

SUNAPEE BOARD OF SELECTMEN
MEETING

7:00PM Town Office Meeting Room
Monday, November 28, 2022

Present: Vice-Chairman Suzanne Gottling, Chairman Josh Trow, Selectman Jeremy Hathorn, Selectmen Carol Wallace, Shannon Martinez-Town Manager, Allyson Traeger-Executive Assistant, Frank O'Connor-Interim Finance Director.

1. REVIEW OF ITEMS FOR SIGNATURE:

CZC's:

Parcel ID:0120-0016-0000 11 Scotts Cove Road, Helaine & Jonathan Winter

Motion to approve CZC's by Selectman Hathorn seconded by Selectman Wallace. All voted in favor.

DRIVEWAY PERMIT:

Parcel ID:0114-0014-0000 Browns Hill Road, Peter & Pamela Voss

Motion to approve DRIVEWAY PERMIT by Selectman Wallace seconded by Vice-Chairman Gottling. All voted in favor.

Review and Sign Certification of Yield Taxes

Parcel ID:0239-0013-0000 Shawn Austin Yield Tax deal \$1508.49

Motion to approve CERTIFICATION OF YIELD TAXES by Vice-Chairman Gottling seconded by Selectman Hathorn. All voted in favor.

2. APPOINTMENTS

7:10PM-Mindy Atwood- Policy Update from the Abbott Library Director

Ms. Atwood presented the Policy update from the Abbott Library and talked about the lately tendencies across the country about arise in book challenges in schools and public libraries. According to the reports from American Library Association, in 2021 there were 729 challenges affecting 1600 books, which was more than double from 2020's figures and it is the highest since ALA begin compiling challenge data, more than 20 years ago. History shows that many books that were destroyed or banned, ended up becoming literally classics. Book challenges are happening in NH, in school districts and libraries and she wanted to share with the board that Abbott Library's policy is in process, for dealing with the book challenge; a book that individual may feel should not be in the Abbott Library collection. The policy in process as adopted by the trustees is that they ask the individual to fill out the request for consideration form and submit it to the library director. Then the director refers to the Board of Trustees with a written recommendation for appropriate action. The plan approval by the board and a copy of recommendation will be sent to the challenger. The board's decision will be final and the item in question will be remain accessible until the final decision has been made. She pointed out that in some places in NH the challengers try to go over the library board of trustees and library policies

by asking town administrators or managers to intervene or select board members to intervene or the police.

Selectman Wallace asked if there are any challenges so far in Abbott Library and the answer was negative.

Chairman Trow asked if the only way to challenge is through the library director or they can go through the state as well and the answer was that the challenge is very local, there are 264 public libraries in NH.

Selectman Hathorn asked what percentage of the libraries that are experiencing issues with the challenges and the answer was that so far it has been more around other displays and programs and in school libraries. She added that it is going to be happening more and more since there are some national interest groups who are prompting people to take local action and giving them script or guidance.

7:20PM-Sullivan County Commissioners

Bennie C. Nelson, Vice Chair of the Sullivan County Commissioners presented the nursing home renovation as a big project coming underway. They basically have two buildings, one from 1931 and the other from 1970 that need to be renovated. They have first started with the project five years ago and currently they have two person rooms backed up to a single bathroom and common showers. A couple of years ago the renovation project was estimated at \$35M by architects and after it had gone for bidding, it had come up to \$55M. Construction experts had told them that the prices will escalate, interest rate will go up. Delegation had decided to form a committee to study different sides of different designs and basically had come back with an estimate of \$65M. Between them, they have been able to leverage \$2M from the senators and \$25M from the state. The old building is planned to be demolished and the 1970 building renovated. The bond is \$20M on 1,7%, it is going to raise the county tax rate by 9%. Discover Sugar River Region was county's project and UVLSRPC is planning to do trails project to map existing trails.

Selectman Wallace asked how the county allocating is funds back to the regions from which the funds come and if they look at it on per capita basis.

Mr. Nelson replied that the towns do not pay the property taxes, property owners and tax rate for Sunapee is \$13.

Chairman Trow asked about the rent that was mentioned the residents pay at the nursing home.

Mr. Nelson replied that everybody pay rent there and he could not tell what the rate was, but mentioned that it is not huge. All residents must qualify to enter the program.

Vice-Chairman Gottling asked if they have any women residents at the present time. She also had noticed that they do not have that they do not have the most recent approval of bonding, which was \$9M.

Mr. Nelson replied that there are but did not specify the number.

Ms. Traeger read a question from ZOOM: "What, if anything, does the county provide for sharing services for administrative tasks such as payroll, processing and/or to enable joint purchasing programs so that towns of the county can join forces for purchasing items that they can have use".

Mr. Nelson replied that grants can be available to the towns for these needs.

Selectman Wallace asked about the purchase of sand and salt and Mr. Nelson replied that they use a couple of trucks a year, so the town of Sunapee uses a lot more than them. She mentioned the idea of grouping all the towns of the county so they can have great purchasing power. Mr. Nelson mentioned the biomass burning chips for the whole complex as a way for saving.

7:55PM-Steve Bourque, Special Rec Expenditures

Mr. Bourque presented the Special Rec programs who were in majority profitable and do not have negative balance. The request for allocation of the Special Rec money is \$26,364.

Selectman Wallace asked about the number of participants in programs and if they are looking into changing the fee structure on some of them.

Mr. Bourque said that the balance that he always tries to do is 1-3% over a hundred on the core fees that they see in there. The biggest one that they can look at is the Summer Camp. When it came on board, it had an established rate and when they went into hiring, they have had increasing wages, but keeping a lot of costs for supplies and field trips and working with the school and library programs really helped them to minimize that loss. They have also had to cancel first and last week, so that had further reduced some of the income.

Selectman Hathorn asked how they compare the ones like Summer Camp in price standing point.

Mr. Bourque said that New London is increasing their rate because they were not as profitable. He believes that they are looking more to making profit, while Sunapee is trying to provide services without profiting from them and trying to just cover their cost. They were at \$225 range last year while Sunapee Rec range was \$135 and \$145 for resident and non-resident last year.

Chairman Trow asked about the negative revenue on the Summer Fest.

Mr. Bourque said that Summer Fest was a project in 2021 and it just kind of hung out for a year and did not happen, so they had the money and even had debated if they should refund the money to all the sponsors or do they go forward with it. Some of that money was closed out for the year and they did not look at it as 2022 money.

Town Manager Martinez added that they had to return some of the donation money.

Selectman Wallace asked if they did the Summer Fest and Town Manager Martinez replied positive.

Chairman Trow asked for clarification that \$3.150 were raised in 2021 with the included in \$4.200 and it had cost \$4.100.

Mr. Bourque answered that if they look at the balance sheet, the returning's from the debit were \$6.150 and the revenue side was near \$1855 for 2022. So, there were more expenses than revenue in 2022 that there were booked.

Chairman Trow asked what they do for track & field. He asked about the current balance of the Special Rec to 2022.

Mr. Bourque replied that they provide shirts and submit for the state meet for the athletes. The balance at the beginning of the year was \$221.000 and their true balance as of today was \$140.000.

Motion to authorize a transfer of \$26,364 from Special Rec as presented by Vice-Chairman Gottling seconded by Selectman Hathorn. All voted in favor.

3. PUBLIC COMMENTS:

- Charleen Osborne, Chair of Recreation Committee said that as a committee member she is extremely pleased from all the work that Town Manager Martinez and Steve Bourque had done over the past year, because a year ago they did not have any idea on which direction the Recreation was going to go in, what kind of money and budget they have had as well as what was it being spent on. Now, they as a committee have a much better grasp on what kind of programs they can say they are in support of and what kind of things they have to say no, we have to hold off to that until we have the finance.

- Chris Whitehouse commented on the budget presentation in the part of the demographics of Sunapee where it is provided that most of the people in Sunapee live below the middle-class standard. The poverty is at 14% and in 2016 was about 3%. He said that basically 51% of the people living in the town are middle class and on that number. 40% live below middle-class standard. Based on a recent survey, 75% of Americans making \$30,000-100,000 are saying that their earnings are falling behind the standard cost of living. Based on that survey, most of the 90% of people in Sunapee are struggling. His electricity is up 40% this year and other expenses from 20-35% more. He continued that 40% of 1,671 senior citizens in Sunapee live below the middle-class standards. The town budget increases from 2021 and for 2022 and 2023 proposal is 24% increase in two years, \$1.5M. He said that it took them 250 years to get to almost \$6M in the town budget and the board is shooting for \$1.5M in two years. He asked what the logic behind that is and if they care about the poor middle class in this town.

- Lisa Hoekstra wanted to ask Mr. Whitehouse a question and Chairman Trow responded that they are going to keep public comments for the board. She then redirected the question for the board about the numbers that Mr. Whitehouse mentioned, if they are for full-time residents of Sunapee or all the households of Sunapee. She continued a different subject and asked how many cease-and-desist letters have been sent in the last year from the board to short-term rental owners.

Chairman Trow answered that most of the numbers are for full-time residents of Sunapee. About the cease-and-desist letters the answer was that his knowledge is that there are very few and as part of the discussion was what is the town going to do with it, so they have tried to keep their hands off until they come to a resolution of whether they are going to be permitted or not.

- John Augustine (Via ZOOM) said that his understanding is that every time that the quorum of the Board of Selectmen is together discussing town business, it must be posted as a public meeting. Nothing happened for the 6 o'clock session today, so he assumed it was a misunderstanding for the town to not post it. On a separate point, he said that the agenda for today's meeting was very thin in substance and encouraged the board to fill up the agenda. He said that there were a lot of things discussed in the meetings that seemed like they get a lot of attention on one meeting and then they never hear about it again. He mentioned the Code Enforcement Officer as an example, the STR topic, the after-school summer programs, the Fire Department proposed changes. He suggested the board to have old business and new business on the agenda and list out the things that are still in process. On separate topic, he commented that the 12-cent proposed tax impact for Fire Department changes is factually incorrect and said that at some point, somebody with authority needs to state that that is an incorrect number and put

forward the correct number. He believes that if Summer Fest was not included in 2022 Budget approved by the voters and if no taxpayer money was allowed to be spent on that activity, regardless of whether money was left over from the year before or this year's budget that was available, does not mean that they could make stuff up for the money to be spent on. He asked the board if anyone knew that in March, April, and May 2022 there was going to be a Summer Fest planned, because if the Board of Selectmen did not know about this project, that is a problem. He then asked whether the new phone system for town hall was approved in the 2022 budget. He also asked what is the dollar amount that the board feels they should get notified for a project for building maintenance and how much was the cost of the new phone system. Frank O'Connor responded on the Summer Fest that it was not taxpayer money that had funded that overage, it was the Special Rec Fund.

Chairman Trow said that Summer Fest was something that Scott kicked off before he left, and it had surprised literally everybody when Town Manager Martinez started receiving phone calls from vendors about the Summer Fest. They did get notified about it before it did happen and it was already agreed for, signed, and paid for. It was not unexpected when it happened. About the phone system the response was that building maintenance budget covers that. About the limit of dollar amount for projects and the cost of the new phone system he said that the board does not have the answer at this point, but they can provide it for him.

- Member of the audience commented on the budget advisory that it was good to see the pros and cons and that also it would be good to have all the budget directors in the same room once a year for a joint discussion.

4. SELECTMEN ACTION

- There were no Selectmen Action

5. TOWN MANAGER REPORTS

Town Manager Martinez brought up the discussion that they have had on the last meeting on whether they could pull the use of ARPA Funding for different kinds of activities, and it seemed like the Organizational Management Review Study for the PD could potentially use that under the ancillary admin cost related to hiring staff and retention.

Motion to approve up to \$30,000.00 for the Police Organizational Study out of the ARPA Funds by Chairman Trow seconded by Selectman Wallace. All voted in favor.

Town Manager Martinez said that together with Chief Cobb they are worried about the cruiser situation and if they wait until March, they will need to wait for another 18-19 months for another vehicle, so she is hoping to revisit the conversation and whether it comes from ARPA or the budget, they need to move forward and resolve the situation with the cruisers. She mentioned the option of one-time payment for the vehicle from ARPA funding and asked the board what other information they would need for them to be comfortable making a decision. She said that it seemed as they are worried about having another vehicle coming to the fleet, but the truck can be being used more for training and different administrative reasons, but if they want it gone, they can do that, and the number of vehicles would be remain standard.

Chief Cobb said that the 2017 Ford Explorer that has 115,000 miles has been out for service because it needs a water pump, and they are going into the third week being without that car.

They have three vehicles available currently, counting the truck, which is not a patrol nor a pursuit vehicle. He emphasized the importance of having an additional car for the cases when they have a need for additional staff and having a variety of sizes of vehicles to the fleet.

Chairman Trow asked to clarify if they are trying to move up the replacement, get an extra year's payment in one year in grant size and order a year ahead of where they think they should.

Chief Cobb replied that that is what they are looking to get and from the quote they can pay at the end of the year, but it is obviously a little bit more to pay that way. He said that in this situation, if they were to order right now with 2023 banks being open, they would take the delivery in ten months, in theory, but they would have to commit to buying and would have to make the payment next fiscal year.

Town Manager Martinez said that they need permission to encumber the funds and that the question here is where they would cover the funds from.

Chief Cobb added that if they went into default budget, they would cover for the one vehicle. If they wait until March with this cycle of ordering going on, they are looking on being able to order in October of next year. By the time the car gets in and ready for patrol, they would look at the truck and make a decision if it is worth keeping or not.

Selectman Hathorn asked if they order right now, would the price be locked in.

Chief Cobb answered that it would be the current price of the vehicle if they order now.

Vice-Chairman Gottling asked for clarification when would they ordinarily put the order without the situation they are now and how does getting this car kind of out of order and singling due to the ordinary way means.

Chief Cobb answered that they order two cars every three years, they make lease payments on the cars for three years, but they keep them for six years. He said that if they continue the ordinary plan, they will replace two vehicles in March 2023, and historically they have been able to buy them from the dealer. All the indicators from what they have been told are that the dealerships are not doing that anymore. He explained that they would start paying for two new vehicles, because the others would have been paid. They would start with two new vehicles, which has worked well over the time.

Chairman Trow pointed out that the police have vehicles, and they need them for their job, they are on their budget for every three years and lease payments, and to some extent it is a lot easier than every seventeen years or whatever it is. The budget includes the operating of the Police Department and that was done 15-20 years ago, or probably 12 years and he thinks it worked well. He thinks that gives fuller picture of what the cost of the Police Department is, and he really likes it, but obviously they are running into an issue here.

Town Manager Martinez said that they are just asking for a permission, because they are going to get out of cycle.

Chairman Trow clarified that what they are asking right now is to pre-order so they would receive one vehicle at the time when they would have probably received it if they would ordered it in March. Then they would have order one in March but received it sometime in 2024. It is trying to get one on the same schedule as they always used to, but to do it, they need to pre-order. As far as funding wise, he asked what is required.

Chief Cobb replied that the question is if they could do it at the end of the year, so the annual lease payments on the one vehicle would be \$16,485 at 7.98% interest.

Chairman Trow asked what they need to approve tonight as a board.

Town Manager Martinez said that looking at the budget if it is \$16,000 would they authorize it to encumber those funds from the budget of 2022, so they would have the money and can place the order, and then the difference would carry over and they would have the surplus in 2023. They could do that, or they can use ARPA Funds.

Chief Cobb said they could also make a lease payment, so, if they did one lease payment of \$15,265, which would be slightly over the interest rate, but they would pay it in advance instead of the end of the year.

Town Manager Martinez agreed that it is probably safer if they do it this way.

Selectman Wallace asked if they did spend money now, would they still have enough in the budget to finish the year.

Town Manager Martinez answered positive if there is only one payment.

Selectman Hathorn asked if they could make that payment from ARPA fund and after brief discussion, the board decided not to go through ARPA.

Chairman Trow agreed with the concept of getting the vehicle, but the main question was the funding of it. He said that the least confusing approach would be if effectively they just overspend the budget (the line), even though they would need to explain to the public.

Town Manager Martinez mentioned the option to cost share and said that the clearest cut is if the board approve and authorize for them to move forward.

Chairman Trow and Vice-Chairman Gottling concluded that they do not even need to make a motion to approve, they can just not oppose it.

Vice-Chairman Gottling said that her concern if there is a tax anticipation note for the money that they are going to have sitting on their budget at the end of the year.

Chief Cobb gave the board quote from August 30 for Dodge Durango 6-cylinder AWD from Center Chrysler \$43,900, September 20 from Central for the base model \$39,516. The cost was just for the vehicle, not the outfit. The outfit prices were put into the request for the next year.

The board gave their consensus to the Town Manager.

Town Manager Martinez announced that they are going to have an important event this weekend, escorting Santa Claus with the Police and Fire Department, and asked for a permission to do it.

Selectman Wallace asked about the events with the graffiti if the police are at the point when they are going to ask people, the “victims” if they are to press charges. She also asked when they would expect for the process to be wrapped up.

Chief Cobb replied that it is safe to say that there are prosecution decisions being made in the best interest of all parties involved. They are contacting all the “victims” involved that they could identify, which they have estimated 8-10. He said that as far as the investigation and determining where they are with suspects, it was wrapped up the same day. It was going to take some more time for the rest of the process, as well as to find out how much it would cost to fix their property.

Town Manager Martinez announced that the Planning Board public hearing/meeting is on December 15, and it will include a presentation of definitions of short-term rental. In summary, she had felt as the Planning Board had not taken the recommendations of the STR Group. From a process perspective, they were to work together as a group and then hand it off to the Planning

Board, and as the Town Manager, she had withdrawn from the process. She asked permission from the Board of Selectmen to represent them at this meeting on December 15.

The board agreed to have Town Manager Martinez represent them at this meeting.

Town Manager Martinez noted that they will be in court tomorrow for the travel trailer case and said that she had already sent them an email about the other things that are happening.

She said that since they have already had the conversation on whether they will pay the \$2500 for the Coalition Community, they are having a meeting tomorrow as well and she will attend that meeting to get better information about it all and give the board some feedback.

Town Manager Martinez said that at one point of time they have talked about a number of Policy updates that they need to do as a Board of Selectmen team, Finance team, Police and Fire Department and they are going to start to give them to the board in bite size pieces and one of them has to do with the right-to-know and they have talked about giving the board members emails. They cost \$5 each and easy to use and asked them if that is something that they still want to do, and then the right-to-know would come through their email. From their perspective, they would like to have much more formulated approach to the right-to-knows.

Chairman Trow said that it would make sense in general if they have a central Selectmen mailbox, probably through their web page.

Town Manager Martinez said that the web page itself is old and outdated and the provider is moving them to update since they are the last ones to upgrade. They have chosen to upgrade and so a lot of the processes that they want to have in place will start to get integrated with the upgrading of the website.

Town Manager Martinez said that public comments are not meant to be public discussion and thinks that they have gotten into a habit of doing that. They need to see how they use public comment and making sure they still have transparency and still have fostering strong institutions of local governance and at the same time getting their business done. She had read the right-to-know manual over the weekend and that would be a part of the policy updates as well.

•Cemetery Commission Update

Barbara Chalmers has gathered a lot of information about the cemetery and created maps with all the plots identified. She will be also managing the website page to update all the information.

During the process of gathering information, she had found some deeds that need the board's attention. She asked for permission to ask the town attorney to look at the deeds. She announced that the Cemetery Commission will have their first meeting broad banded tomorrow. She also said that they will potentially need more room and are looking to trying to use some of the fill from the Transfer Station, as space for future use for cemetery. From a financial perspective, it had made them happy too, there have been a couple of lots that had needed to be refunded.

6. CHAIRMAN'S REPORT

Selectman Wallace suggested to prepare a Certificate of Appreciation and present it to Barbara Chamers at a meeting.

Chief Cobb reported that for the Benevolent Association is putting on a plaque with one his badges on it to express his ten plus years of service to the Town of Sunapee. He asked if the board agrees with that and to present it to him on one of the meetings.

Vice-Chairman Gottling mentioned that the last Planning Board meeting was not finished up to late at night and Town Manager Martinez said that that was the reason she had mentioned the procedures and the public comments earlier, because there is no reason for anybody to stay at meetings up to midnight.

Chairman Trow mentioned that the water issue was resolved, and the hydrant looks good now. Selectman Wallace said that to Town Manager's point, if they could have an opportunity to talk about issues as a board a little bit earlier that 10PM, it would be better for their meeting.

Chairman Trow said that in good faith, they could only cut public comments so much.

Procedurally, the five-minute time for the comments is fine, it gives the public enough time. He said that they could move the meetings to be held earlier and said that some of the discussions sometimes are longer than scheduled, like the police discussion they had on this meeting.

Town Manager Martinez replied that public comment is not required, but she agrees that is a good thing to do and it is a good practice, but five minutes is a little long. It is public comment and not a dialogue and sometimes people demand answers and some of the answers are not available at that time.

Chairman Trow agreed but said that if there is a public comment and there is a simple question that they have the answer for, he would be happy to provide that answer.

7. UPCOMING MEETINGS:

11/29-5:00PM-Cemetery Commission Meeting

12/1-3:00PM-Trustees of the Trust Fund

12/1-5:30PM-Zoning Board Meeting

12/7-7:00PM-Conservation Commission Meeting

12/8-7:00PM-Planning Board Meeting

12/9-10AM-Community Conversation with the Town Manager

Meeting Adjourned 10:06PM

Respectfully submitted,

Rajmonda Selimi

SUNAPEE BOARD OF SELECTMEN
MEETING AGENDA
7:00PM Town Office Meeting Room
Monday November 28, 2022
Join us on Zoom:
<https://us06web.zoom.us/j/83386192215>

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Review and Sign Certification of Yield Taxes

2. APPOINTMENTS

7:00PM-Mindy Atwood- Policy Update from the Abbott Library Director

7:15PM-Sullivan County Commissioners

7:30PM-Steve Bourque, Special Rec Expenditures

3. PUBLIC COMMENTS:

4. SELECTMEN ACTION

5. TOWN MANAGER REPORTS

•Cemetery Commission Update

6. CHAIRMAN'S REPORT

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NONPUBLIC: The Board of Selectmen may enter a nonpublic session, if so voted,
to discuss items listed under RSA 91-A:3, II

SIGN-IN SHEET

BOARD OF SELECTMEN MEETING

DATE: 28 NOV 2022

Lynn Arnold

Melissa D'Angelo

John Galloway

Charleen Osborne

Linda Tanner

ESJ

Chris Whitehouse

SULLIVAN COUNTY BOARD OF COMMISSIONERS

ROAD SHOW TALKING POINTS

on

TOP 10 MAJOR PROJECTS, COUNTY-WIDE PROGRAMS, AND OPPORTUNITIES FOR THE COUNTY TO SUPPORT MUNICIPALITIES

1. Nursing home renovation project:

- **Scope:**
 - Demolish 1931 Sanders building (approx. 30K SF);
 - Construct 80K SF addition;
 - Full renovation of 1970 Stearns building (57K SF)
 - 2:1 resident-to-bathroom ratio (down from 4:1);
 - Showers in resident rooms vs. central showering facilities;
 - More spaces for families to meet with residents & staff;
 - New HVAC, electrical, and plumbing infrastructure
- **Cost:** \$75,000,000; includes hard & soft construction costs, contingency, furniture, fixture & equipment
 - Features a diverse funding stack – good for County’s taxpayers:
 - \$ 25.2M from NH ARPA (GOFERR)
 - \$ 26M in County bonds (1st tranche is \$20M)
 - \$ 6.8M in County ARPA
 - \$ 3.0M County Capital Reserves
 - \$ 2.0M Congressionally-Directed Spending
 - \$12.0M balance from Capital Reserves, grants, and a bond
- **Schedule:** Estimated start date before end of 2022; construction expected to last approximately 36 months; major phases as follows:
 - Phase 1: Asbestos abatement & Sanders demo (~6 months)
 - Phase 2: Spring 2023 to Fall 2024: Build addition (~18 months)
 - Phase 3: Renovate Stearns (~10 months)
 - Phase 4: Minor updates to MacConnell (~2 months)

- **Impact on tax rate:** County Delegation authorized a total of \$26M to be raised by bonds
 - 1st tranche: \$20M for 25 years at 4.71 % will have estimated annual payment of \$1.33M – **approx 9% increase on FY24 (next year) tax rate.**
 - 2nd bond: Wait until Summer 2024 – amount TBD; 2nd tranche (\$6M) plus balance not funded by CRF or other grants

2. Sullivan House:

- Temporary Certificate of Occupancy issued on August 12th
- First resident moved in September 6th; 5 currently (4 in progress)
- Elevator installation to start early December; 2 week installation
- Capacity: 28 beds (15 male/13 female)
- Do not anticipate annual taxpayer subsidy to operate facility once we get to ~20 residents
- Sullivan House residents are helping local economy by working for local businesses

3. HUD Lead Paint Abatement Program:

- \$1.7M county-wide grant program – need more applicants!
- 25 units completed (goal = 60); 20 units in progress
- About \$700K pumped into local economy so far
- Contact Program Manager Kate Kirkwood to sign up (link below)
- <http://www.sullivancountynh.gov/1236/Lead-Paint-Abatement-Healthy-Homes-Progr>

4. Discover Sugar River Region:

- Regional brand & identity that emerged from Regional Economic Profile project started in 2017 with UNH Cooperative Extension
- Obtained \$27,000 USDA Rural Development grant for destination development/management organization plans
- Hired consultant to develop website (launching soon!) & create plans
- Creating a non-profit org to sustain & grow these efforts



5. Trails project:

- Hired Upper Valley Lake Sunapee Regional Planning Commission to develop comprehensive trails plan (\$25,000 in County ARPA funds)
- Projects goals:
 - Map existing trails;
 - Coordinate with existing trail managers & users
 - Identify gaps for potential improvement projects (signage, parking, maintenance/repairs, etc.)
 - Share results with residents and visitors!
- Track project's progress:

sctrailsplan.com



6. Natural Resources/Conservation District Programs:

a) Sullivan County Public Cidery

- Open by appointment only; sign up online (See brochure FMI)
- \$15.00 to participate (covers cost of jugs)
- Over 300 gallons pressed each year

b) County Trails

- Over 6 miles of trails: Unity Mountain; Glidden Ridge; and Barrette
- See brochures for more info

c) Claremont Growers Collective

- A Conservation District project that includes local farmers, gardeners, and food advocates
- Mission: to revitalize the local food system of Sullivan County

7. Comprehensive Economic Development Strategy (CEDS):

- \$40,000 from County ARPA funding; contracted with UVLSRPC
- In final coord with Economic Development Administration (EDA)
- Great tool for municipalities to access millions of dollars in infrastructure grants and other funding through EDA

8. County Grant Writing Capability:

- \$40,000 in FY23 budget for grant writing services
- RFQ published to pre-qualify pool of contracted grant writers
- Available to support all municipalities
- Contact County Manager for more information

9. Adult Education Courses:

- \$40,000 program; \$25,000 from USDA Rural Development Grant & \$15,000 from Sullivan County
- 2 classes each at Tech Center in Newport & Claremont (4 total)
- Goal is to connect students with employers and try to get at least 50% of class hired by a local business
- Past classes have been in welding, LNA, machine tool, and plumbing & heating
- Current offerings: Plumbing & heating (Claremont) — full class! Started Oct 11th and will complete in December. Newport working to schedule an LNA class this fall.

10. Community Development Block Grants:

- County is eligible to sponsor CDBG requests (up to \$500,000) on behalf of municipalities
- Most recent example is Goddard Block housing project in Claremont



November 17, 2022

Board of Selectmen
Town of Sunapee
23 Edgemont Rd.
Sunapee, NH 03782



Re: Important Information – Price Changes

Dear Chairman and Members of the Board:

At Comcast, we are always committed to delivering the entertainment and services that matter most to our customers in Sunapee, as well as exciting experiences they won't find anywhere else. We are also focused on making our network stronger in order to meet our customers' current needs and future demands. As we continue to invest in our network, products, and services, the cost of doing business rises. Rising programming costs, most notably for broadcast TV and sports, continue to be the biggest factors driving price increases. While we absorb some of these costs, these fee increases affect service pricing. As a result, starting December 20, 2022, prices for certain services and fees will be increasing, including the Broadcast TV Fee and the Regional Sports Network Fee.

Enclosed are the notices customers will receive within their bill starting November 20, 2022. We know you may have questions about these changes. If I can be of any further assistance, please contact me at 802-282-3432.

Sincerely,

Melissa R. Pierce
Manager, Government & Regulatory Affairs

Important information regarding your Xfinity services and pricing

Effective December 20, 2022

Xfinity TV	Current	New
Broadcast TV Fee		
Canaan, Charlestown, Claremont, Cornish, Croydon, Enfield, Grantham, Hanover, Langdon, Lebanon, Lyme, Newport, Plainfield, Sunapee	\$20.70	\$26.65
Alstead, Andover, Chesterfield, Danbury, Gilsum, Hill, Hinsdale, New London, Salisbury, Walpole, Wilmot, Winchester	\$23.70	\$25.95
Regional Sports Fee		
Alstead, Andover, Chesterfield, Danbury, Gilsum, Hill, Hinsdale, New London, Salisbury, Walpole, Wilmot, Winchester	\$11.85	\$12.00
Canaan, Charlestown, Claremont, Cornish, Croydon, Enfield, Grantham, Hanover, Langdon, Lebanon, Lyme, Newport, Plainfield, Sunapee	\$11.35	\$11.50
Franchise Costs		
Enfield	\$0.16	\$0.19
Choice TV Select	\$32.50	\$37.50
Choice TV Select - with TV Box	\$41.00	\$47.50
Service to Additional TV with TV Adapter	\$8.50	\$10.00
TV Box and Remote	\$8.50	\$10.00
HD TV Box and Remote Limited Basic	\$8.50	\$10.00
Pay-Per-View and On Demand Subscription Services		
Acorn TV On Demand	\$5.99	\$6.99
Installation		
In-Home Service Visit - After Initial Installation of Service	\$70.00	\$100.00

Xfinity Internet	Current	New
Modem Rental	\$14.00	\$15.00

Alstead, Andover, Canaan, Charlestown, Chesterfield, Claremont, Cornish, Croydon, Danbury, Enfield, Gilsum, Grantham, Hanover, Hill, Hinsdale, Langdon, Lebanon, Lyme, New London, Newport, Plainfield, Salisbury, Sunapee, Walpole, Wilmot, Winchester NH

87732000 (2210); 87732100 (2080,2090,2100,2110,2120,2130,2210,2220,2230,2240,2250,2260,2270,2280,2290,2300,2310,3000,3010,3020,3030,3040,3050,3060,3070,3080,3090,3110,3120,3130)

P298AM23

*Important Information – Price Changes
December 20, 2022
Additional Information*

In addition to the price changes listed in the attached general **Important Information Regarding Xfinity Services and Pricing**, customers subscribing to the services below will receive a bill message regarding the pricing change to their service.

Bill Message Text:

“In addition to the price changes listed on the general Important Information Regarding Xfinity Services and Pricing, on December 20, 2022, the price of [package or service name from below] will increase from \$XX.XX to \$XX.XX per month. Prices exclude taxes and fees.”

SERVICES NO LONGER AVAILABLE FOR NEW SUBSCRIPTIONS	Current	New	SERVICES NO LONGER AVAILABLE FOR NEW SUBSCRIPTIONS Cont.	Current	New
Digital Preferred Tier	\$17.95	\$20.00	Standard+ Double Play	\$110.99	\$114.99
Choice Limited TV	\$30.00	\$35.00	Select+ Double Play	\$139.99	\$141.99
Digital Preferred Package	\$85.22	\$87.27	Signature+ Double Play	\$169.99	\$171.99
Digital Preferred Tier with Showtime	\$29.95	\$32.00	Super+ Double Play	\$189.99	\$191.99
Digital Preferred Tier with The Movie Channel	\$29.95	\$32.00	Preferred & Internet Pkg (MDU)	\$91.89	\$94.89
Digital Preferred Tier with Cinemax	\$29.95	\$32.00	Economy Double Play	\$99.99	\$102.99
Digital Preferred Tier With HBO Max	\$32.94	\$34.99	Select Double Play	\$119.99	\$122.99
Choice Triple Play	\$99.99	\$100.99	Signature Double Play	\$139.99	\$142.99
Standard+ More Triple Play	\$130.99	\$131.99	Super Double Play	\$169.99	\$172.99
Select+ More Triple Play	\$159.99	\$160.99	Blast! Plus Double Play with HBO Max	\$109.99	\$112.99
Signature+ More Triple Play	\$189.99	\$190.99	Internet Pro Plus Double Play with HBO Max	\$94.99	\$97.99
Super+ More Triple Play	\$199.99	\$201.99	Internet Pro Plus Double Play with Showtime	\$91.99	\$94.99
Preferred Triple Play (MDU)	\$117.99	\$120.99	Premier Double Play with Performance Pro Int	\$189.99	\$192.99
Preferred Extra Triple Play	\$129.99	\$132.99	Internet Plus Latino Double Play	\$87.99	\$90.99
Select Triple Play	\$149.99	\$151.99	Internet Plus Double Play with Showtime	\$81.99	\$84.99
Signature Triple Play	\$169.99	\$171.99	Blast! Extra Double Play	\$92.99	\$95.99
Super Triple Play	\$199.99	\$201.99	Blast! Plus Double Play	\$102.99	\$105.99
HD Extra Bundle	\$162.99	\$165.99	Preferred Double Play	\$151.99	\$154.99
HD Plus Triple Play	\$187.99	\$190.99	Multilatinos Double Play	\$136.99	\$139.99
Value Plus Triple Play	\$142.99	\$145.99	Internet Plus Double Play with HBO	\$87.99	\$90.99
MultiLatino Ultra Triple Play	\$162.99	\$165.99	Preferred Latino Double Play	\$169.99	\$172.99
MultiLatino Ultra Bundle	\$162.99	\$165.99	Performance Internet	\$64.95	\$67.00
MultiLatino Ultra HD Triple Play	\$172.99	\$175.99	Gigabit Pro Internet	\$299.95	\$300.00
MultiLatino HD Ultra Plus	\$192.99	\$195.99	Gigabit x2 Internet	\$129.95	\$130.00
MultiLatino Ultra Plus	\$192.99	\$195.99	Performance Starter Internet	\$59.95	\$65.00
Extra XF Bundle	\$154.99	\$157.99	Desi Pack	\$29.99	\$32.99
Preferred XF Bundle	\$167.99	\$170.99	Modem Rental	\$14.00	\$15.00

Important Information - Price Changes
December 20, 2022
Additional Information Continued

SERVICES NO LONGER AVAILABLE FOR NEW SUBSCRIPTIONS	Current	New
DIGITAL PREMIER TIER	\$ 64.95	\$ 67.00
DIGITAL PREFERRED	\$ 85.22	\$ 87.27
PERFORMANCE INTERNET & VOICE	\$ 109.90	\$ 111.95
DIGITAL PREMIER WITH SPORTS AND 4 PREMIUM CHANNELS	\$ 127.22	\$ 129.27
EXTRA XF DOUBLE PLAY	\$ 132.22	\$ 134.27

RECEIVED

NOV 28 2022

11/25/2022

SUNAPEE

Board of Selectmen

Sunapee N.H. 03782

We received our property tax bills on Saturday 11/19/2022, one for our boat slip and one for our home.

We noticed that the payments we made to the Town in June through the Bar Harbor Bank Bill Pay System were both listed in our on-line account as having been sent but the check for our home bill had not cleared. The boat slip did.

We verified with the Bank it had indeed mailed both checks, separately, at the same time to PO Box 303.

We brought this to the Clerk and Tax Collector's attention on Monday 11/23/2022 to see if the mystery check could be found but it could not.

In light of the fact that we proved we initiated the payments and the Bank confirmed its records show it sent both checks to the Town, we are respectfully asking to have the interest penalty assessed to us be rebated from our payment in full for our home tax bill.

Rather than deduct the penalty amount from the payment ourselves, we have followed the instruction to pay the bill in full, including the penalty, and then rely upon the fairness of the Tax Collector and the Board to recognize that we were not responsible for any late payment.

We hope that the Town can see its way clear not to penalize us when it is proved that it was beyond our control.

Many Thanks

Michael and Holly Durfor

40 Harbor Hill Road

Sunapee, N.H. 03782

Town of Sunapee Tax Collector xx133

Check, Paid: Jun 9, \$968.00

Cashed 7/6/02 11/11/02

Town of Sunapee - Tax Collector xx137

Check, Paid: Jun 9, \$5173.00

?

#6151

Not

~~USAA~~

12/3

PO BOX 303

6/3

603 568 9563

TOWN OF SUNAPEE
P.O. Box 303
Sunapee, NH 03782
Temp - Return Service Requested

COPY

DURFOR REVOC TRUST, MICHAEL W
SIMPSON-DURFOR REV TRUST, HOLLINGSWORTH
PO BOX 45
SUNAPEE, NH 03782-0045

2022 SUNAPEE PROPERTY TAX -- BILL 2 OF 2

Invoice: 2022P02011202
Billing Date: 11/18/2022
Payment Due Date: 12/19/2022
Amount Due: \$ 5,452.00

8% APR Charged After 12/19/2022

Property Owner			
Owner: DURFOR REVOC TRUST, MICHAEL W SIMPSON-DURFOR REV TRUST, HOLLINGSWORTH			
Tax Rates		Assessments	
County:	\$ 2.89	Taxable Land:	373,800
School:	\$ 6.51	Buildings:	421,400
Town:	\$ 3.35	Total:	795,200
State Education:	\$ 1.24		
Total Tax Rate: \$ 13.99 Net Value: 795,200			

Property Description		
Map: 000137	Lot: 000018	Sub: 000000
Location: 40 HARBOR HILL RD Acres: 2.400		
Summary Of Taxes		
Total Tax:		\$ 11,125.00
- First Bill:		\$ 5,173.00
- Abated/Paid:		\$ 0.00
- Veteran Credits:		\$ 500.00

Amount Due By 12/19/2022: **\$ 5,452.00**

Other Due Amount(s): **\$ 5,366.88**

Total: **\$ 10,818.88**

"Other Due Amount(s)" indicates additional balance(s) existing on this property. Please call for the proper payment amount(s).

Mailed To:
DURFOR REVOC TRUST, MICHAEL W
SIMPSON-DURFOR REV TRUST, HOLLINGSWORTH
PO BOX 45
SUNAPEE, NH 03782-0045

Remit To:
TOWN OF SUNAPEE
P.O. Box 303
Sunapee, NH 03782
Temp - Return Service Requested

2022 SUNAPEE PROPERTY TAX -- BILL 2 OF 2

TOWN OF SUNAPEE
M,Tu,Th, F 7am-4:30pm Wed 7am-12:30pm

(603) 763-2449

Tax Collector: Joshua P. Boone

Owner: DURFOR REVOC TRUST, MICHAEL W
SIMPSON-DURFOR REV TRUST, HOLLINGSWORTH
Location: 40 HARBOR HILL RD
Map: 000137 Lot: 000018 Sub: 000000
Invoice: 2022P02011202

Amount Due By 12/19/2022: **\$ 5,452.00**

Other Due Amount(s): **\$ 5,366.88**

Total: **\$ 10,818.88**

PAY ONLINE AT: sunapee.nhtaxkiosk.com

RETURN THIS PORTION WITH PAYMENT

REMITTED AMOUNT: _____

November 16, 2022

To: Planning Board, Zoning Board, Board of Selectmen and Town Officials

Thank you for considering our input for STR regulations. We sincerely appreciate the adoption of the recommendations made by the Community Task Force in the proposed ordinance. We also appreciate the time and consideration you have invested in creating an ordinance.

However, we have one large concern we wanted to share with you all for your consideration. We will be at Thursday's meeting on Zoom and look forward to hearing your discussion on STR regulation.

Our Regards,
Ann and Ovid Bordeianu, Sunapee Residents
15 Maple Street, Sunapee

Why changing the current zoning for "transient lodging"
by allowing STRs in Rural & Rural Residential districts
will have a negative effect on our community and residents.

What is best for Sunapee? What is best for our Sunapee residents? Although we don't live in the rural zones, we have concerns as we ask ourselves these two questions.

Current zoning regulations allow for "transient lodging" (Tourist Homes & B and Bs) in all zoning districts except for Rural Residential (exception) and Rural (not allowed at all).

The Planning Board is recommending to automatically allow STRs in ALL zoning districts without special exception. This is a significant change for our residents in the 2 Rural zones.

Please consider our concerns as the Planning Board finalizes their recommendations:

1. Case Study: On November 3, 2022. Case #22-18 The ZBA denied a special exception request for a Tourist Home on Perkins Pond, Rural Residential District. The minutes to this meeting are not published yet, but I ask that each member of the Planning Board and Board of Selectmen be familiar with this ruling and why this home was denied by the ZBA.

Automatic approval of STRs in rural zones would have automatically approved this Tourist Home (STR). The ZBA never would've reviewed it as a special exception.

We feel this is an important message: further investigation and review of STRs in our rural zones require special consideration through a zoning review or not allowed at all.

Also, does this ZBA denial decision on this case #22-18 in this rural residential zone create a precedent?

2. Changes Rural Character: Automatic STR approval will have a high impact on residents who live in rural areas. Rural residents expect the town to preserve open space, quiet and

peacefulness, little boat and car traffic, low impact businesses with special exception (RR only) among other things. That is why they purchased their homes in a rural area.

STRs can fray the fabric of neighborhoods. I know that because I live it. But I live in the Village Residential District so I expect, with regulation, STRs causing more activity, noise, traffic, etc. The people in our Rural Districts don't expect it or want it. That's why they live there. They count on their town to protect them.

3. Precedent Setting: Automatic STR approval will open the doors in the rural zones to future businesses by setting an unwanted precedent. Then why can't I open a local bar on Mountainview Lake? This automatic STR approval precedent cannot be undone in the future.
4. Transfers with Land: Automatic STR approval in rural zones will become a permanent STR approval for that residence since the approval goes with the land. While one STR owner may be responsible, that's no guarantee future ones will.
5. Risks town vote approval: Automatic STR approval in rural zones will jeopardize getting STR regulations approved by Sunapee residents at the March, 2023 vote. Please consider:
 - The vast majority of STR owners are not residents and do not live on the property while being rented.

Sunapee has an estimated:

140 STRs (compromise of the 2 estimates)
1,112 residential units
3,342 residents.

- Therefore approximately:

4% of the population owns a STRs
Unknown # of STR owners are voting residents – our estimate is 1-2%
12.5% of homes are STRs

Conclusion: Very, very few residents are STR owners and fewer STR owners are voting residents. Why are we changing zoning to make an estimated 1-2% of the resident population happy so they can make money? Isn't it more important to maintain current zoning for 98% of the residents who intentionally live in a rural district?

If you had a choice, would you want a STR(s) in your neighborhood? Or even worse, next door? STRs have the potential to create all the problems we've discussed, plus they reduce property values (estimated 10-15%), residents want to know their neighbors, feel safe, etc..

Conclusion: Non-STR owner residents will not support changing zoning to allow STRs without exception in all zoning districts. Therefore, the entire STR ordinance will fail.

Allowing STRS in rural districts without consideration will jeopardize the passing of the entire ordinance. This will result in all STRs continuing to be illegal (permissive law), lots of cases and appeals with the boards, residents fighting with each other, more STR trailers, more apartment buildings being converted to STRs, yurts, boathouses, etc.

6. The STR Community Task Force Recommendation: Are to keep the land usage for transient lodging the same as it is today and has historically been: Allowed in all districts except by a special exception only in Rural Residential and not at all in Rural.
7. Our anecdotal experience: When talking with harbor business owners and tourists in the harbor, the vast majority of visitors to the harbor and the businesses come from STRs nearby the harbor and day-trippers to Sunapee. While some may come from the rural areas, the numbers are very low. If you rent on Perkins Pond, most likely you'll eat and recreate on Perkins Pond.