



Board of Selectmen's Meeting

Rindge Town Office

Date: July 16th, 2025

MEETING MINUTES

Present: Chairman, Bob Hamilton, Vice Chair, Tom Coneys, Selectboard Member, Larry Cleveland, Interim Town Administrator, Roberta Oeser, Executive Secretary, Victoria Stenersen, and members of the public.

The meeting was opened by the chair at 6:02 p.m. with the Pledge of Allegiance.

Selectmen's Announcements: There were no announcements made by the Board of Selectmen.

Payroll: Tom motioned to approve the Payroll for 07.10.2025 & 07.17.2025. Seconded by Larry, it passed 3-0.

Accounts Payable: Bob motioned to approve the Accounts Payable for 07.10.2025 & 07.17.2025. Seconded by Larry, it passed 2-0-0.

Minutes: Bob motioned to accept the minutes from 07.02.2025. Seconded by Tom, it passed 3-0.

Citizen's Forum: Bob opened the forum at 6:04 p.m. by reading the rules of the forum and closed the forum at 6:19 p.m.

Craig Clark, Fitzgerald Road, asked if the window screens will be replaced on the second floor of the meetinghouse. They were taken out when the windows were replaced. Bob stated that he will ask DPW Director, Mike Cloutier.

David Drouin, Old New Ipswich Road, asked if the 10th-grade temporary classroom at Heritage Christian School will be removed. Roberta asked if the Occupancy Permit has been given for the new structure and added that she will follow up.

Karl Pruter, Jowders Cove Road, asked if the chair would allow public comment on the first agenda item. Bob answered no. Karl then announced that the Rindge Fire Department 100th Year Celebration will be on Saturday, August 2nd, and the Parade will start at 4:30 p.m. at Route 202 Trucking and the Celebration will start at 5:00 pm on the Rindge Town Common.

Joe Bevilaquea, Cromwell Drive, read a letter on behalf of the Rindge Firefighters Association. The letter addressed the concerns of misinformation being spread and defended the current staffing model with a request for support. See attachment A. Bob addressed one comment about the successor for the Fire Chief. He stated that there will be a hiring committee established with various members from the community (see minutes from 02.26.2025). Carolyn Spector, Andel Drive, asked how and when the issues brought up will be addressed by the Selectmen. Bob answered that what is being addressed is to no longer mischaracterize the number of employees on the job at any given time and keep the employment structure as is, which he fully supports.

Old Business:

Fire Chief Job Description - Final: Bob stated that he would like to get the description finalized and start the committee. Dale Smith, a retired career firefighter who lives in Rindge, has expressed interest in being involved on the committee. Dale stated he recently retired after 30 years of service and is looking forward to helping the Town. Bob motioned to approve the final draft Fire Chief Job Description. Seconded by Larry, passed 3-0.

Land Use Change Tax (LUCT) continued discussion: Bob stated that he would like to give them a denial so they can go to BTLA because of the confusion with what the law stated and what was done. Tom stated that he would agree with both

property owners regarding valuation and keeping the agreement established in 2009 with Phillip Stenersen. He wants to accept the value changes, but the time of notice is where there is a dispute. Bob stated that even with the delay, the assessed value of the property should be the approved value. Larry stated that the Town needs to do better about determining when the change occurs and staying up to date. There was a discussion about when notification and subsequent change of Land Use should occur. Roberta stated that a definitive notification of the assessor could occur when the Building Inspector goes out to check the footings. There was a brief discussion about subdivisions and mother lots. Bob stated that other Towns must have a process for Current Use and LUCTs. Roberta stated that in some of these cases, the Town's previous assessing firm, KRT, was notified of the change but did not bill. The new assessing firm did not go back in and check all the properties until recently, so they were billed past the 18-month deadline. Carolyn Spector, Andel Ave, stated that this is a legal issue and highly recommended they speak to the Town's attorney so they do not spend \$20,000 in Superior Court. Larry asked if speaking to Gary would give them a clear answer. Roberta stated that Gary is typically pretty good about answering Land Use Law questions. Bob requested Roberta to get in touch with Gary. Jennifer Helsel, Assessing Clerk, stated that they need to respond by a specific date so the property owners have time to appeal to BTLA. This agenda item was tabled for the next meeting.

Short Term Rentals – Letter: Bob stated that this is a template for responding to Short Term Rentals that are not in compliance. Bob motioned to use the template. Seconded by Larry, passed 3-0.

Zoning Enforcement Issues: Roberta stated that with the issue on Old New Ipswich Road, the property owners will continue to be in contact with the Conservation Commission. She also issued a second cease and desist letter to the coffee shop on Grassy Pond. Roberta added that there has been a problem with feathered flags, which go against the Town's sign ordinance. Bob stated that they should issue a letter like the one for short-term rentals referencing the ordinance and instructing the property owners that they have 14 days to take them down. Michael LiPetri, Highland Drive, asked about the Farmer's Market feathered flag. Bob answered yes, he should take it down. Bob added that there have been recurring issues with advertising signs around town, and they need to get more restrictive with it.

Farmer's Market Request for Storage Container & Porta-Pottie: Bob stated that this request was brought forward to Mike Cloutier and that he was not in favor. All three Board members agreed with Mike and denied the request.

New Business:

Abatement Recommendations: Map 18 Lots 2 & 3, Map 7 Lot 87-1, Map 6 Lot 99-4, Map 6 Lot 75, Map 2 Lot 59-3-1, Map 6 Lot 99-3, Map 6 Lot 5E, Map 6 Lot 14: The board decided to grant the abatement for Map 18 Lot 3 for 2024, deny the abatement for Map 18 Lot 2 for 2024, and deny the abatements for Map 18 Lots 2 & 3 for 2023. Tom motioned to grant and deny the abatements for Map 18 Lots 2 & 3 as stated above. Seconded by Bob, passed 3-0. Tom motioned to grant the abatement for Map 7 Lot 87 Sublot 1 due to the hardship on the property. Seconded by Larry, passed 3-0. Jenn stated that there is a second one on the list that Monique stated she would defer to the Board, this is Map 6 Lot 5E. Roberta stated that they need to come in for a non-public session to explain the hardship and asked Jenn to speak to them to come in on July 30th. Bob motioned to accept the recommendation of the assessing firm to deny the abatements for Map 6 Lot 99 Sub 4, Map 6 Lot 75, Map 2 Lot 59 Sub 3-1, Map 6 Lot 99 Sub 3, and Map 6 Lot 14. Seconded by Tom, passed 3-0. Bob stated that if the Board of Selectmen denies your abatement, they have the right to appeal with BTLA or the Superior Court by September 1st and can obtain the form from the Town Offices.

Special Events Permit for Rindge-Jaffrey-Fitzwilliam GOP BBQ/Picnic: A request from Claudia Stewart for a Special Events Permit for the Rindge-Jaffrey-Fitzwilliam GOP BBQ/Picnic on August 23rd, 2025, from 8:30 am to 4:30 pm at the Rindge Recreation Department. Bob motioned to approve the special events permit for the Rindge-Jaffrey-Fitzwilliam GOP BBQ/Picnic. Seconded by Larry, passed 3-0.

Camper Permit for Map 15 Lot 20, 220 Fourth Street: Roberta stated that Camping Permits are not allowed on vacant lots

per Zoning, but there is a contradiction with the statement in the permit that grants the Board power. Bob motioned to allow the camper permit on Map 15 Lot 20. Seconded by Tom, passed 3-0. Bob motioned to allow the Selectboard Chair to sign on behalf of the Board. Seconded by Larry, passed 3-0.

Mortgage Discharge for Map 2 Lot 59 T001: Roberta stated they have not physically received the discharge but would like the board to sign it once it is returned. Bob motioned to allow the discharge and for the Board to sign it once received. Seconded by Larry, passed 3-0.

Liquor License for Farmer's Market – Copper Cannon Distillery: The board needs to give approval to the person who has the Liquor License to sell the distilled spirits on the property. Tom motioned to allow Bob Hamilton to sign the License on behalf of the Town. Seconded by Larry, passed 3-0. David Drouin asked about the Town Policy for no Liquor at Wellington Park, if it applies to all Town-owned properties. Bob answered yes, that policy applies to all Town properties, but concerns bringing personal liquor on the property, not about authorizing the sale of liquor.

Informational Items, Communications, & Updates:

Bob gave an update on the recent Town Gown Meeting. Franklin Pierce received a \$1 million grant to upgrade their wastewater treatment. It will take more funding than that, but it is a start. There is fundraising being done to keep the college afloat. President Peter Eden is hopeful that they will make it occur. Fall Festival is now named the Family Weekend and Homecoming on September 27th and 28th. Special Events Permits for the following year were discussed, and they were very receptive to being cooperative with the Town on submitting them as early as possible.

Adjournment: The meeting adjourned at 7:24 p.m.

Respectfully submitted,

Victoria Stenersen

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Executive Secretary