

TOWN OF SEABROOK

SELECTMEN'S MEETING

MAY 19, 2025

Harold F. Eaton
Aboul B. Khan
Theresa A. Kyle
William M. Manzi, III

Mr. Eaton opened the meeting at 10:02AM.

MEETING - REPORT OF FIRE CHIEF

Fire Chief Bill Edwards was present for his report (see attached). Mr. Eaton read a commendation that was sent to them regarding the fire department from the Lamothe Family.

There was discussion about whether the new engine being on and offline due to it being a new vehicle and working out the little issues.

There was discussion on the calls of service and where the department is at only 4 months into the year.

MS-232 FORM

MOTION: Theresa A. Kyle
Second: Aboul B. Khan
Unanimous

To approve and sign the
MS-232 form.

MEETING - TAX COLLECTOR

Michele Knowles was present for this meeting. Ms. Knowles said she had just a few items for follow up - marshland that was presented as a donation to the town, fees for the water rates for elderly and the part-time pay scale. Mr. Eaton said with this year's budget he feels it is a good time to address and will add it to one of the discussions they have.

2024 TAX ABATEMENT

Ellenwood Family Trust - 71 Nashville Street

Ms. Knowles said this had been before the board previously and she is asking that the interest be abated. The owner is currently on a payment plan with the town and the interest is about \$40 without paying this in full, there would be a lien placed on the property.

MOTION: Aboul B. Khan
Second: Theresa A. Kyle
Unanimous

To approve and sign the
2024 tax abatement.

There was discussion on the marshland donation. Mrs. Kyle said she is not in favor of accepting property that has issues and then that becomes the liability of the town.

ABATEMENTS

B33 Seabrook Commons II LLC - 700 Lafayette Road - \$333,790.50
Lawrence & Lori Perkins - 101 Walton Road - \$829.42
David Balkus - 88 Washington Street - \$1038.39

MOTION: Theresa A. Kyle To approve and sign the
Second: Harold F. Eaton abatement for 700
Unanimous Lafayette Road.

MOTION: Theresa A. Kyle To approve and sign the
Second: Aboul B. Khan abatement for 101
Unanimous Walton Road.

MOTION: Theresa A. Kyle To approve and sign the
Second: Aboul B. Khan abatement for 88
Unanimous Washington Street.

REFUNDS

Audine Hill - 22 Adams Avenue - \$463.92
David Balkus - 88 Washington Street - \$1166.02

MOTION: Theresa A. Kyle To approve and sign the
Second: Aboul B. Khan refund for 22 Adams
Unanimous Avenue.

MOTION: Theresa A. Kyle To approve and sign the
Second: Aboul B. Khan refund for 88
Unanimous Washington Street.

ELDERLY EXEMPTION

MOTION: Theresa A. Kyle To approve and sign the
Second: Harold F. Eaton elderly exemption.
Unanimous

WATER SERVICE APPLICATIONS

Lori Ebbs - 82 Viola Circle
Mary Bergeron - 45 Boynton Lane
Harold Hewlett - 196 South Main Street
Carole Matte - 245 Ashland Street

MOTION: Harold F. Eaton To approve and sign the
Second: Theresa A. Kyle water application for

Unanimous

82 Viola Circle.

MOTION: Theresa A. Kyle
Second: Harold F. Eaton
Unanimous

To approve and sign the
water application for
45 Boynton Lane.

MOTION: Theresa A. Kyle
Second: Aboul B. Khan
Unanimous

To approve and sign the
water application for
196 South Main Street.

DRIVEWAY APPLICATIONS

19 Groveland Street
6 Groveland Street
193 Tilton Street

Mr. Eaton said based on information received today he would propose placing a hold on all the applications and having the DPW Manager go to the properties in question as all are in violation of the rules and regulations. Mr. Starkey said he has worked very hard with the contractor for Groveland Street. Mr. Eaton said the board sets policy and they will be enforcing the policy.

Mr. Starkey inquired about the will of the board to the left and right of the driveway. He wants to ensure that the contractors are doing exactly what the board has instructed. The contractors are also asking about a driveway that already has existing pavers would they be allowed to keep the pavers. Mr. Eaton said it is common sense, if you don't own it, you don't touch it - period! The board is adamant that the property owner cannot change the material that is in the rules and regulations. If the owner does this, they consider their property and that's where the issue lies as no one is allowed to park in this area.

There was much discussion between the board and DPW Manager on this issue. As the property owner comes to get a driveway permit, they will need to correct the problem where they have encroached on town property. The board has no issue with the material used for the 20-foot driveway but the town property outside of this 20-foot driveway needs to be left undisturbed.

Charlie Preston - he said he agrees with the board and said they need to share the beach. There was discussion on charging to park and using the money to improve the beach. He feels there will be more parking spaces this year.

Chris Finnerell - contractor for 193 Tilton Street. He said they are not in any violation with the hardscape they are doing. He has stated that as of Saturday no work has been done past the front of the house to the street.

Mr. Starkey spoke about the 1-foot of gravel being allowed on this portion of the roadway in order to keep the road in place that he thought the board was in agreement with him on. Mr. Eaton said if the land is left undisturbed there should be nothing needed to correct it.

There was much discussion on what should be allowed in the town right-of-way. The problem is the property owner will not allow someone to park in this area as they just beautified this area. Mr. Finnerell is saying no beautification just dense gravel. Mr. Khan said if anything needs to be done the DPW will do this as it is on the town property.

Steve Franciosa - contractor for 6 & 19 Groveland Street and trying to get the driveway permits resolved. He said nothing has been done on either of these properties.

DONATION - \$2900

MOTION: Theresa A. Kyle
Second: Aboul B. Khan
Unanimous

To accept the donation
of \$2900 from the
Seabrook Firemen's
Association for the
recreation center.

QUITCLAIM DEED - HILLSIDE CEMETERY

Peter & Vicki Mitchell - Section 27 Lot X

MOTION: Theresa A. Kyle
Second: Aboul B. Khan
Unanimous

To approve and sign the
quitclaim deed in
Hillside Cemetery

Mrs. Kyle said the information on facebook that the cost of cemetery plots has increased is not accurate. No decision has been made at this time.

TRASH ORDINANCE

Mr. Eaton read the ordinance into the record (see attached).

MOTION: Theresa A. Kyle
Second: Harold F. Eaton
Unanimous

To adopt the ordinance.

SRF LOAN & DES GRANT

This loan was authorized by town meeting for 1.2 million through bond bank. SRF loan is available with a forgiveness rate of 65%. Mr. Manzi will ask the bond bank to reduce the bond down by the number indicated. There is also a \$60K grant that is separate from the grant for this project.

MOTION: Aboul B. Khan
Second: Theresa A. Kyle
Unanimous

To accept an SRF loan in the amount of \$1.2 million under the terms & conditions of the loan agreement & to authorize the town manager to sign and execute the loan documents.

MOTION: Aboul B. Khan
Second: Theresa A. Kyle
Unanimous

To accept a grant of \$60K under the terms & conditions of the grant agreement & to authorize the town manager to sign and execute the grant documents.

NEXTERA AGREEMENT

Mr. Manzi said the documents have been given to the board and executed by NextEra. This is a 3-year tax agreement for 2024, 2025 and 2026 and worth \$45 million. This is a \$5 million increase over the prior agreement with NextEra.

Mrs. Kyle said nuclear power is the cleanest energy and NextEra is the biggest taxpayer in the town. She said there are a few others who are major taxpayers in the town as well. Mr. Eaton thanked everyone who put the time into this agreement including his department, the board, and the assessing department.

Mrs. Kyle said anyone calling the town hall and was rude so urged everyone that contacts town hall should be pleasant as that person is not a decision-maker.

MOTION: Harold F. Eaton
Second: Theresa A. Kyle
Unanimous

To approve and sign both agreements with NextEra.

QUESTIONS/COMMENTS

Diane Larochelle - questioned the park naming. Mr. Eaton said this item was moved until the next meeting. She asked if they could get on the agenda to have the discussion on the park.

Kevin Barry - asked about the 2nd trash pick-up. No changes were made to the recycling. Mr. Eaton asked if he uses his two-family property as short-term rental. He said the majority of

the year-round owners were in agreement to remove the second run as it was the renters who generate the trash. Mrs. Kyle said she would take her trash to the dump and any homeowner could do the same. Mr. Eaton said if this is an issue then the property owner needs to make arrangements to get rid of it.

Mr. Barry asked about the parking placards being limited. He asked if it could be reconsidered.

Michael Bellmore - trash pick-up is the reason he is here. He said there are rodents that get into the trash, and it starts to smell. Mr. Khan said when the decision was made the DPW Manager was concerned that they do not have enough personnel to cover the second run temporarily. He said it would be reviewed again in the near future. Mr. Khan said they also had a committee that reviewed the parking placard policy. Since that review and decision made the board reviews every year for the upcoming season.

Kristin Gillespie - how large of a recycling bin can be put out. The board has no issue with more than 1 bin but not a larger bin due to constraints with the recycling truck. She asked if the town was looking into any composting companies as that would eliminate some of the trash. She said there were letters that homeowners signed which were well over 100 people that signed.

Al Pappalado - he said the difference is that Mr. Eaton doesn't live in the beach district. He said family comes to visit they are in a vacation area and the trash increases.

Shawna Destefano - she said the volume of trash is unbelievable and there are times the trash isn't picked up due to the volume.

There was discussion on the trash pick-up at the beach between many residents and the board.

Ken Moge - non-resident who owns property at the beach. He said the employees do a great job. Due to the new enforcement, he now has barrels that are 40 gallons that can't be used. John

Starkey said the driver behind the 33-gallon barrels is due to the worker comp carrier.

Mrs. Kyle asked if it would be worthwhile for the town to look into privatizing the trash pick-up. If the numbers are worth it it could save on workers' comp insurance, employees, etc. Mr. Eaton said other towns that have Waste Management are limited to 2 barrels. Mr. Manzi spoke to the privatizing of trash pick-up and in either case the numbers increase with a second trash run.

He said it doesn't come without a cost such as paying for additional bags and mandatory recycling. Mandatory recycling has not been a popular topic in Seabrook.

There was discussion on multi-family homes and whether or not they would be allowed 10 barrels or just the 5 barrels. Mr. Eaton said no other place in town is allowed to have short-term rentals as the zoning is different in the beach district. Mr. Eaton said he chooses to rent out his property and should not be put on the other taxpayers of the town.

Al Fazzarano - in-town resident that agrees with the decision of the board for the driveways at the beach. He said this is either going to increase or decrease the parking depending on the material used.

Kevin Fleming - said the Seabrook trash employees are terrific. He said the trash pick-up will work around; however, the 1 placard is going to be hard if they could just review once again.

Mr. Finnerell spoke again to 193 Tilton Street driveway permit and said he had pictures that no work had been done past the front of the house. Mr. Manzi said it would be to approve per plan and after completion DPW Manager must do a final inspection to approve that it was completed as approved with the as-built showing the grass or sand on either side of the driveway.

MOTION: Harold F. Eaton
Second: Aboul B. Khan
Unanimous

To approve the plan on condition that the DPW Manager go to the site to ensure the asphalt was removed as on the plan and the driveway is completed according to the certified as-built for 193 Tilton

Street.

MOTION: Harold F. Eaton
Second: Aboul B. Khan
Unanimous

To approve the amended driveway application for 6 Groveland Street with final completed plan according to the certified as-built plan.

MOTION: Harold F. Eaton
Second: Aboul B. Khan
Unanimous

To approve the amended driveway application for 19 Groveland Street with stipulation he cannot have anything on town land from 13-feet from edge of pavement and with final completed plan according to the certified as-built plan.

Mr. Starkey said they are trying very hard to get everything ready for Memorial Day. There is some bad weather coming that may hinder some of the work. The wall at Hillside Cemetery was damaged. Mr. Eaton commented that he has all faith in him and his crew that the work will be completed.

NON-PUBLIC SESSION

MOTION: Theresa A. Kyle
Second: Aboul B. Khan
Unanimous

To go into non-public session under RSA 91-A:3 II (c) welfare liens at 1:42PM.

Roll call:

Mr. Eaton - yes
Mr. Khan - yes
Mrs. Kyle - yes

MOTION: Ravi
Second: Harold F. Eaton
Unanimous

To adjourn the meeting at 3:05PM.

Minutes taken by Kelly J. O'Connor.

Approved and endorsed:

Harold F. Eaton
Clerk

Date: _____

TOWN OF SEABROOK BOARD OF SELECTMEN

AGENDA

May 19, 2025

Open Meeting at 10:00 A.M.

TURN CELL PHONES TO VIBRATE OR OFF PLEASE

PLEDGE OF ALLEGIANCE

MEETINGS

- 1.) Meeting – Report of Fire Chief
- 2.) Meeting – Tax Collector

NEW BUSINESS

- 1) Question of adopting MS-232 for DRA.
- 2) Question of approving 1st half tax warrant for 2025.
- 3) Question of approving naming of the park on Lower Collins Street.
- 4) Question of approving 2024 tax abatement – Ellenwood Family Trust – 71 Nashville Street.
- 5) Question of approving abatement for B33 Seabrook Commons II LLC – 700 Lafayette Road - \$333,790.50, Lawrence & Lori Perkins – 101 Walton Road - \$829.42 and David Balkus – 88 Washington Street - \$1038.39.
- 6) Question of approving refund for Audine Hill – 22 Adams Avenue - \$468.92 and David Balkus – 88 Washington Street - \$1166.02.
- 7) Question of approving 1 elderly exemption.
- 8) Question of approving water service applications for Lori Ebbs – 82 Viola Circle, Mary Bergeron – 45 Boynton Lane, Harold Hewlett – 196 South Main Street and Carole Matte – 245 Ashland Street.
- 9) Question of approving driveway applications for 19 Groveland Street, 6 Groveland Street and 193 Tilton Street.
- 10) Question of approving donation of \$2900 from Seabrook Firemen's Association to the Recreation Department.
- 11) Question of approving quitclaim deed in Hillside Cemetery for Peter & Vicki Mitchell Section 27 Lot X.
- 12) Question of approving trash ordinance.
- 13) Question of approving authorization for SRF loan & DES Grant (lead service identification program).
- 14) Question of approving NextEra agreements.

QUESTIONS/COMMENTS

Board of Selectmen on any boards and/or committee meetings they have attended.

PUBLIC PARTICIPATION

NON-PUBLIC SESSION

RSA 91-A:3, II (c) welfare liens



SEABROOK FIRE DEPARTMENT

87 Centennial Street

Seabrook, NH 03874

Phone: 603-474-2611 Fax: 603-474-5187

seabrooknh.info



William J Edwards

Fire Chief

603-474-3880

Lawrence "Koko" Perkins

Deputy Fire Chief

603-474-5300

Total Runs- 1,462

Truck runs- 691

Ambulance Runs- 771

Commercial-

Fire- 183

Medical-189

Apartments-

Fire- 27

Medical-150

Residential-

Fire- 129

Medical- 373

Other calls-

Fire- 352

Medical- 59

The fire calls include any Engine run related to CO alarm, Fire alarm activation, Brush fire, Fire Investigation, Outside Fire, Vehicle Fire, Fire Mutual Aid given, Wires Down, and Ocean/Water Incident. Other Fire calls include burn permits, fire permits, and training. Other Medical is for blood pressure checks.

Respectfully,

William J Edwards

Fire Chief



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603-474-3880

Lawrence "Koko" Perkins

Deputy Fire Chief

603-474-5300

Report of The Fire Department

Date: May 19, 2025

To: The Board of Selectmen
and William Manzi, Town Manager

Prepared By: William J Edwards, Fire Chief

Hello,

Since our last meeting the Fire Department has been busy with calls for service and also doing community events.

We were able to bring the Easter Bunny through town on April 19th. Was another great event with great weather. We were able to see so many kids and also adults out to see the Easter Bunny.

The Union was able to put on a lunch at the elderly housing last week. We had a great turnout there. Union has been doing these lunches periodically the last few years and it's been great to connect with our residents. The Union also goes to the Community Table the 5th Wednesday of the month. We will also be at senior day this week on Wednesday at the Rec.

We had conducted interviews for the two open positions last month and decided to repost for two new hires again. Our applicants did not have the credentials to start on shift at that time, so we are hoping to close the application process at the end of the month and then conduct interviews again. Calls for Service January 1-May 14, 2025:

Kelly O'Connor

From: Cassandra Carter
Sent: Wednesday, April 30, 2025 1:10 PM
To: Kelly O'Connor
Subject: Seabrook Rec. Dept. Donation
Attachments: IMG_8485.jpg

Hello Kelly,
The Seabrook Firemen's Association has made a generous donation to the Seabrook Recreation Department of \$2,900 to be used towards camp for kids who are need of assistance this summer. We are planning on depositing this check into our Youth Opportunity Line (005).

Please let me know what else (if anything) you need from me.

Thank You.

Cassandra Carter

Director of Recreation

Town of Seabrook

311 Lafayette Rd.

Seabrook, NH 03874

(603) 474-5746

<http://www.seabrooknh.org>

Solid Waste Disposal

A. Curbside Placement Time

1. Residential trash shall be placed curbside no earlier than 7:00 p.m. the evening before collection.
2. The Department of Public Works shall determine and publish the days and hours under which the curbside collection shall be available to residents and property owners.

B. Solid Waste Disposal (Curb Side Pickup)

Solid waste may consist of garbage and refuse, but shall exclude other types of waste. The limitations on curbside solid waste pick-up are as follows:

1. All waste placed for curbside pickup shall be kept in well fitted covered, lined sanitary containers that shall not exceed a thirty three (33) gallon capacity.
2. Weekly pick-up from any one residence shall not exceed 165 gallons.
3. Failure to comply with the Selectmen's Rubbish Policy (ordinance) shall result in:
 - 1st offense: Warning
 - 2nd Offense \$25.00 fine
 - 3rd Offense \$50.00 fine
 - 4th Offense \$100 fine.

Town of Seabrook

Memorandum

To: Board of Selectmen

From: Town Manager

CC: Kelly O'Connor

Lead Abatement Program

May 16, 2025

I have attached all of the available grant and loan documents from DES relative to the federally mandated lead service identification program. To review:

1. This program was funded by a bond authorized by Town Meeting in 2025 in the amount of \$1.2 million.
2. Superintendent Slayton, at the time, indicated that an early approval would enable Seabrook to be first in line for some additional grant money to offset this cost.
3. The documents before you provide for a grant of \$60,000 and an SRF loan for \$1.2 million. That loan will have forgiveness of 66%, which will cover a significant portion of our expenses.
4. The motions required by DES would be separate. On the \$60,000 grant the motion should say: "Motion to accept an SRF loan in the amount of \$1.2 million under the terms and conditions of the loan agreement and authorize the Town Manager to sign and execute the loan documents"

The second motion should read: "Motion to accept a grant of \$60,000 under the terms and conditions of the grant agreement and authorize the Town Manager to sign and execute the grant documents."



DRINKING WATER INFRASTRUCTURE PROJECT
AUTHORITY TO BORROW AND SIGNATURE
Authority for Publicly Owned Entities
Drinking Water State Revolving Fund (DWSRF)
Drinking Water and Groundwater Trust Fund (DWGTF)
PFAS Remediation Grant and Loan Fund (PFAS-RLF)



Env-Dw 1100; Env-Dw 1300; Env-Dw 1400

The warrant article/resolution must indicate the authority to raise, appropriate and spend the requested funds and must include the full loan amount(s).

Part 1: AUTHORITY TO BORROW FUNDS

WHEREAS, The Town of Seabrook NH Board of Selectmen("Applicant"), has voted at a meeting duly called and held at 99 Lafayette Road on May 19, 2025(the "Meeting") it was VOTED:

1. That the construction of certain works, generally described as: Implementation of the Lead Service Identification and Replacement Program ("Project") is desirable and in the public interest.
2. That the Applicant has after examining and duly considering the provisions of RSA 486:14; RSA 485-H or RSA 485-F and the New Hampshire Code of Administrative Rules Env-Dw 1100; Env-Dw 1300; or Env-Dw 1400, which relate to loans from the State of New Hampshire, determined the Project is desirable and in the public interest.
3. That the Applicant has determined it is desirable and in the public interest to apply for a loan from the **Drinking Water State Revolving Fund (DWSRF) in the amount of \$1,140,000.**
4. That the Applicant has determined it has the authority to raise, appropriate, and spend the amount of funds to be requested for the Project.
5. That a certified copy of this resolution will be included as part of the application to be submitted for a loan.
6. That the Applicant agrees to repay the loan as stipulated and agreed to in the loan agreement once executed.
7. That the Applicant agrees to make provisions for assuming proper and efficient operation and maintenance of the facilities after completion of the construction thereof.

I swear under pains and penalty of perjury, that I am duly authorized as Town Manager to certify actions of the Town of Seabrook Board of Selectmen and do certify that said vote has not been amended or repealed and remains in full force and effect as of the date of this Certification.

ATTEST:

Date:

Type Name:

Title:

[Drinking Water State Revolving Fund](#)
[Drinking Water and Ground Water Trust Fund](#)
[PFAS-Remediation Grant and Loan Fund](#)

Part 2: CERTIFYING AUTHORIZATION TO SIGN

At a meeting of the Town of Seabrook Board of Selectmen ("Applicant") duly called and held at 99 Lafayette Road on May 19, 2025at which a quorum was present and acting, it was VOTED:

1. That the following person(s) are authorized to sign the final application for a loan agreement from the **Drinking Water State Revolving Fund (DWSRF)** (the "Loan Fund"):

William M Manzi III	Town Manager
Click here to add name of person	Click here to add person's job title
Click here to add name of person	Click here to add person's job title

2. That the following person(s) are authorized to sign the loan agreement for funds from the Loan Fund, which will bind the Applicant to the terms and conditions of the loan:

William M Manzi III	Town Manager
Click here to add name of person	Click here to add person's job title
Click here to add name of person	Click here to add person's job title

3. That the following person(s) are authorized to sign loan disbursement requests for funds from the Loan Fund:

William M Manzi III	Town Manager
Click here to add name of person	Click here to add person's job title
Click here to add name of person	Click here to add person's job title

I swear under pains and penalty of perjury, that I am duly authorized as Town Manager to certify actions of the Board of Selectmen and do certify that said vote has not been amended or repealed and remains in full force and effect as of the date of this Certification.

ATTEST:

Date:

Type Name:

Title: