

**BOARD OF SELECTMEN  
TOWN OF MADISON  
June 29, 2021  
MINUTES**

**Selectmen Present** – William T. Lord, Josh L. Shackford and Michael A. Mauro

**Others Present** –DPW Director Jon Cyr; Town Clerk/Fire Chief Michael Brooks; Chief Robert J. King, Jr; Officer Michael Mosher with Maverick; Officer Jake Martin; Residents John Arruda, Shawn Bergeron, Jay Buckley, Nicole Nordlund, Jesse Shackford; and several other residents and property owners; Town Administrator Linda Shackford; MadTV Videographer Carol Dandeneau

**Where and When Posted** – Town Hall upper & lower bulletin boards and Madison & Silver Lake Post Offices on December 31, 2020.

**Meeting Called to Order** – By Lord at 4:30 pm.

**APPROVAL OF MINUTES:**

**Motion** by Lord, seconded by Mauro to approve the minutes of June 15, 2021 as written. The motion passed **3-0**.

**APPROVAL OF MANIFEST:**

**Motion** by J. Shackford, seconded by Mauro to approve the Manifest of June 28 – July 3, 2021 in the amount of \$242,575.05. The manifest breakdown is as follows: \$199,204.75 for Accounts Payable; \$33,631.14 for payroll; and \$9,739.16 for payroll liabilities. The motion passed **3-0**.

**PUBLIC COMMENTS:** Lord, seeing several in attendance, thanked all for coming as these meetings are being held for them and opened the floor for public comments.

*Kevin Ackert*, Eidelweiss Drive, spoke to recent short-term rental (STR) discussion by the Board.

Ackert asked that the Board not shut down all STRs because of a few bad apples. The income he receives from one of his two properties in town is part of his business model and contributes to his livelihood. Ackert told examples of his efforts to keep his STR, and others, in good standing.

*Nicole Nordlund*, resident, presented to the Board information regarding Room & Meals tax and its distribution in the state and Madison. Nordlund was concerned as to why the Board would make this change after the warrant articles approved at Town Meeting for large purchases. Nordlund offered information regarding declines in the Room & Meals tax and how it could adversely impact Madison.

*Dirk Landis*, East Shore Drive, cited that he submitted his concerns in writing previous to this meeting and reiterated that this should not be an economic focus but a focus on the people. He recently feels there is a we versus they mindset. Landis is not making money; he is using the income to help to maintain his property. Landis claimed that the Town set a precedence of allowing STRs by selling guest passes.

*Callie Bergeron*, resident and STR owner, without going into how she feels this infringes on her right to use her property, Bergeron cited STRs allow residents the opportunity to work within the Town in the service industry. Bergeron expressed concern for the cost of the Granicus contract saying the information could be obtained online in four hours and concern for the cost a lawsuit for the Board's decision. Bergeron would like to see regulations versus a ban and knows there are several people in town will to assist in the process.

*Shawn Bergeron*, resident, does not own an STR but does have clients that do. The Granicus Company is not local suggesting using a New Hampshire firm. The price for Granicus is steep and silly to spend. Bergeron supports regulations of STRs and does not support banning.

*Jesse Shackford*, resident, stated that having been in town for 74 years, short of college and the service, has seen many changes. His purpose tonight is to commend the Board and department heads of the DPW, Police and Fire, for the drastic improvements he has seen and the encouragement that it brings to him. Shackford added his appreciation for all the work they do.

*Larry Carr*, Charlotte Point Road, has no position on STRs but encourages all to find the best course of action for Madison.

*Todd Cromie*, resident and business owner, relies of STRs for his business and would rather see regulation versus a ban. There is a smart way to go about this and hopes the Board will take their time. Cromie noted that his business model included patronage from rental properties in Eidelweiss.

*Nicole Nordlund*, added that STRs are also part of her business model.

*Debbie Anderson*, resident, feels banning STRs is hasty and feels the funds to pay to pay Granicus would be better spent on education.

*Sean Bergeron*, pointed out that at the last meeting it was stated by Chief King, that out of all the STRs, has had a history of problems with two STRs. Chief King explained that there are some STRs that garner repeated response from the department, what isn't spoke of are the calls at 2am when my officer has to go out to break up a 15–20-person party. Then to encounter the lack of fear by the offenders for their actions as they will be out of town tomorrow. The person next door is not represented, the influx on our Transfer Station and our infrastructure in general is not be represented. With regulations comes enforcement and that comes with a cost. Bergeron added that at the end of the day, we shouldn't be divided and that we should keep our community what it is.

*Denise Noelle*, resident and business owner, owns a cleaning company that offers her, and her subcontractors, a good income. She was unaware that the disposal of that trash wasn't allowed because it is not "her" trash. King reiterated that this is an infrastructure burden as those 20 bags of trash were not generated by a taxpayer.

Lord stated that the Board is in receipt of a suggested list of how to regulate STRs from Bergeron but there is no way to cover everything or every situation in a regulation. It is Lord's opinion to not jump into this but asks that all landlords be aware of RSA 540:1-b. Lord reiterated comments from former Selectman Arruda that the abutter to the STR should be asked if they want to be living next to a hotel. The Board plans to go after this in a measured way and seeing offers of help that we may be asking from you.

Mauro's comments are to ask all to keep this civil. He was dismayed and embarrassed by the behavior of some Facebook neighbor to neighbor comments.

J. Shackford sees the consensus of those in attendance tonight and asked all to understand that he receives comments outside of meetings from people saying don't spend the money on Granicus, just shut them down; know we are working on it and going to find a solution.

Lord explained that we were elected and it is our duty to listen to both sides and we need and want your input; be calm and be kind. The next steps are to figure out if we need rules, do we need to make rule or change rules. If so, those would be embedded in the Zoning Ordinance and would be enforceable.

King noted that if this is something that ends up in the ballot box next March, he suggests that all STRs be on their best behavior as it is going to be under a microscope along with my statistics. Your self-policing helps my department.

Lord thanked all for their time and input this evening. Several members of the public excused themselves from the remainder of the meeting.

**DISCUSSION ITEMS/NEW BUSINESS:**

**2021-2022 Heating Fuel Pricing Agreement** – Prices have been received from Eastern heating fuels for the 2021-2022 heating season:

- Propane \$1.79 fixed
- Oil \$2.62 fixed

Employees will have the following options if they would like to participate:

- Propane pre-buy (100% paid upfront) \$1.99
- Propane 10-month budget (10 equal monthly payments) \$2.19
- Oil pre-buy \$2.84
- Oil 10-month budget \$2.94

J. Shackford cannot see these prices getting any lower and made a **motion**, seconded by Mauro, to enter into a contract with Eastern Oil and Propane for the price of \$1.79/gallon fixed for propane and \$2.62 fixed/gallon of oil. The motion passed unanimously.

**Granicus Proposal for Short-term Rental (STR) ID and Compliance** – Lord began discussion by stating that letters from property owners Faunce, Gustavson, Landis and MacDonald were received by the Board. Their letters mimicked the conversations just heard regarding the support for STRs. Lord and the Board feel they need assistance in determining the location of STRs in town as they do not have a person that can spend four hours a day monitoring this. Granicus has the resources. Notification of compliance at this point could be notifying those not in compliance with RSA 540:1-b.

Bergeron feels it would put the town in a conundrum if we expect this company to police our land use as we would need to use our own local appeal process. Bergeron supports regulation and hopes the Board would entertain the idea to go with the inventory and postpone the enforcement for now.

Cyr suggested using septic lot loading as a line of enforcement; gallons per day per person calculations cannot support an average house system of 14 people without causing eventual contamination of neighboring wells.

J. Shackford would be willing to contract with only the inventory portion for now with the option to add the enforcement portion at a later date.

**Motion** by Lord, seconded by Mauro to hire Granicus to identify the STRs with the potential to add the enforcement portion of the contract at a later date. The motion passed **3-0**.

**OLD BUSINESS:**

**Transfer Station Signage** – Cyr, with Arruda, presented draft signage that included a cubic foot price for commercial demo. Charging in \$2/cubic foot increments, instead of \$300 for a 150 cubic foot load, will be more accurate and allow all debris to be accounted for. Tiny loads that wouldn't meet the large fee were not being charged. This all adds up and a smaller unit of measure should rectify the problem. Arruda complimented the outstanding job Jeff Bryan does at the Transfer Station. Arruda noted that the same issues come up weekly, eligible users with no sticker, un-affixed stickers, verbal abuse from patrons and the pick-up trucks of STR trash brought in by residents with stickers.

Cyr informed the Board of a sneaker collection program brought to his attention by Noreen Downs along with bringing back a collection for used clothing. Cyr would like to give it a try as anything that takes waste out of the tonnage is a saving to the town. The Board was in agreement with the idea. Arruda would like to institute a system for contractors with jobs in town to bring debris to the Transfer Station suggesting the issuance of a window flyer when a building permit is obtained. Contractors are already directed to bring the actual building permit to the Transfer Station as a way to dispose of debris but they don't bring it. L. Shackford feels that it seems like it would add another layer to something that already has a solution, how would you retrieve that flyer if people already do not return their finished building permits. It was suggested that if the building permit is not with the contractor to prove he is doing a job in town, he is turned away – and his license plate noted. Brooks stated that signs do not ensure compliance or comprehension. Brooks is more convinced lately that a loop surveillance system at Town Hall and the Transfer Station is necessary to ensure civility.

**Selectman Mauro's List** – Two jet skis were launched from Nichols Beach. This is not allowed and it seems that the signage is gone. Cyr said he will look into it.

**Selectman Shackford's List** – Kudos to Officer Martin for shutting down fireworks over the weekend.

**Selectman Lord's List** –

- Thank you to the DPW crew for their great job of keeping up with Town properties as he had four independent compliments about their great condition.
- The Historical Society will be opening their latest exhibit showcasing memorabilia of how Madison was years ago and suggests everyone visit. Lord asked that it be checked to see that the porta-potty will be in place for their season. L. Shackford will assure that the scheduled order has been delivered.
- Ossipee Mountain Electronics will join Lord, Cyr, Brooks and King to review the radio situation with a date to meet in the works.
- The aluminum can container was full at the Transfer Station over the weekend, Lord asked if that has been rectified. Cyr stated their truck broke down and all is set now.
- Notification from the ZBA was received that they have hired Attorney Chris Boldt as their new counsel.

**Administrator's List** – No items

**Department Heads' List:**

- **DPW Director Cyr** - Paving of King Pine and Fox Roads is scheduled to be July 7-8. No date has been set for chip sealing as of yet.
- The guard shed for the Transfer Station ran into a snag due lack of an insurance certificate with Cyr now planning to have his crew build it.
- The DPW has added Josh Shackford to its part-time crew. J. Shackford is already a Town employee with the Police Department.
- DPW sprayed for poison ivy over at the monuments on Winter Road.
- **Fire Chief Brooks** – The compressor that was obtained is not powered the way it was represented and necessitates 3 phase power. Brooks is meeting with an Eversource rep to review our needs.

- Tuftonboro is looking into upgrades of radio communication and noted that this may be important when looking into our upgrades.
- **Police Chief King** – The raffle for funding Maverick is going well with the drawing being the 13<sup>th</sup> of August during OHW.
- Expectation of cruiser delivery is out to 1-2 months.

## SIGNATURE ITEMS

Manifest

Payroll & Accounts Payable Checks

Intent to Cut: Fadden Whitaker 246-011

Confirmatory Selectmen’s Deed – Kenny Map 105 Lot 059

Dog Warrant to Local Officials – Unlicensed Dogs

Northway Authorized Signatory Letter

Abatements:

<u>Map</u>	<u>Lot</u>	<u>Sub</u>	<u>Owner</u>	<u>REFUND</u>
103	60		Basile	\$267.35
104	160		Doyle	\$1,035.27
105	32		Yee	\$219.61
106	10		Courtland	\$88.54
109	100		Smith	\$98.89
113	23		Jacobs	\$1,395.56
116	71		Pitts	\$110.50
117	43		Thompson	\$722.77
119	3		Underwood	\$454.39
128	1	3	Emanuelson	\$3,323.58
128	3		Yandolino	\$123.43
134	28		Veilleux	\$176.11
135	2		Larsen	\$757.55
205	48	6	Picardi	\$115.30
205	48	8	Doucette	\$1,346.47
205	35	1	Richardson	\$162.91
210	2		Chapman/Mudd	\$456.57
218	9		Hartsthorne	\$189.44
221	23		Meier	\$398.39
222	40		Wrubel	\$595.48
228	45		Clifford	\$1,198.02
233	28		Nordlund	\$3,134.16
248	22		KPAA	\$226.90
249	9		Gillard	\$833.78
102	17		Clem	Denial

104	77		Borelli	Denial
105	88		Farnese	Denial
107	30		Suga	Denial
108	108		Linton	Denial
109	125		Brown	Denial
117	41		Heilprin-Deihl	Denial
117	42		Thompson	Denial
117	44		Brill	Denial
117	45		Van Dam Etal	Denial
117	46		Jenkins Etal	Denial
119	23		Veilleux	Denial
120	7		Weeder	Denial
123	1		Chick	Denial
123	17		Stevens	Denial
128	10		Blomquist	Denial
129	20		Hauser	Denial
135	21		Plourde	Denial
206	32		Boyden	Denial
222	12		Dutton	Denial
228	29		Virgin	Denial
235	2		Hirschfeld	Denial

**6:37 PM** – Lord made a **motion** to adjourn, seconded by J. Shackford, and so voted **3-0**.

**NEXT SELECTMEN’S MEETING** – The next Selectmen’s Meeting is scheduled for July 13, 2021 commencing at 4:30 pm in the lower level of Town Hall.

Respectfully Submitted,

Linda Shackford,  
Town Administrator