

**MINUTES
WORKSHOP
DOVER CITY COUNCIL
COUNCIL CHAMBERS
WEDNESDAY, MARCH 25, 1998
7:00 PM**

Jalbert Absent, all other councilors present

1. CIP

The Mayor opened the meeting. City Manager Paul Beecher gave a run down of the schedule starting with the School, General Government, Police and then Fire. Beecher stated that he would be presenting a resolution tonight for consideration at the April 8th Meeting.

Education:

Robert Hannan School Board Chairman will present the education side of the CIP. Hannan stated that the 232,000 for the Dovertnet has been withdrawn for this year. He then briefly continued by reviewing the items

DHS kitchen – 50,000

DHS renovations – 60,000

Pavement and sidewalk improvements 50,000

Bathroom renovations all schools 60,000

HVAC replacement all schools 50,000

Electrical system improvements all schools 30,000

Asbestos removal all schools 40,000

ADA compliance all schools 25,000

Window and door replacement 350,000

DHS athletic facilities 235,000, Hannan stated that 115,000 of that would go toward the lighting for Dunaway Filed and 120,000 for actual facilities.

New Alternative School 175,000

Councilor Johnson asked about the asbestos removal and the funds for this project. Thom Forbes explained that he needed to have a reserve set aside to be able to perform the asbestos removal before he goes in to fix pipes or the electrical systems.

Councilor Rawding asked why are there so many fix it items and why are they being bonded? Marie Walton stated we have followed the guideline's set by the City.

Rawding continued by asking Hannan for a priority list of all the school projects. Mr. Beecher stated that in regards to the many school projects, the Planning Board had recommended instead of spreading them out, putting them all in and prioritizing them. Reese asked if the 50,000 for the kitchen renovation could be dropped now. Hannan stated yes.

The Mayor stated we need to make a decision regarding the lights for the athletic field. Mr. Beecher explained the CIP process and schedule for adoption, he stated the resolution will be introduced at the April 8th meeting, refer to public Hearing on the 15th with adoption

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scheduled for the 22nd of April. Thom Forbes explained that if he does not receive some type of commitment on the School lighting for Dunaway within 3 weeks there will be no lights for the 4th of July activities. Mayor Boc asked him to explain what he feels the real problems are. Forbes stated he feels the greatest problem is the grounding. Mayor Pro Tem Perry asked Mr. Forbes if he had an agreement in principle could he move forward? Forbes stated yes, we can go as far as going out to bid. Perry continued by asking why are the lights necessary? Hannan discussed the possibility of a question in the deed where Mr. Dunaway originally donated a sum of money for the lights, he further went on to discuss the events that the lights are used for. He then introduced Peter Wotten Athletic Director at the High school, who stated that presently we play 22 games under the lights, we have the 4th of July activities, a Band show, and we are presently looking into night track meets, field hockey, Lacrosse. He also noted that as part of the deed, St. Thomas HS also has the right to use the field. We have the best facility in the State and it is important to keep that attraction. Mr. Beecher stated that he will have a resolution on the April agenda regarding the lights. Mayor Boc thanked everyone from the school for attending this evening.

General Government:

Financial Management system 150,000

Jeff Harrington the Finance Director stated that the 150,000 is a guesstimate, the actual cost could be lower or higher. Harrington continued by explaining that this system will replace our present Wang system, which has just about outlived its usefulness. The system has been designed to manage utility billing, tax billing, payroll, accounting system, and all the various departments would have access, it would also allow us to download to the web page affording the citizens the opportunity to view financial information.

Harrington stated that the RIF went out, reference calling has been completed and the RFP is scheduled to go out the 1st of April with a 30 April deadline. Mayor Pro Tem Perry asked if this amount includes hardware? Harrington stated yes. Perry continued by discussing the ENRON proposal in which they offered to do all our billing. Mr. Beecher explained that the Enron plan would not be capable of handling our in house programs and believed it was too costly. Reese asked if this new system would take care of the year 2000 problem. Harrington stated yes. Rawding stated that Liberty Mutual has some of the finest computer minds in the state and they also are having funding that could assist us with this project. Mr. Beecher stated that he would look into that. Berry asked if we were looking at including fixed assets in this system. Harrington stated yes. Rawding asked how this would save us money. Harrington explained that by July 1999 our present system will start to cause us problems and by Jan 2000 we will be experiencing major difficulties. Harrington explained the present system is over 10 years old. We have eliminated 4 to 5 people over the years due to the system, he stated he was not proposing to

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eliminate any more. He stated if we don't get this system we would have to hire staff back at a higher cost than the equipment.

Councilor Landry suggested utilizing capital reserves for long-range programs and he further stated this would be an excellent program for that. Harrington stated he is a big proponent of capital reserves. Mr. Beecher stated we are retiring \$2,601,122.00.

Police

Police Data/radio Comm 150,000

Chief Fenniman stated this is the second year of a 3-year plan, which incorporates the Fire Mobile data portion into the new communication equipment. Rawding asked how will this improve our quality of life? Fenniman stated this basically involves mobile radios for all the officers.

Facility Design and Construction 100,000

Mr. Beecher explained that this is for the possible relocation to the Middle School. Reese asked why fund this in 1999? Mr. Beecher stated this is only the design work and the amount really could be reduced to \$50,000. Wilson asked what the actual space need for the police is, he further commented that it seems like other offices could better utilize it.

Perry stated we should consider using some of the space for recreation and the School Dept.

Rawding stated he would like to have a market study done to see how much we could rent or lease the spaces for.

Fire & Rescue

Fire Squad replacement (auth) 160,000

South End Station Bay Addition 127,500

Assistant Chief Ron Clymer conducted a presentation on the CIP items. He showed a plan of 1958, which included a 3rd, bay on the South End Fire Station. He stated that they currently house 5 vehicles in the south end and the quarters are extremely cramped making it very difficult to perform equipment checks. Clymer continued by discussing Yr. 2000, which includes an ambulance replacement for 100,000 and a replacement pumper for 250,000, which would take the place of the current 1980 Mack pumper. He stated this vehicle would have received 20 years of service. In the year 2002 he discussed 30,000 for the North End Station Design, central station renovation 100,000 and South end Station renovation to add sleep quarters for students at 25,000. Rawding asked about the design work for the South end. Clymer stated we will be using the 1958 plans and no design work is necessary. Rawding stated by adding a new bay at the South End and constructing a new North end station we should do away with the central station.

Wilson asked why do we have 2 ladder trucks? Wilson further suggested that we might get rid of one of the ladder trucks.

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Chief Clymer briefly discussed the ISO rates and how certain changes would effect the rates both residential and business owners pay for insurance.

Johnson stated he is also opposed to renovating the Central Station.

Mr. Beecher stated that he against his better judgement has moved **Heavy Equipment** and **Streets and Sidewalks** into the operating budget and out of debt financing. Mr. Beecher explained that once the resolution is advertised for Public Hearing you can decrease any of the amounts but you can not increase anything.

Mayor Pro Tem Perry asked if we decide to put some of these items in the operating budget, could we still bond but just not issue. Beecher stated yes. Rawding stated he is concerned we are using water/sewer funds for the design/construction of the Public Works facility.

Beecher stated that this is typical for most cities.

Recess 9:25

Reconvened 9:30 to continue discussion on Longhill Park

2. Long Hill Park

The Mayor asked if there were any neighbors who would like to speak on the item.

Lisa and Neil Stacey spoke regarding the sale of land at Longhill Park, they stated that State and Federal funds were received for this park and under this program, Mrs. Stacey stated that as a part of the Federal Program the City is required to replace the green space. She also addressed her concerns for the aquifer in the area.

Wayne Allen stated that he agrees with the councilors that walked the area. It is a pine overgrown woods and if we lose 1 acre it is not a large concern. He also stated he feels it would be okay to use 3 or 4 acres to improve the park so more people could use it. He further stated that the sale of the land would be okay so long as the money is used on the Park.

Mrs. Doris Grady stated she has no problem with selling the 1-acre but is concerned about what will happen to the Park. She stated she feels changing the parking lot would be good, also feels the basketball courts could be improved. She added she is also very concerned with the supervision during summer programs, many times most children leave and are bussed to the pool but there are

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others that are left behind with no supervision. Mrs. Grady stated that she would be very interested in being part of the process and would like to see a picnic area, trails in the back portion, a family orientated area, basketball courts and a new parking lot.

Mr. Stacey stated that they are in agreeance with their neighbors regarding the that fact that the park needs improving but they differ on how this should be accomplished

The Council resumed discussion on the Long Hill Park at 9:30

Perry stated that he councilor Landry walked the area in question and stated that it is an immature forest with a lot of broken down trees. He continued by stating that the school has a forestry program that would be interested in working on the area, but they could not take the project on this year.

He did state that they would try to get out and look at the area in the spring. Perry also suggested that the conservation commission take it over. He further went on to add that he feels the price is rational and would like to see the money go into a trust and stated we must look into the Federal requirements.

Rawding recommended that the neighbors be part of the process of disbursing the funds.

Johnson stated he supports the sale and is opposed to putting the money in a trust. He stated when you consider \$30,000 for playground equipment and \$30,000 for a parking lot that doesn't leave much left over.

Berry stated he also supports the sale of the land.

Landry stated the land is irreplaceable. He asked for a cost breakdown on the playground equipment and to see a long-range plan for our parks. He stated he is very concerned with selling our parks and wants to stop it now.

Wilson asked, can we help a business grow and should we finance the improvement of a park by selling the land in the park. Wilson also read a letter presented by Mr. Hale and Mr. Day regarding the sale of land in that area.

Johnson stated Middleton Lumber has tried to negotiate for some time with these gentlemen with no resolve. Johnson further added that Parks and Recreation has been asked to be very innovative and feels this has been accomplished with this particular parcel.

Perry asked where on the priority list does this park fall?

Perry moved to suspend the rules to go to 10:15 to continue this discussion, seconded by Johnson Motion passed on roll call vote of 7-1 Reese opposed.

Perry stated that fundamentally we are using an asset to fund an operating expense. Landry stated if we are willing to say that there are other things that are more important, then we should not sell the

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land or buy new equipment. The Mayor stated that this piece of land is not being used and by selling it we can make a resource more useful. Then, I say let's do it. Landry stated the neighbors want a useable park, not to be confused with selling of the land.

Johnson stated we have a lot of land.

Wilson stated he feels there are still a lot of things that need to be looked into.

Berry moved to adjourn, seconded by Johnson. Motion Passed

Meeting adjourned.

KAREN L. LARSON
CITY CLERK