placement on the corner of Ashbrook and Hampton Falls Road would be on the opposite side of Route 88. At the other end of Ashbrook, the sign would be on Hampton Road, across from the store.

Mr. Eastman noted in accordance with Zoning Board regulations (5.74) regarding signs for residential districts, requests must go to the Zoning Board of Adjustment for exceptions. Mr. Ingram reiterated the Board was not aware of that particular regulation during discussion at their last meeting and the decision was made contrary to the vote of the Town [Note: zoning amendments are approved at Town Meetings].

Ms. Childers noted these would not be advertising signs but directional. Mr. Olson explained that to the extent they receive permission from a private property owner, a directional sign could be placed. If the ZBA says a sign is allowed but must be in a right-of-way, the Board of Selectmen must then approve that request.

8. Second reading – request for 2-hour parking during school hours: Lincoln Street.

Mr. Olson noted Arthur Baillargeon's comments at the last meeting regarding one-hour parking vs. two-hour parking are correct – the rest of Lincoln Street, where posted, is one-hour. Mr. Olson proposes one-hour parking on the west side of Lincoln Street for a distance of 40 feet south of the entrance to the train station. This would incorporate the four diagonal spaces, though not in front of the ECCA building.

Karen Desrosiers, ECCA Program Director, was present and asked of the space directly in front of the building. It is currently not lined as a diagonal space but parallel, but EHS students are parking there diagonally with no ticket action. She urged action on some of the spaces being 1-hour.

Mr. Campbell noted the Board is planning on assigning some of the spaces as one-hour parking: it's just a matter of determining which ones. Mr. Olson will review the parallel space to determine if it could be used as diagonal parking. This would then allow the spaces being marked in front of ECCA.

This is the second of three readings.

9. Second reading of Amendment to Town Ordinance 1204 Sanitary Production & Distribution of Food.

Mr. Campbell asked for comments concerning the amendments as proposed and discussed at the last meeting with Deputy Health Officer Judy Jervis. There are 18 proposed changes, including definition of wording, items required on the application, redefinition of class of license, documentation of critical items, administrative fines increases and a new chapter for closure of a facility for an imminent health hazard. This is the second of three readings.

10. Second reading of Amendment to Town Ordinance 103.8 Restricted Parking – Harbor Master.

This will allow a parking space at Stewart Park, next to the island by the launch ramp, to be restricted to the Harbor Master. This is the second of three readings.

11. Request to maintain tax exempt status of Presbyterian Church property.

Pastor Stephen Magee has requested the land, once the site of the Presbyterian Church, remain tax exempt. Since it is not now being used for religious purposes, it is now taxable. The Board has the authority to make the land tax exempt "as justice requires" as noted in the RSA's.

Pastor Magee was present and began by thanking residents and the Board for their interest in their status and have appreciated the support given the congregation. To date, \$46,000 has been spent on demolition, site clean-up, testing and signage and they are meeting with the architect next week to review proposed plans.

Mr. Binette asked if the church does not re-build for 2-3 years and then they decide to move elsewhere and place the land for sale, the Town would then have lost the tax revenue for three years on that parcel. He noted, also, it may be hard to sell that parcel with the regulations for the Historic District.

Pastor Magee noted the intention of the congregation is to rebuild and they are not considering a move. They feel there are reasons why they are there and those reasons have not changed. They have put no feelers out for sale of the property.

Mr. Olson noted if the exemption is granted, it is for one year. They would return next year, after filing the appropriate paperwork, and it would be reviewed again. Mr. Eastman noted the congregation is still holding services and have not abandoned the site: it was an unfortunate event with the church being destroyed by fire.

Mr. Ingram moved to approve the request for tax-exempt status for the Presbyterian Church property on Front and Center Streets; second by Mr. Pace. VOTE: Unanimous.

12. Lease agreement between the Town and the Bureau of Court Facilities – District Court space.

Mr. Olson noted this is for one year and provides a 3% increase to \$20,828, as discussed during the last lease review. Mr. Pace asked if work not done because of budget cuts be a cause for negligence to the contract. Mr. Olson noted no obligations will be not met because of the cuts. ***Mr. Pace moved to authorize the Town Manager to execute the lease with the State Bureau of Court Facilities; second by Mr. Ingram. VOTE: Unanimous.***

13. Appointments to Boards and Committees.

Clerk Binette read the recommended appointments to various boards (attached). ***Mr. Binette moved the appointments as presented; second by Mr. Eastman. VOTE: Unanimous.***

Chairman Campbell read the positions available on various boards and committees from a prepared list (attached). Interested residents should contact the Town Office at 778-0592 or send a letter of interest to the Selectmen's office at 10 Front Street.

14. Action on request for historic barn easement.

Mr. Pace moved to grant the request for the Discretionary Preservation Easement on the barn at 137 Linden Street; second by Mr. Ingram. VOTE: Unanimous.

15. Permits:

- The Seacoast Community Chamber Orchestra requested the Town Hall on May 23rd from 1-5 for a performance;
- EHS Lacrosse Boosters requested use of the spaces by the Bandstand on Saturday, May 22 from 8-12 selling Krispy Kreme donuts as a fundraiser;
- Randi Moran placed his annual request for blocking a portion of the road for a block party on Washington Street from 1-8PM on July 17th. Emergency access will be available;
- Exeter Players requested the Town Hall on October 5,6,7,8,9,10, 22, 23 for a play.

Mr. Ingram moved to approve the requests as submitted; second by Mr. Eastman. VOTE: Unanimous.

16. Town Manager's Items:

- Next meeting will be May 10th;
- The Assessor has announced that Vision will be out conducting appraisal information during May through July in one-third of the Town. This will update records. He noted all properties will be revalued to market value for the November tax bill. Any questions – call the Assessing office.
- April 30th is the deadline to register dogs without paying a premium fine. Current rabies certificates are required.
- The flushing of water lines is finishing. Discoloration of water is caused by this action. Contact DPW if you have any questions.
- The Council on Aging is still seeking the oldest living person residing in Exeter in order to present the Boston Post Cane. Contact the selectmen's office.

17. Selectmen's committee reports:

Mr. Pace: The Arts Committee, currently meeting in the Wheelwright Room this evening, will have a local artists exhibit at the Town Hall for the month of May. The exhibit will feature favorites of the local artists and may be viewed weekends in May.

Mr. Ingram: The Linden Street Re-use Committee is reviewing plans for appraisals if the land is sold. He, however, missed the Safety and Council on Aging meetings.

Mr. Eastman: No report.

Mr. Binette: No report.

Mr. Campbell: Attended the Exeter Development Commission meeting last week and viewed a presentation of businesses by the Web. The Conservation Commission meeting reviewed general business and easements at the EHS new and old fields.

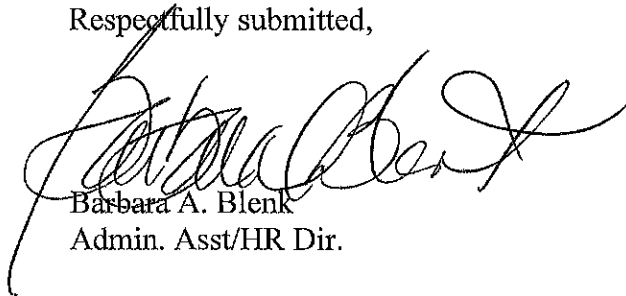
18. Public Comments:

Joseph Kenick, representing the Sportsmen's Club, presented the board with a letter (attached) reviewing proposals. This will be scheduled for the May 10th meeting.

Ms. Childers, The Elephant's Garden, noted New Englanders' are a proud group of people and have built upon their independence. Exeter is lovely and urges the promotion of more business. She questions (generally) what the fear of directions signs for businesses is and don't they wish to promote neighborhood businesses. The Elephant's Garden has appeared on Chronicle and in gardeners' magazines. The poles in the area still have political signs and yard sales well past the date, as well as contractor's signs advertising their businesses and phone numbers, and she asked the Board to be fair. She feels they are not now being fair to all.

Mr. Ingram moved to adjourn; second by Mr. Eastman. VOTE: Unanimous. Time: 7:55PM

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Barbara A. Blenk', is written over the typed name and title.

Barbara A. Blenk
Admin. Asst/HR Dir.

attach

TOWN OF EXETER
10 FRONT ST

ASSESSOR'S OFFICE
778-0591

Dear Board of Selectmen,

April 16, 2004

Please find attached, a tax relief application in the form of a Preservation Easement on a historic barn located at 137 Linden St.

The application, cover letter, and supporting literature, fully explains the Discretionary Preservation Easement program from the State of N.H.

The Board needs to determine if;

The property – barn meets the States criteria for an easement exemption,

The percentage of the exemption that is applied to the barn valuation for ten years.

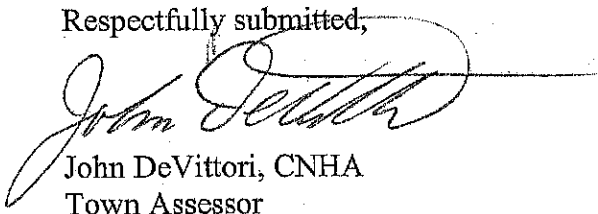
My recommendation is to approve this application. The barn does serve the public as a scenic historical and architectural structure. The assessed value of approximately \$30,700 is exempted by 50% for a period of ten years, including the land footprint of the barn. Based on this years tax rate, I have calculated that the property owner would receive approximately \$600 off their tax bill.

A discretionary easement needs to be drawn up and executed by the Board and recorded at the Registry of Deeds if all agree.

Please see attached a summary of the major highlights contained in this exemption.

If additional information is needed please let me know.

Respectfully submitted,



John DeVittori, CNHA
Town Assessor