

**BOARD OF SELECTMEN
TOWN OF HAMPTON FALLS**

**AUGUST 30, 2023 – 8:00 AM
TOWN HALL**

FINAL

PRESENT: Ed B. Beattie, Chairman; Lou Gargiulo, Vice Chairman (by Zoom); Mark R. Lane, Selectman; Karen Anderson, Town Administrator; Rachel D. Webb, Assistant Administrator
GUEST: Russ Hilliard, Road Agent

Chairman Beattie called the Board of Selectmen's meeting to order at 8:00 AM.

NEW BUSINESS:

Executive: MS 1 – Assessed Valuation of Town:

K. Anderson reported that she submitted the MS-1 draft document to the State NH DRA (Department of Revenue) August 29, 2023 to obtain the signature pages for the Selectmen to sign today. The MS-1 is based on total property values (as of April 01st) after the Revaluation, of \$10,012,800, and is an overall 42.5% increase from the 2022 values. The Assessor, Chad Roberge, Avitar Associates, recently completed the revaluation of the town.

Chairman Beattie asked what does this mean for the residents when the Selectmen approach setting the tax rate? K. Anderson stated that the tax rate will decrease as a result of the revaluation and increased valuations. The County tax increased 4%, and the two schools increased substantially, so there will be an increase in the school portion. The town's portion did not go up because the budget was relatively flat. The Board of Selectmen may use a portion of the undesignated fund balance to help offset the school increases when the tax rate is set. It is too early to tell the exact tax rate, but it is estimated that it will be in the \$14.00 range.

M. Lane commented that the impact to individual taxpayers will be whether their valuation increased more than the 42%. K. Anderson responded that this revaluation swings more of the tax burden to the residential properties, and away from the commercial properties because commercial property values did not increase much at all. Generally speaking, the smaller residential homes increased the average amount or the least, and the larger residential homes increased the most.

Chairman Beattie said that approximately one-third of property owners will see an increase, one-third will see no increase, and one-third will see a decrease in the amount of taxes paid. The result is not a great fluctuation, as compared with the results from 2018. K. Anderson replied that there should not be a great fluctuation. She continued that in 2018 the property values dropped as a result of the revaluation.

MOTION: To approve and sign the MS-1 document for final submittal by the Town Administrator to the NH DRA, prior to the September 01, 2023 deadline.

MOTION: M. LANE

SECOND: E. BEATTIE

UNANIMOUS

FINAL

Executive: Appointment of Assistant Town Clerk/Tax Collector:

Chairman Beattie stated that the Selectmen received and reviewed the resume and application materials of the applicant. K. Anderson stated that the Town Clerk has interviewed the applicant and is requesting the appointment of Stacie Ohsberg for the position of Assistant Town Clerk/Tax Collector, for a probationary period of six months, through March 2024.

MOTION: To appoint Stacie Ohsberg to the position of Assistant Town Clerk/Tax Collector, for a probationary period of six months, through March 2024.

MOTION: M. LANE

SECOND: L. GARGIULO

UNANIMOUS

Highway: Approval of Road Shoulder Work:

Chairman Beattie said that he thought that New England Paving did a nice job with the paving at the intersection of Drinkwater Road and Route 88, at the Museum and Town Hall parking lots, and at the edge of the new concrete apron in front of the Public Safety Building. R. Hilliard stated that the new concrete recently poured in front of the Public Safety Building needs to cure for one month's duration, before the Fire Trucks can drive over it.

Chairman Beattie said that he had spoken with R. Hilliard recently regarding the number of roads that have been washed out recently in Hampton Falls due to torrential rains, so he asked him to prepare a list of potential projects, in priority order, for consideration by the Selectmen at this meeting.

R. Hilliard presented a proposal containing a list of ten (10) Emergency Roadside Low Shoulder and Washout projects, totaling \$21,050, for consideration and approval by the Selectmen. He continued that because of all the rain, the ground is fully saturated, with the result that the last storm created many washouts across the town. R. Hilliard said that some of the locations on the list are so bad that if someone pulled over to the side of the road, they may bottom-out their car. He continued that some washouts are a couple of feet deep, and they should be addressed as soon as possible.

Chairman Beattie said that #2 on the list at 70-80 Drinkwater Road is a location where there have been issues previously, and is challenging because it is located on a hill with a steep incline. R. Hilliard responded that most of the locations on the proposed list are located on hill sections.

M. Lane asked how the repairs are done to these washouts, and what materials are used? R. Hilliard described that large riprap is placed first, followed by gorilla gravel (3-4") and then compacted down. M. Lane asked about the preferred timing for completing the work and R. Hilliard responded that for safety reasons, the sooner the better. He said that that is why there are "Low Shoulder Hazard" signs posted.

L. Gargiulo asked if the list was the full extent of what needs to be done throughout town, and R. Hilliard responded that there are numerous low shoulders, and the ones on the list are the most dangerous, that would do the most damage to a car. L. Gargiulo followed-up asking about the impact to the budget for this project, and R. Hilliard responded that there is plenty of money because there was no Crack Sealing done this year, and there is approximately \$100,000 in the

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Highway budget. L. Gargiulo stated that he was in support of the proposal, and Chairman Beattie agreed.

MOTION: To approve Emergency Roadside Low Shoulder and Washout projects, as proposed by the Road Agent, in the amount of \$21,050, payable from the Highway Department account, for the purposes of taking care of low shoulders and washouts as a result of this Summer's rain.

MOTION: M. LANE

SECOND: L. GARGIULO

L. Gargiulo asked if it was necessary to get additional bids, and K. Anderson responded no because these are emergency repairs, and the Road Agent is already the Town's vendor. Chairman Beattie said that it is no different than if a tree falls down across a road, and needs emergency removal.

UNANIMOUS

OTHER BUSINESS: Other Selectmen's New Business:

Road Agent's Monthly bill for the month of August 2023: in the amount of \$6,921.00.

MOTION: To approve the Road Agent's Monthly Bill for the month of August 2023, in the amount of \$6,921.00.

MOTION: M. LANE

SECOND: E. BEATTIE

UNANIMOUS

NEW BUSINESS PUBLIC COMMENT: There was no public comment.

ADJOURNMENT:

MOTION: To adjourn the Selectmen's Meeting at 8:15 AM.

MOTION: M. LANE

SECOND: L. GARGIULO

UNANIMOUS

Next Selectmen's Meeting is Wednesday, September 13, 2023 at 8 AM.
These Minutes prepared by Rachel D. Webb, Assistant Administrator.