

**TOWN OF BEDFORD  
TOWN COUNCIL MEETING MINUTES  
July 17, 2019  
BEDFORD MEETING ROOM  
10 MEETINGHOUSE ROAD**

**1. ROLL CALL:** A meeting of the Bedford Town Council was held on Wednesday, July 17, 2019 at the Bedford Meeting Room, 10 Meetinghouse Rd. Present were Bill Duschatko (Chair), Melissa Stevens (Vice Chair) and Councilors Denise Ricciardi, Phil Greazzo, Dave Gilbert, Chris Bandazian, and Catherine Rombeau. Also present was Town Manager Rick Sawyer.

Chairman Duschatko opened the meeting at 7:00 PM.

**2. PLEDGE OF ALLEGIANCE** – Led by Councilor Gilbert.

**3. PUBLIC COMMENTS** – None.

**4. PUBLIC HEARING**

**a. Whether or not to conduct a Special Election for the vacant State Rep position**

**MOTION by Councilor Bandazian to open the public hearing.  
Seconded by Councilor Gilbert. Vote taken – Motion Passed – 7-0.**

Sally Kellar, Town Clerk, explained the process and the cost of a special election. If the Council decided to have a special election, it would have to get approved by the Executive Council. If there is a primary and an election, the estimated cost would be \$17,350. If there was only one candidate from each party then there would be no need for a primary; they would just hold an election, so the cost would be half of that number, which is \$8,675. School would remain in session, but the School Superintendent is willing to work with the Town and find a way to have the faculty park elsewhere. Chairman Duschatko stated that the Town Moderator was concerned that the Attorney General's office would think they were backsliding unless they could take care of the parking, because that was their big complaint two elections ago.

Jerry Hanauer, 20 Highland Farms Drive, wanted to know if they held a special election, if they could have other items on the ballot and the response was no.

Ray Chadwick, 101 Powder Hill Road, stated that having a special election wouldn't change the balance of power in the House and it wouldn't give a veto proof majority either. He recommended that they conserve the money and not hold a special election. They won't be making much of a difference in how the House runs and operates.

Linda Camarota, State Rep, 16 Weymouth Drive, requested consideration to have the special election. She wanted to know if it could be held on a Saturday, so they wouldn't have to worry about parking. Ms. Kellar stated that the primary and the election had to be held on a Tuesday.

Rick Durand, 18 Quincy Drive, Chair of the Bedford Republican Committee, wanted the Council to consider the cost, time of year, more cars, risk to students, and there is usually a minimal turnout for a special election, so it wouldn't be indicative of how the voters in Bedford think. The budget is set, it's a shorter session, and he agreed that they wouldn't be changing the balance of power no matter what happens. He asked for their consideration to not hold a special election.

Jerry Hanauer, 20 Highland Farms Drive, thought if there was a special election, there would be more due consideration of any given candidate who's running for state representative than there ever has been in a November election. The state rep race is at the bottom of the ballot and many people blow it off and don't even vote. He thought the most committed citizens would show up.

John Graham, 8 Ministerial Circle, pointed out that if they had a special election, whoever won would only be there about five months before they left for the rest of the year. The filing period for new bills is in September, so whoever was elected would not have an opportunity to file any bills. He pointed out that the last time this happened in Bedford, there were only four representatives, one of whom died, and the Town Council decided not to have a special election, because of the cost and the fact that it would be a short period for the 2<sup>nd</sup> year. He asked that they consider all of those things and see what happens. Mr. Hanauer questioned the filing period. Mr. Graham clarified that when he said filing, he's talking about filing for the 2020 year will happen in September 2019 and that filing period is only open for about two weeks and it takes a special act of the Legislature to introduce anything after that period.

**MOTION by Councilor Gilbert to close the public hearing. Seconded by Councilor Greazzo. Vote taken – Motion Passed – 7-0.**

Councilor Ricciardi agreed that it was a short window of time and it's a lot of money for that short window of time, but she cares about the opinions of the residents. Most of the people in the room do not think it's a good idea.

Councilor Greazzo pointed out that the new person that would potentially be elected wouldn't be able to file any legislation, but they would be able to vote. However, it's been brought up that it doesn't matter which way they vote, because they are outnumbered or they are not part of the caucus, whichever way they are elected, either side. As much as he would love to see everybody be able to vote for another representative, and he thinks they should have that opportunity, he thought they were going to miss the windows that they need make with the Executive Council to be able to get somebody elected relatively soon to meet those deadlines.

Councilor Gilbert didn't want to spend the money. He didn't think it made sense to put somebody in for six months. It doesn't really do anything. They've got over 400 people in the Statehouse, one more person isn't going to make a difference whether they are a Democrat or a Republican. It's all about the money. He didn't think the Town wanted to spend the money and he doesn't.

Councilor Rombeau hears all of the concerns and thought the timing was a big concern. Considering she ran last time and she's not sure what she would be doing this year, so she felt that she wanted to listen to other voices at the table. She wasn't sure it was appropriate for her to vote on it.

Council Bandazian was annoyed that the Council had to deal with this issue. He viewed signing up for election for public office as the civilian equivalent of a military enlistment. Unless there are similar grounds for withdrawing from an elected position, he felt they've let the citizens down when you've put yourself on the ballot. He thought the solemn commitment that they all make as citizens was the commitment to vote. What crystalized the decision for him was it costs a little over \$17k if there is a primary. His resident's right to vote was worth more than \$1.02 to him. Beyond that, he didn't accept that it would be a do nothing representative. They might be disappointed again in who they elect, but they might elect somebody who goes on to be Governor or a U.S. Senator. There is a lot to do in the Legislature beyond sitting in the hall and voting with your party. There are amendments that get added to bills. There are non-germane amendments that get added to bills. There are committees that go on after the session adjourns. He thought there was a lot of good work that could be done. For \$0.51 if there is no primary for his citizens to vote, he would protect their right to vote. If it's \$1.02, he would protect their right to vote.

Councilor Stevens stated that there were a lot of things that didn't strike her as a good exercise. Not only financially, but also when they consider the amount of work that would have to be done on behalf of the Town and the Schools. They don't where the teachers were going to be bussed from or where they might be parking and that's a concern. The last time they had an election in 2014 that a student was hit by a person going to vote; that's why they don't hold school when they have elections. They don't have another place to hold an election in Town. Also, the dates they are looking at, it could be snowing, so they are shuttling teachers and have students walking around, so for her there is a safety concern. She respects what Councilor Bandazian said with regard to the disappointment that they are put in this situation. She thought that a lot of folks that go up there are not getting a ton of work done. They are missing meetings, missing votes, and the leadership had already been made up there, whether they were Democrat or Republican. She's skeptical that they would be getting a lot out of the next person that would be taking this spot. A few months from now, they would have people again running in a primary. She's not on board there with Councilor Bandazian.

Councilor Greazzo stated that he like what Councilor Bandazian said; it struck a chord with him. Everybody has a right to vote. Councilor Bandazian stated that unfortunately they get to zero out about 2k votes a piece.

Chairman Duschatko agreed about the right to vote, but it doesn't mean they have a responsibility to have a special election. He's not against disenfranchising anybody, but he thought what they would get out of it wasn't appropriate for the expenditure of time and money. They have better things to do. If this was crucial and they were looking at smaller margins of majorities, he would probably feel differently, but in this case they could change nothing and he didn't see that the Town would gain anything from having an election.

Councilor Greazzo wanted when the next Executive Council meeting was and Ms. Kellar responded that it should be July 31<sup>st</sup>. Councilor Greazzo didn't think they would be able to get on that agenda. Ms. Kellar stated that the next meeting would be August 14<sup>th</sup>. Councilor Greazzo wanted to know how long it would take for them to make a decision. Ms. Kellar assumed that they would make it at their meeting that day. The Council would then have between 110 and 124 days to hold the election with the primary being 49 days prior. If they use August 14<sup>th</sup>, the primary window would be October 15<sup>th</sup>, 22<sup>nd</sup>, or the 29<sup>th</sup> with the election being December 3<sup>rd</sup>, 10<sup>th</sup> or 17<sup>th</sup>. School is in session for all of those dates.

Councilor Stevens mentioned that if they have bad weather, they've been told that they can't reschedule the elections. It has been quite dangerous when they've had elections and had some nasty weather. That's the other reason why she was not too keen on holding an election in November or December.

Mr. Sawyer stated that the Council was not required to take action, but he thought there were enough people there who were wondering if they were going to be bringing this up later or they could just dispense with it by making a motion to either hold it or not hold it.

**MOTION by Councilor Gilbert that the Bedford Town Council does not request that the Governor and Executive Council call for a special election to fill the State Representative seat vacated by Michael R. Trento and does not authorize the transfer of \$17,350 from Town Council Unallocated Reserves (10010252-56910) to 10 accounts as outlined in the Exhibit B. Seconded by Councilor Stevens. Vote taken – Motion Passed – 4-2-1 (Ricciardi-aye, Gilbert-aye, Duschatko-aye, Stevens-aye), (Greazzo-nay, Bandazian-nay), (Rombeau-abstained).**

## **5. NEW BUSINESS**

### **b. Appointment of new Fire Chief**

Mr. Sawyer stated that pursuant to Article C4-6 of the Town Charter, he was pleased to submit his appointment of Scott Hunter, the current Deputy Fire Chief, as Bedford's next Fire Chief. He's convinced that Scott is the best person for the job given his vast knowledge of Bedford having held the positions of Fire Inspector, Captain, and Deputy Chief over the last seven years here in Bedford. Scott also has 15 years' experience

with the New Boston Fire Department including seven years as Captain and nine years with the Hollis Fire Department where he served as a firefighter and EMT. Scott continues to serve as an instructor with the NH Fire Standards Training Academy where he started in 2002. Like many in the fire service industry, he comes from a family with a history of service. His father and father-in-law were both fire chiefs. Scott's mix of experience and working in different municipalities, teaching, and having served in so many positions in Bedford has provided him with the foundation to be an extremely successful chief in his opinion. The appointment comes following a formal selection process where the position was advertised externally and resumes were collected. They established three separate panels to interview three finalists consisting of a Council/Manager panel, Fire Department/Building Officials panel, and a Department Head panel. One finalist withdrew just prior to the interviews, but they chose to go forward with the two finalists that they had versus trying to pick another candidate. They reviewed the other candidates, but felt that these were the strongest ones to continue moving forward. The three panels met separately with each candidate and later provided him with their feedback. Based on those interviews and responses, it became clear that Scott was the right person for the job. Chief Wiggin is also in full support of the decision and has provided a letter to that regard. Additionally, Scott has support of the Department Heads team who have all had the opportunity to either work with him or get to know him over the years. Scott has the experience of working with the public from his previous positions and roles in the Department and has served on the management negotiating team for the past two contracts. Scott sent his regrets for not being able to be there tonight. He's currently attending the Executive Fire Officer Program at the National Fire Academy. He's confident that Scott has the vision for the future of the Department that will impress those within the organization as well as the citizens and business owners and all of the civic leaders here tonight for years to come. He asked that the Council confirm the appointment of Scott Hunter as Fire Chief. This would take place immediately following the retirement of Chief Scott Wiggin, which is scheduled to take place at the end of the work day on July 26, 2019.

Chairman Duschatko stated that he sat on one of the panels and thought Scott came up heads above everybody else. Councilor Rombeau agreed and was very pleased to be able to sit in on the interview panels and thought he was going to do a great job.

**MOTION by Councilor Rombeau that the Bedford Town Council confirm the appointment of Scott Hunter as the Fire Chief for the Town of Bedford effective immediately following the retirement of Chief Wiggin on July 26, 2019. Seconded by Councilor Bandazian. Vote taken – Motion Passed – 7-0.**

**c. Acceptance of a Memorial Park Bench**

Mr. Sawyer stated that in accordance with RSA 31:95-e, the Council was being asked to accept the gift of a park bench to be placed next to the County Road tennis courts in memory of Janice Tracey, a long-time tennis instructor and player in the community. The bench is being donated by family and friends in the community. Councilor

Bandazian thought it was a great addition. Councilor Ricciardi stated that she was a lovely person and it would be a great way to honor her.

**MOTION by Councilor Ricciardi that the Bedford Town Council accept the donation from Ursula Lariviere in memory of Janice Tracey, for a memorial bench to be placed at the County Road Tennis Courts. Seconded by Councilor Bandazian. Vote taken – Motion Passed –7-0.**

**d. Stevens-Buswell Committee update**

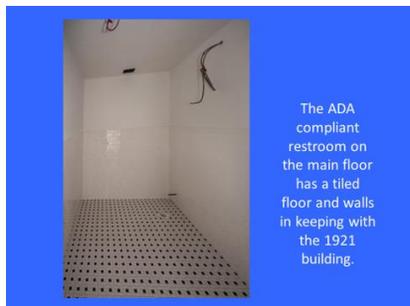
Susan Tufts-Moore, co-chair of the Friends of the Stevens-Buswell subcommittee of the Bedford Historical Society and Beverly Thomas, co-chair of the Friends of the Stevens-Buswell subcommittee and co-president of the Bedford Historical Society.

Ms. Moore and Ms. Thomas went through a Powerpoint presentation.

 <p>Presentation to the Town Council Bedford Historical Society July 17, 2019</p>	<p><b>Mission</b></p> <ul style="list-style-type: none"><li>• Create a place in Bedford that will bring people together and enhance the feeling of community</li><li>• Provide gathering spaces for a multitude of cultural events, educational programs, social activities and recreational opportunities</li><li>• Provide additional meeting space for organizations and private functions (as noted in previous Master Plans)</li><li>• Provide a place for youth to meet and participate in programs, classes and multigenerational opportunities</li><li>• Provide a place for seniors to meet and share common interests and activities (mentioned recently in studies by the Southern NH Planning Commission)</li><li>• Provide activities for young children</li></ul>	<p><b>Accomplishments Since November 2016</b></p> <ul style="list-style-type: none"><li>• Interior walls installed along with interior and exterior insulation</li><li>• Two-thirds of original wood floors on main level have been repaired and restored</li><li>• Beadboard restoration and installation have continued</li><li>• Upstairs restroom has been tiled</li></ul>
 <p>At our last report to the Town Council, this is what the walls looked like upstairs on the main level.</p>	 <p>Work began on the installation of new wallboard for the main floor.</p>	 <p>After the installation of wallboard and insulation for the interior and exterior walls, restoration began on the wood floors.</p>
 <p>Two-thirds of the original wood floors on the main level have now been restored and look beautiful!</p>	 <p>New beadboard wainscot was placed in the upper back hallway to match the remaining original wainscot, and the floor had its initial sanding.</p>	 <p>The upper back hallway with its new beadboard and restored wood floor look terrific!</p>



The paint was removed from the original beadboard wainscot in the second stairway.



The ADA compliant restroom on the main floor has a tiled floor and walls in keeping with the 1921 building.



The large room added in 1938 awaits additional rehabilitation, including reinstalling the original schoolhouse lights and blackboard.

### Accomplishments to Date

- Fundraising sources and amounts received:  
Raised to date—\$428,000 (no tax dollars)
  - 56% from fundraisers and donations
  - 44% from grants

### Examples of Fundraisers

- Brick and paver fundraiser
- Clothing drives
- Live auctions and yard sales
- Wine tasting events
- NH Gives Day
- TD Bank Bring Change Event
- Town-wide mailing



Greater Bedford community awareness through Bedford Journal, Bedford Bulletin, BCTV, and WBNH Radio

### Examples of Grants Received

- Ann De Nicola Trust Grants, Citizens Bank, N.A. Trustee
- Lowe's Charitable and Educational Foundation Preservation Grant
- Barker Foundation
- New Hampshire Conservation License Plate Grants

### Current Funds Available

The SBCC account balance is currently just over \$38,000, of which \$35,000 is held in reserve for specific components of the project. Another \$5,000 is anticipated soon from the NH Conservation License Plate Grant of 2017.

### Local Nonprofit SBCC Supporters

- Bedford Lions Club
- Bedford Women's Club
- Bedford Youth Performing Company
- Coalition for Bedford Youth
- Rotary Club of Bedford
- Stevens-Buswell Post # 54 of American Legion
- The Craftworkers' Guild

### Recently Received Letters of Support

- Bedford Land Trust
- Bedford Lions Club
- Bedford Residents – Greg Zimmermann and Dianne Caron
- Bedford Youth Performing Company
- Carlyle Place
- Sullivan Framing & Fine Art Gallery
- The Arbors of Bedford
- The Craftworkers' Guild

### Future Plans

- Plan to have main floor open by July 2021
- Main floor - What is needed to get it opened to public? – \$222,000
- Lower floor – schedule to complete – TBD

### Future Plans

Itemized summary of cost to be completed:

	Vital to opening the first floor	Phase 2 second priority	Phase 3
Folding partition steel and fittings for largest room			\$1,500
White mechanical room framing, drywall, and insulation	\$1,250		
Interior painting	\$1,800		
Drains and frames	\$65,500		
Insulation trim	\$21,125		
Interior handrails	\$2,800		
Carpets, tile, etc.	\$22,325		
Wash/drying	\$1,925		
Toilet accessories, fire extinguishers, etc.	\$3,425		
Handicap exterior door and door opener at top of ramp	\$5,175		
Upper floor reflecting large room	\$6,240	\$12,420	
Folding partition large room		\$8,400	
Work entry ramp		\$1,070	\$14,770
Two side entrances and stairwells		\$16,470	\$14,770
Two showerheads/bathing bathrooms			\$75,770
Wash/over level main corridor			\$13,500
Complete vehicle system for back floor	\$95,400		\$76,700
Elevator lift (not required to open main floor)			\$17,000
Welder Room/entrance			\$1,000
Misc. exterior cl/boards/repair	\$2,800		
Soft corner/line furnishings	\$2,800		
<b>Total</b>	<b>\$202,200</b>	<b>\$93,200</b>	<b>\$217,000</b>
10% Contingency	\$22,400	\$10,250	\$23,900

### Planned Next Steps

- Complete accessible restroom on main floor
- Purchase and install handicap door at top of ramp
- Purchase and install interior doors
- Purchase and install coffee center in reception room
- Do interior painting and trim work
- Restore wood floor in largest room
- Reinstall original schoolhouse lights and blackboard

### Business Plan

- A team of six people developed a Business Plan on the basis of:
  - A Business Model Canvas
  - Information collected from 18 community centers and senior centers in NH and 2 in MA
  - Consultation with a SCORE volunteer
  - A variety of potential revenue sources
  - Projected operating expenses to run the center

Recommendation: Oversight of future SBCC by a new 501(c)3 nonprofit to be made up of representatives from organizations and community members

### Future Plans

- Operating costs once the main floor is open: \$45,600 annually (from Business Plan)

OPERATING EXPENSES	Projected Operating Expenses Partial Year 2021	Projected Annual Expenses Starting 2022
Salary, Payroll Tax, & Accounting	\$8,000	\$16,000
Electricity	\$2,250	\$4,500
Heating Fuel (Propane)	\$2,000	\$4,000
Maintenance Contracts	\$2,150	\$4,300
Custodial / Cleaning	\$1,750	\$3,500
Insurance	\$1,250	\$2,500
Telephone, Internet, WiFi	\$750	\$1,500
Yearly Repairs	\$2,500	\$5,000
Supplies/Misc.	\$600	\$1,200
Website and Advertising	\$1,500	\$3,000
<b>TOTAL EXPENSES</b>	<b>\$22,800</b>	<b>\$45,600</b>

**Future Plans**

- Operations revenue projections from Business Plan: \$47,300 annually

REVENUES		
	Projected Revenues Partial Year 2021	Projected Annual Revenues Starting 2022
SBOC Memberships	\$7,500	\$15,000
Activity Participation	\$1,500	\$3,000
Organizational Memberships, (clubs, invited living communities, etc.)	\$2,400	\$4,800
Workshop Space Rental	\$8,500	\$7,000
Workshop Project Rental	\$5,400	\$10,800
Fundraising - Donations	\$2,500	\$5,000
Art Display	\$450	\$900
<b>GROSS REVENUE</b>	<b>\$23,650</b>	<b>\$47,300</b>

Net revenue: \$1,700 annually

**Future Plans**

- Lease agreement – We propose working with the Bedford Town Manager and a Town Council representative on the wording and details of a new 25-year renewable lease.



Stevens-Buswell Community Center  
c/o Bedford Historical Society  
24 North Amherst Road  
Bedford, NH 03110

www.bedfordhistoricalnh.org  
(603) 471-6336  
sbcc@bedfordhistoricalnh.org

Find us on Facebook, Instagram and Twitter

Ms. Tufts-Moore read a letter:

*To Whom It May Concern:*

*I recently had the pleasure of touring the perspective community center building at the crossroad of North Amherst Road and Bedford Center Road. An old schoolhouse where you can feel the history the moment you step in. On my tour, when standing in the back hallway, our gracious guides had us look to the left to the boys' entrance and the right to the girls' entrance. Oh my, how times have changed. There are some things that have remained the same and that is goodwill, old fashioned teamwork, hard work and the optimistic hopefulness of many that are aiming towards a goal for the betterment of the Town and its people. This is one of those beautiful ideas that starts from a vision and with help can sail fairly smoothly to fruition, of course with a little help from our friends. I have been working in senior living here in Bedford since 2005. The consideration for some of the community center space to be used for, and to offer a variety of senior social programs is very exciting. It is respectful and appropriate to honor elders. Encouraging and engaging seniors to live life to their fullest potential as independently and as dignified as possible should not be something that we are considering; it should be something that we work effortlessly to provide. A community center is meant for everyone. There is space for children and teens. A safe place for children to go and be themselves as they navigate the offerings and find their likes and themselves. I have many ideas for intergenerational opportunities that are prudent and enrich the lives of those who not only participate, but for those who organize and observe these programs. People are meant to be together; to partner, to celebrate and to enjoy life together. Can anyone think of a better setting than the center of Bedford? Bedford has so much to offer already. A community center would be just the icing on the cake. Just another great selling point when people are considering a new community and to raise their children. I am hopeful and anxiously await the outcome of tonight's meeting. I will be happy to share my knowledge of senior living and share what sorts of senior programs I would like to see. I would like to share as well data that proves the benefits of community support for all ages, 0-105, through educational programs, art, music, theater, and hopeful we can throw in a little math and science in there too. What a beautiful aspiration. Let's all work towards making this vision a reality for the people of Bedford. I will be happy to participate in fundraising, organization and efforts if we can move this forward. I would like to thank everyone for sharing this beautiful project and I am looking forward to sponsoring it.*

*Sincerely,*

*Paula Whittier  
Director of Community Relations at the Arbors of Bedford*

Ms. Thomas thanked all of the Councilors that came to the tour prior to the meeting. Ms. Tufts-Moore pointed out that when they open the building, they don't expect to have it open 7 days a week for 12 hours a day. They are anticipating opening it maybe for 3

days a week, Tuesday, Wednesday, and Thursday from 9am – 6pm. They are thinking of it as a part-time community center to begin with. Ms. Thomas added that they would like to be able to rent out the rooms and if there are private parties on the weekend they would allow that. Ms. Tufts-Moore stated that they've already had quite a few inquiries from the public to rent rooms.

Councilor Ricciardi could see how hard they've worked and it's beautiful what they've done so far. She knows that there is love in that building and how much they want to see it succeed. She also commended them on all of the hard work on the business plan. They definitely did their due diligence, but she had some questions. The cover letter states that the plan is what they are proposing after the building is open, complete, but she didn't see exactly how they were going to get to the point to make the plan come to fruition. She wanted to know what the plan was to get to that point. It's a lot of money to get that up and running. She also mentioned that the business plan mentions that they thought they could possibly get 300 members they thought they could commit to. For people that love and want to preserve the historical society might be willing to donate \$100 and if they have 300 members that's \$30k. She wanted to know if they could show her some form of formal commitment. The plan is wonderful and she would want them to succeed and not fail. She felt that there wasn't a formal commitment. Ms. Tufts-Moore stated that they can't rely on the Bedford Historical Society. This was bigger than the Society. Councilor Ricciardi stated that it's a beautiful plan on paper. Ms. Tufts-Moore wanted to know if she wanted a commitment from future members of the community center or from the Historical Society. Councilor Ricciardi responded any way they feel that they could make the plan come to fruition, a little bit more of a commitment. She knows they are committed in their heart and committed on paper, but a little bit of a commitment showing that it could happen. Ms. Tufts-Moore stated that they've raised over \$400k already, so they do have a commitment. They would also like to do another Town-wide mailing. Councilor Ricciardi stated that a plan is a plan, it's not a commitment. She would like to see that they do have these members, they have these people who are definitely going to do this and participate in this. Ms. Thomas explained that they don't have a lease, so they can't go out and fundraise. They can't start collecting money without knowing what's going to happen. They need the lease in order to start their fundraising campaign.

Councilor Stevens referred to their operating expenses and wanted to know about maintenance contracts and custodial contracts. Ms. Thomas stated that the Town Hall hasn't it divided that way. Maintenance contracts are things like annual monitoring of fire extinguishers, checking on the fire alarms, septic and HVAC service.

Councilor Gilbert mentioned that in their projections they have \$220k with a 10% contingency and he wanted to how firm those numbers were and if they were quotes from vendors. Ms. Thomas stated that those were numbers from their construction manager. They are not specific quotes. Ms. Moore stated that they signed a contract with Milestone Engineering & Construction when they first got started. They are still working with them. Councilor Gilbert clarified that the things they need to do to get done are vital to open the first floor and Ms. Thomas responded yes. Councilor Gilbert stated

that when they get further down the road they need to get firm numbers. He thought they might get a donation from a business or a group that can help them.

Councilor Stevens wanted to know if there was any way to put in another bathroom on the main floor and if there was any building code that they have to have more than one. Ms. Tufts-Moore stated that Wayne Richardson has told her that one bathroom on the main floor would be enough to open. They would like to finish the ladies room and the mens room downstairs. The cost of the two bathrooms isn't too great, but in order to do the hallway that they are on in the basement; that's a \$38k or \$40k job just to get that corridor ready. She added that all three bathrooms are planned to be handicap accessible and have baby changing stations.

Ms. Tufts-Moore thanked the people who worked on the business plan with them: Bill Gere, Jerry Hanauer, Richard Moore and Karen Simmons.

Mr. Sawyer stated that the slide shows miscellaneous exterior clapboard repair, but he didn't see a line for exterior painting. Ms. Tufts-Moore stated that when it was a museum, rhino paint was put on the clapboards and it's totally impenetrable, which has caused a lot of moisture problems in the building, especially when the roof was leaking. The clapboards tend to rot and there is no way to get the paint off of them and repaint them, so they thought they would have to replace clapboards every year. They don't think they can paint the exterior. Mr. Sawyer stated that there was paint falling off or chipping off now that would have to be addressed.

Mr. Sawyer mentioned the \$35k that is committed and wanted to know if that was primarily for the bathroom or did it include the HVAC or anything else. Ms. Tufts-Moore stated that a lot of that was for some of the fire-rated doors and the bathroom. They received a grant for the doors for \$15k and they really need \$32k for doors, but no HVAC. Chairman Duschatko wanted to know if it was \$32k or \$45k, because it was showing \$45,530 to finish for doors and frames. Ms. Tufts-Moore stated that that was one of the figures that their construction manager upped for them yesterday. She was quoting from an estimate that he gave them several years ago. Ms. Thomas stated that some of the frames are already in.

Councilor Gilbert mentioned their comment about not being able to fundraise because they don't have a lease with the Town. He wanted to know if it was that or because they aren't a 501c (3). Ms. Tufts-Moore stated that it was the lease. Ms. Sawyer explained that they can fundraise, but people don't want to donate, because they are unsure of where the money is going to; if it was a committed project or not.

Ms. Tufts-Moore stated that a lot of the community centers that everybody looked at were supported by a town parks & rec department. Councilor Bandazian stated that unfortunately Bedford has difficulty taking care of what they have already.

Councilor Bandazian appreciates how much they've done with the building and how far it has come. He's willing to be more patient than they are opening the doors. His only

concern moving forward it that they take care of the building envelope and the exterior appearance. It's been 10 years since the blue tarp draped the building and he didn't want to see them go back there. He mentioned that it had been 15 years since the free rhino paint that was going to be the equivalent of vinyl siding was applied.

Mike Sills, member of the Lions Club, stated that they donated several thousand dollars to the project about 10 years. They give \$300 - \$500 every year and include them in their pancake breakfast fundraiser. He submitted a letter to the Council and will send it to Mr. Sawyer from the entire membership. He mentioned the difficulty of finding places to meet, so they would love to have that room available. He also mentioned that Bedford was the only town without a senior center.

Ms. Thomas stated that she did a survey monkey of 30 Bedford non-profit organizations and their interest in the community center and learning more about it and meeting space and she got 10 responses and 9 of the 10 were interested in learning more about meeting space. Ms. Tufts-Moore added that they also provided suggestions of programs they would like to run. She was hoping they could move forward with this, because they felt it was such an exciting project and has so much potential. It would be a nice added addition to the Town that the Town doesn't have right now. They would like to have an open house on Sunday, August 11<sup>th</sup> and with a rain date of the 18<sup>th</sup>.

e. **Other New Business** – None.

**6. OLD BUSINESS**

f. **Other Old Business** – None.

**7. APPROVAL OF MINUTES**

g. **Public Session – June 26, 2019**

**MOTION by Councilor Bandazian that the Bedford Town Council approve the minutes of the June 26, 2019 public session. Seconded by Councilor Stevens. Vote taken – Motion Passed – 7-0.**

**8. TOWN MANAGER REPORT**

1) NHDES announced sharply lower PFAS limits for public water supplies for consideration by the Joint Legislative Committee on Administrative Rules (JLCAR) at their meeting on July 18, 2019 (9AM, Rm 306, Legislative Office Building). If approved, the new rules are scheduled to become effective on October 1, 2019.

Compound	New	Previous	Latest Cabot Preserve Reading
PFOA	12	38	9.88
PFOS	15	70	<1.80
PFNA	11	23	
PFHxS	18	85	

NHDES has made this recommendation based on the most recent science available mostly developed by the State of Minnesota and with a better understanding of the transfer of these compounds through the placenta and how it concentrates in breastmilk and therefore the increased impacts it can have on a developing fetus and nursing children. These numbers also are based on the assumption that exposure to these compounds is 50% from drinking water. While significant strides are being taken in the USA to limit use of these compounds they are still highly unregulated in other countries and can make their way into our everyday lives by the products we use. Other exposure to PFAS compounds can come from cosmetics, waterproofing materials, dust, soil, and air as well as other sources. These are only 4 compounds out of approximately in the 4,700 PFAS family. The most recent readings for the water entering the Greenfield Farms and Cabot Preserve area, which is fed off of the Merrimack Village Water District system, was 9.88/ppt for PFOA, however readings have consistently been between 12 and 29 over the last year. There is not believed to be a concern for the other compounds. It is still undetermined how this will impact Bedford Residents on private wells if these standards become law, but the State has developed a series of FAQ's and fact sheets that can be reviewed on their website. Mr. Sawyer showed slides of study areas, maps and test results.

- 2) The Bedford Pool and Splash Pad are open for the season with open swim between 11 AM-7 PM on week days and noon to 5 PM on weekends and holidays.
- 3) Cooling stations over the heatwave at the Police Station and the Library.
- 4) The Student Parking program will be completed in the same manner this year as last year. All students need to apply through the High School application process which closes in mid-August at which point we will be provided with the list of students who did not get spaces on campus who will have the first opportunity for spaces within the Town lots. Town permits are expected to be issued starting August 14<sup>th</sup>. Any student with a license will be eligible to obtain a permit within the Town lots at any point in the school year if a space is available. The permit hangtags are color coded to the color that has been assigned to the lot by the ordinance. The program worked very well in 2017 and 2018 and we have no expectation of issues this year. Last year all licensed students who wanted permits at the start of school were able to be accommodated and all the permits were issued by early October.
- 5) Wednesday Night Concerts in the Park Series are at 6 PM at the Bedford Village Common. Concerts continue on Wednesday nights through August 21<sup>st</sup>. Rain location for all performances is the Bedford Town Hall.
  - July 24<sup>th</sup> – “Windham Swing Band”
  - July 31<sup>st</sup> – “Bel Airs”
  - August 7<sup>th</sup> – “Sixties Invasion”
  - August 14<sup>th</sup> – “Bryan Conway”
  - August 21<sup>st</sup> – “Hickory Horned Devils”
- 6) July 20<sup>th</sup> – Bedford Historical Society Car Show, 10 AM-4 PM, Bedford High School.
- 7) July 26<sup>th</sup> – Touch-a-Truck, Bedford Public Library, Bedford Village Common, 1-3 PM. Come see Bedford Police, Fire, and Public Works vehicles.
- 8) July 31<sup>st</sup> – “Judy Pancoast” – Children’s Concert in the Park, Noon, at the Bedford Village Common.

- 9) August 1<sup>st</sup> – Chief Scott Wiggin Retirement Celebration, 5-8 PM, Manchester Country Club. Tickets available at: [www.bedfordfirenh.org](http://www.bedfordfirenh.org)
- 10) August 6<sup>th</sup> – National Night Out at 6 PM, Selvoski Field with a softball game between Bedford Fire and Police Departments.
- 11) August 8<sup>th</sup> - Thursday Theater, “The Public” 2:00 PM and 6:30 PM

Regarding the PFAS, Councilor Bandazian wanted to know if there had been any feedback from the NHDES on whether they are going to look at the consent decree. Mr. Sawyer didn't have specifics, but the management zones that were put in place, which still allow the State to pursue St. Gobain to provide treatment at least within the area that was identified, which extends all the way up to Route 101. They have more testing that needs to be done. You can access the link to the information from the Town Manager's page on the website or on NHDES website there is a special link that will take you to all of the data. Chairman Duschatko asked about testing and Mr. Sawyer stated that there had been no proposed funding as part of the rules, which is a major concern of the Municipal Association who submitted a letter on behalf of the municipalities. There is no funding for testing or solutions or implementing water systems or treatment systems. Councilor Stevens wanted Mr. Sawyer to explain why they have an issue because of the landfill. Mr. Sawyer stated that the chemicals were in everyday products and any of those items that were brought to the landfill. There is a cap over the landfill, but it's not lined underneath, so water can get through and those chemicals seep into the ground and then get out into the groundwater.

## **9. COUNCILOR COMMENTS AND COMMITTEE UPDATES**

Councilor Rombeau commented on the concerts at the Bedford Center Park and hoped to see more people attend.

Councilor Bandazian expressed his appreciation to the NH DOT for the work they are doing in Bedford and on the 293 bridge. They've done a tremendous job of managing traffic. The State has given the Town a lot of support in terms of their transportation network whether it's Route 101, the 293 bridge work, Everett Turnpike expansion that's around the corner. They make the quality of life a lot better around Bedford.

Councilor Stevens commented that the State is working on New Boston Road. It is nice and smooth and paved now. She cautioned people to slow down. She mentioned that she sent a note to the Police Chief last week because not only are they dealing with the speeding up and down on New Boston Road, but also the work on Route 101, incidents in Town with folks not behaving correctly. She expressed her appreciation to the men and women who are working for the Police Department and Fire Department who are working under some not so pleasant conditions lately and doing a lot of work.

Councilor Bandazian commented on the paving of New Boston Road and hoped that when they stripe the road that they don't put in a passing zone between Wallace Road and Ministerial.

Councilor Ricciardi was proud of the Bedford Police Department for being voted #1 for community service and policing in New England. She mentioned that she was in Washington D.C and attended the Northeast Leadership Workshop and she took away a lot of valuable information for the Bedford residents and the entire State. It covered issues from the PFOA to the opioid crisis, affordable housing, and infrastructure and about every issue we are facing. She talked to the Director of Groundwater and Land Use about the PFOA issue and they are really trying to address it. They are trying to do State revolving funds to assist the states and they are coming up to speed a little bit with that. She wanted everyone to enjoy their summer and be safe.

Councilor Gilbert thanked Public Works for the good work they are doing on the repaving of Liberty Hill Road.

Chairman Duschatko echoed all of the previous comments on the Police Department, NH DOT, Fire Department and the Public Works Department. They are all doing a great job in a tough environment in terms of having all of the roadways used. He cautioned people to pay attention and drive a little bit more safely than they normally do while the work is going on.

**10. NON-PUBLIC – RSA 91-A:3 (if necessary)**

**MOTION by Councilor Gilbert to go into Non-Public Session under RSA 91-A:3 II (d) Consideration of the acquisition, sale or lease of real or personal property which, if discussed in public, would likely benefit a party or parties whose interests are adverse to those of the general community. Seconded by Councilor Bandazian.**

**Roll Call Vote: Ricciardi-aye, Greazzo-aye, Gilbert-aye, Duschatko-aye, Stevens-aye, Bandazian-aye, Rombeau-aye.**

The public meeting ended at 8:48 PM.

Respectfully submitted,

Dawn Boufford