

Select Board Minutes

Date: August 9, 2022

Time: 6:30 PM

Location: Multi-Purpose Room

Next Meeting: August 17, 2022

Minutes: The minutes were accepted as presented after corrections.

Present: Richard Doughty, Dina Walker, Brian Haynes, Rebecca Durant-Vining, Ben Hout – Master of Mystic Tie Lodge, Russell Banton, Chris Lynch of Matrix, via telephone and Carol Cochran

Department Heads:

New Business:

Ben Hout – Masons:

Richard Doughty accepted for the Town of Weld, a check from Mystic Tie Lodge's charity fund, supplemented by the Grand Lodge to assist in the expense of refiguring the duct work for the Masons furnace to heat the upstairs and downstairs at the Town Hall in the amount of \$7,500 presented by Ben Hout, Master.

Ben also said that the Masons wanted talk to the Select board about modifying the kitchen downstairs to be used for suppers as fundraising events.

Richard said that there was limited space and asked if they could look at the kitchen and present the Select board a sketch of what they are looking to do.

Ben said that the Community Benefit Club was also interested in the project. Jen Latham is an architect, so she would be able to come up with a sketch of the project.

Ben said if there was anything in need of repairs that they would be able to make the repairs. Ben can be called if anyone has any questions.

This project would be voted on at Town Meeting.

The Town is renting a platform lift for Monday, so that the hole that has been made in the side of the Town Hall can be plugged, so that the flying squirrels will not be able to get back into the Masonic Hall.

Cemetery restoration:

Richard has made contact with several companies that repair broken cemetery stones and so far has had no luck in finding someone that is not booked for the season.

Richard is waiting for a call back from Wiles Funeral Home and has spoken with Caleb Hutchinson, who gave him a name in Strong that he will call.

Old Business:

Agreement between Town of Weld & Matrix/ 7:00

Dina has done a combined document of their changes/questions and comments of Matrix, so one document would be easier to use.

Details:

Exhibit C – Only if there is underground conduit

Exhibit D – no attachment

Because of the buyout option all assets are put into the LLC, both Matrix and Town of Weld know how much the assets are.

Without this agreement everything will come to a standstill.

The selectboard expressed concern with the "Operations Date" date of the contract being tied to 100 subscribers signing up. Chris indicated the number was flexible, Brian suggested the date of the first subscriber and Chris agreed that was potentially possible.

The contract contains reference to both the "Operations Date and the "Effective Date" or date the contract is issued. Article 2.4 ties the town buyout option and contract termination to the "Effective Date", while Article 6 links this option to the "Operations Date". Chris recognized this inconsistency and agreed to address it.

Issuing authority is the Town of Weld. It is whomever signs the agreement and there needs to be some entity that says we want this to be built. Term used in a public private partnership.

Town Right of way and a place to house the electronics is the Town's responsibility. Anything underground becomes part of the right of way.

Richard clarified - Town would have no underground utilities.

Maximum Town Responsibility for "Make Ready Costs".

Under the agreement the town will be responsible for the cost of modifications to existing utility infrastructure to make space for the proposed Fiber Optic network. These cost include the cost of a telecommunication shelter to house the Power Network Equipment, and the initial pole survey that will provide information to inform the actual cost of the required modifications to the existing infrastructure.

The initial estimate of the total "Make Ready Cost" was \$823,100. Chris said that the actual make ready cost will fall under this estimate.

The project has received approval for a \$650,000 grant from Northern Borders Regional Commission that is to be used to reduce the Towns cost. The grant will be shared by Wilton, Weld, Perkins and Washington.

Matrix has previously estimated that the actual net cost of the Make Ready Work for Weld will not exceed \$284,871. At the request of the select board, language has been added to the proposed contract confirming that Weld's cost for the "Make Ready Work" will not exceed \$284,871.

If the town were to secure a municipal loan to cover this cost, the annual payments over a ten year term are estimated to be \$33,000.

Richard said that he is glad the contract reflects the maximum cost to the town of \$284,871, but still has concerns about how this estimate was derived and expects the actual total Make Ready Cost for Weld, minus the weld share of the Northern Borders grant will exceed this amount.

It was understood that the initial pole survey cost including applications for pole attachment would be paid with funds from the Northern Borders Grant. Charlie Woodworth or Franklin County has been contacted and confirmed this.

Dina asked that Chris prepare a spreadsheet that shows the phases, who is doing the work, cost and responsibilities. Chris agreed to this.

Public Works Funding - Warrant:

Russell had gotten from other towns the amounts of wages that they pay. Strong and Chesterville pay towards the employee. 100% for the employee and other Towns do not offer insurance. That does not mean that we can't. Wilton is unionized and does pay a share of the insurance for the employee and the family.

Richard called MMEHT Debbie Bridges – she said that there are 475 Municipal or quasi municipal groups that have insurance with MMEHT. – He believes we need to offer health insurance.

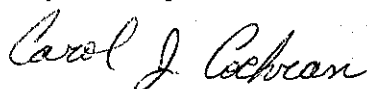
Debbie Bridges pointed out that Weld currently offers employees only one option for coverage while most Town's offer multiple choices with different deductibles.

The warrant language should use MMEHT as a benchmark.

Richard said that Debbie Bridges confirmed MMEHT rules do not prevent town employees from having coverage from other plans, (Medicare for example.

After much discussion it was agreed to 100% for the employee and 80% for the family to include life, dental, hearing in addition to health.

Respectfully submitted,

A handwritten signature in cursive script that reads "Carol J. Cochran".

Carol J. Cochran