

**Enfield Board of Selectmen
Public Works Facility, 74 Lockehaven Road
Enfield, New Hampshire**

NON-PUBLIC MINUTES of September 4, 2018

Board of Selectmen: Meredith C. Smith, Chair; John W. Kluge, Katherine D.P. Stewart

Administrative Staff: Ryan Aylesworth, Town Manager; Alisa Bonnette, Assistant Town Manager

Mrs. Smith moved to enter non-public session at 7:40 PM, RSA 91-A:3 II (d), Mr. Kluge seconded the motion. Roll call vote: Mrs. Smith – aye, Mr. Kluge – aye, Ms. Stewart – aye, vote unanimous in favor of the motion, vote 3-0.

A meeting of stakeholders took place relative to Ledgeworks' request to buy or lease Blacksmith Alley property from the Town in order to provide them with additional parking space needed to convert commercial space to residential space.

Ms. Stewart said this is a private issue.

Mrs. Smith noted that it is likely Michael Davidson could not rent the commercial spaces because tenants in the apartments were often smoking on the front steps.

Ms. Stewart noted that tenants could have been asked to smoke at the back of the building away from public entrances. Ms. Stewart does not want to stand in Mr. Davidson's way, but is not inclined to help through lease or sale of Town land.

Mr. Kluge is not sure that even with a lease and maintenance agreement that the problem would be solved. He thinks the crux of the problem is on the other side of the property. Mr. Kluge is unsure why Ledgeworks hasn't pursued that option.

Ms. Stewart said, as a member of the Selectboard, she does not want to get involved in solving Mr. Davidson's problem through lease or sale of Town property.

Mr. Aylesworth noted Ledgeworks proposed a \$100/month lease; understanding it could be for no more than one year without Town Meeting approval.

Mr. Kluge thinks it's an incoherent proposal. What if the Town doesn't renew the lease? There's no long-term solution short of selling Town property and Mr. Kluge is not in favor of that.

Ms. Stewart also pointed out that Mr. Davidson won't own the building forever and his unique interests in the property may not apply to future owners.

Mr. Kluge feels Ledgeworks' best option is to deal with the State on driveway access. Mr. Kluge is not interested in leasing Town property as it doesn't solve the problem.

Mr. Aylesworth clarified that the Board is not interested in leasing or selling any of the Blacksmith Alley property. The Board concurred.

Ms. Stewart wondered if Mr. Hettleman would sell the Town the piece of land on the other side of the building so the Town had a loop.

Mr. Aylesworth questioned where the property line is between properties of Hettleman and George's.

Mr. Aylesworth will inform Ledgeworks that the Selectboard is not interested in leasing the Blacksmith Alley property.

Mr. Kluge moved to come out of non-public session at 7:52 PM, Ms. Stewart seconded, vote unanimous in favor of the motion, vote 3-0.

The Board considered whether to seal the minutes of the non-public session. They chose to have them remain public.

Meredith C. Smith, Chairman

John W. Kluge

Katherine D.P. Stewart
Enfield Board of Selectmen