

TOWN OF RANDOLPH
BOARD OF SELECTMEN
October 28, 2014
5:00 p.m.

BOS PRESENT:

Robert Henderson, Jr.
Edward F. Gorham
Mark E. Roberts

OTHERS PRESENT:

Lynn R. Mealey, Town Clerk
Janet M. Richards, Tax Collector/Treasurer
Steve Trussell
June, June's Restaurant, Chelsea
Art Forand, Public Works
Daniel Nadeau, contractor

Meeting was called to order at 5:00

Bob St. Pierre was on the agenda per request of the Board. He reported on the dangerous building issue on Jones Street. Bob spoke with the homeowner Rodney Doray. He would like to do a consent agreement with the Dorays extending the time to take down the building if he boards up the building. He would like to extend it to April 15th if the Board complies. They agreed that this would be acceptable. Bob St. Pierre feels that Mr. Doray will comply.

Also discussed was a phone call made to Ed Gorham by **Steve Trussell** regarding **Randolph Hardware**. Mr. Trussell was asked to be on the agenda by Mr. Gorham in regard to his concerns about the work being done on the site that he feels infringes on his property and blocks his right of way. They have not applied for a building permit yet but will be soon. Bob St. Pierre gave the Board a "disclaimer" that he gives out to all building permit applicants that says that they are responsible to meet the setbacks and sometime in the future they may be asked to prove that they are met. The surveyor suggested that the two parties make an agreement and accept the lines. Ed explained that when he spoke with Mr. Trussell, he felt that he may not be able to access Jewett Lane from his property. Bob looked at it and felt that there would still be adequate access to Jewett Lane.

Bob St. Pierre left the meeting at 5:18.

The Clerk talked to the Board about the **upcoming meeting schedule**. Since the next Tuesday is election day, there will be no meeting but they will meet on Wednesday, November 5, 2014 @ 5:00 and decisions will be made with the new board member about the meeting schedule.

Mr. Trussell arrived at the meeting at 5:20. He explained his concerns to the Board. They believe that this may be a civil matter. They explained to Mr. Trussell that Mr. St. Pierre would be researching the matter and would be in touch. Mr. Trussell stated that he may come in to see Bob on Wednesday morning. Mr. Trussell left the meeting at 5:23 p.m. Bob Henderson

mentioned that there is a vehicle parked on Mr. Trussell's property that sticks out beyond the site line.

June who runs **June's Restaurant in Chelsea** came to the meeting to ask that costs and fees be forgiven in the approximate amount of \$68 for liens placed on the property where she operates the restaurant. The building is on the Randolph Wastewater System so pays the town for access and use of the sewer. She does not own the building. The building is owned by Edmund Quirion and all notices go to him. The approximate amount owed in full is **\$356.75**. The Board decided that they could not forgive the fees and costs as it would not be fair to all other ratepayers. June left the meeting. The tax collector produced signed certified mail receipts for all liens and 30 day notices to show that there was proper notice given in all cases.

Art Forand and Danny Nadeau were recognized. Art asked about the plowing contract with Ellis Construction. He wondered about the "start" date as there is a storm predicted for this weekend and this could be a problem if the new contract did not start until November 1. Mark said he would check the contract at the conclusion of the meeting.

Art reported that the dual cleaning and servicing of the two pump stations on Friday, October 24, 2014 did not go as planned. Firstly, Ted Berry Company was late in arriving. They sent a big truck that is used for 10" lines and up. So PS #1 did not get cleaned. They pulled first pump and found water in the oil. Pump #2 came out the same way. When pump #1 comes back from Stevens Pump #2 will have to go to Stevens to be rebuilt. Art does not want to call Ted Berry to see if they can send another truck that has a boom as that is Sonny's territory.

Pumps on Barber Road – Apparently Sonny has given Stevens permission to rewind the old pump for the cost of \$2,390.00 versus \$4,013.30 for a new one. The pump is at Stevens being rewound. Rewound is guaranteed for 90 days and a new pump would have a 1 year warranty. The Board would like to know why they were not asked permission before Sonny had this done. They asked the Clerk to put Sonny James on the next agenda to discuss this.

"Jetting" was done on a cross country line from Lewis to McKenna because of a "dip" and Art feels that we have an emergency dig on our hands. The sewer line is exposed and is all washed out. It was under a bunch of brush that the homeowner put there. It was discovered during the jetting. Art has tried to contact the homeowner to get him to remove the brush but he has not been able to contact them. Art would like to cut the brush so that we can gain excess to the right of way. There was a possibility of taking some chain wrenches and trying to twist the dip and put it on the side.

There was a question about whether or not Ted Beauchamp Ted Berry Company knew about the size of our lines etc. According to Sonny, he knew that they would have to make a confined space entry into #1 to clean and it was not passed on to Beauchamp (Ted Berry Company). It seems as though there was a miscommunication and there was virtually nothing done on Friday.

Bob Henderson asked that both Sonny and Art come to the next meeting and that everyone gets on the same page to get things done. Bob said that Ted Berry Company should work on helping

us out with this miscommunication and the wrong truck being brought to do the job. Sonny told Art that the pump station had not been cleaned for a couple of years.

Problems on Kinderhook Street have been fixed.

Art asked about what funds to use on the problems on McKenna and Lewis. Technically the sewer line is not broken it is just exposed. It was decided that they would like to try rolling the pipe instead of cutting into it. Instead of it being a “u” it will be a “c”.

Janet was asked as treasurer and she thought it could be taken out of capital improvement sewers.

The **cemetery fence** was discussed. The estimate was \$1,364.70. It matches the one that was put in before. That is with us removing the old cast iron one. Ed asked if the existing fence once removed could be used in the Blanchard Cemetery. Art will look into that. This quote was from Triple P Fence. This will come out of account 807 the cemetery account. It will take 3 weeks to be fabricated.

Bob Henderson made a motion to **replace the fence**. Ed Gorham seconded the motion. **VOTE – UNANIMOUS.**

School Street has been dig-safed and will possibly be done late next week. They will check on the hot-topping and when the plant might be closed down. School Street will be done first because of the hot-topping but there will be none on Lewis and Fairview. 5 basins will be added: 3 on School Street and 2 on Fairview.

Catch basin cleaning will be done by Ellis Construction as it is part of their contract. We will be adding 5 to the original list so the contract with Ellis may have to be updated to include 55 instead of 50.

Art informed the Board that Pat Jackson had to be called in during the pump station cleaning because Ted Berry could not do the pump around.

Art and Danny left the meeting at 6:25. Bob said that he was there when they did the pump station.

Janet informed the Board that she had prepared 15 quitclaim deeds for the 3 properties that the town is in the process of selling. They may be processed at the next meeting. She will not file them until next Friday at the earliest. The new selectman will sign the documents.

We have received the \$24,000 for 69 Windsor Street. The trailer in the park has been paid. The town attorney tweaked the quitclaim because of the fact that the trailer **MUST** be moved.

Regarding the sale of 130 Water Street, the bidder is waiting on the bank to approve his loan. He gave Janet a copy of his letter of intent from the bank. The paperwork stated that it must be

completed within 15 days. This decision will be made at the next meeting whether or not to give him an extension on that time.

She has another property that has hit a snag. The property at 70 Windsor Street has unpaid taxes and could be tax acquired. The wastewater is in arrears also. She is doing some research on locating the heirs so that they may be notified. The bank has washed their hands of it. There is a Clifford Rankins, Jr. who may be one of the heirs and may live in Pittston.

The town office roofing job was discussed. Bob said that he stopped and talked to Fowler Roofing. They were supposed to let us know when it would begin and they had originally said it would be the first of November.

Bob Henderson made a motion to accept the **minutes of the October 21, 2014** meeting. Ed Gorham seconded the motion. **VOTE – UNANIMOUS.**

Ed Gorham made a motion to adjourn the meeting. Mark Roberts seconded the motion. **VOTE – UNANIMOUS.**

It was noted that this was Ed Gorham's last meeting. He was thanked for his 7 years of service.

Meeting was adjourned at 6:42 p.m. Next meeting will be Wednesday, November 5, 2014 @ 5:00 p.m. The new selectmen will be sworn in.

Respectfully submitted,

Lynn R. Mealey, Town Clerk