



TOWN OF NEW LONDON, NEW HAMPSHIRE

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NEW LONDON BOARD OF SELECTMEN WORK SESSION MINUTES Wednesday, August 30, 2023 Syd Crook Conference Room 7:30 AM

PRESENT:

Janet Kidder, Chairman
Bill Helm, Selectman
Bebe Hammond Casey, Selectman
Lynn Lewis, Finance Officer

Selectman Kidder called the meeting to order at 7:30 AM.

The Board discussed next steps for the Police Station.

Selectman Casey recommended having a detailed plan before going to Town Meeting including a budget plan, budget estimates for multiple options including new and renovated properties. Suggested using ARPA funds to pay for project estimates. Unspent ARPA funds are approximately \$120,000.

She proposed a Project Planning Committee that would include the Selectboard members, Chief Cobb, Lt. Keith, Kim Hallquist, and Adam Ricker. The purpose of which would be to prepare a detailed report to be presented to taxpayers ahead of another Town Meeting vote. She suggested a landing page on the Town website updating the public on progress and next steps.

Selectman Helm suggested calling the project the Police/Communications Center rather than the Police Station, as Communications is a key component. He wants to whittle down the choices to a few properties before expending money for renderings and designs.

Selectman Kidder stated that they needed to find an architect and suggested looking at the one doing the Bristol PD.

Selectman Helm asked if there was enough time to bring this to Town Meeting this year and that January 1st should be a hard deadline for deciding if they are ready. Selectmen Kidder & Casey agreed that if there was to be another warrant article presented at Town Meeting, all prep work must be done by January 1.

They discussed 8 properties that had potential for a Police/Communications Center.

- A. AuFranc: either of two vacant lots, each 2-3 acres +/- on Newport Road/Osterville Road near exit 12. No known contact with owners to date assessed: \$124,000 + \$128,000
 - a. They would like to walk the land and see its potential. A little far from center of Town
- B. Bar Harbor: corner of Main and Pleasant Streets; along with vacant lot adjacent, and two properties on Pleasant Street/Gould Road create a property of 1.6 acres +/- . Requires demolition. BH lot current assessed value: \$1.6 million.
 - a. Too expensive

- C. Bewley: 7 acres on Newport Road. Revisit negotiations with Continuum.
 - a. Worth another conversation with the owner.
 - D. Broom: 1.4 acres +/- on Newport Road. Conduct study of usability of site (plus adjacent lot?) with and without existing structure. Current asking price \$2+ million. Current assessed value: \$2 million.
 - a. Need legal opinion on adjacent lot and needs more information to see if property is a good fit.
 - E. Collby-Sawyer: Maintenance facility Main Street/ Barrett Road. 2.2 acres. Current assessment \$614,000. Likely demolition.
 - a. Tower would need to be higher.
 - F. Cricenti: multiple acres on County Road across from hospital; Unavailable due to Twin Pines options? Revisit availability?
 - G. McEnrue: Seamans Road. With adjacent property on corner of Seamans and Gould together .6 acres, plus land around Buker. Current assessments: \$ \$436,000 and \$606,000. Requires demolition.
 - H. New London Hospital: County Road. Office building at North side of property, largely not in use. Possible rearrangement of parking and access to accommodate carve out? Assessed \$1.9 million; not taxed. Demolition required.
 - a. Nothing currently in the building. Would need to create a parking area.
- Selectman Helm to reach out to Tom Manion to discuss property H
 - Kim Hallquist to reach out to town council regarding adjacent lot on Property D
 - Selectman Casey to obtain the name of the architects that did Bristol, Tilton, and Farmington

The next meeting set for Wednesday September 6 at 7:30 in Syd Crook Conference Room

IT WAS MOVED (Bebe Casey) AND SECONDED (Bill Helm) to adjourn. THE MOTION WAS APPROVED UNANIMOUSLY.

The meeting adjourned at 8:19 AM.

Respectfully submitted,
Lynn Lewis
Finance Officer
Town of New London