

**SEABROOK BEACH VILLAGE DISTRICT
MEETING MINUTES
August 11, 2014**

PRESENT Dick Maguire, Joe Giuffre, Ted Xavier
Don Hawkins, Steve Keaney, Mike Rurak

The meeting was called to order at 7:00 PM. Dick Maguire led the meeting in the Pledge of Allegiance.

SECRETARY’S REPORT

Minutes of the July 14, 2014 meeting were distributed and reviewed.

Motion to accept Secretary’s Report:	Ted Xavier
Motion seconded:	Joe Giuffre
Motion passed by voice vote.	

TREASURER’S REPORT

Mike Rurak reviewed the treasurer’s report for July 2014 including current period and YTD information.

2014	June	YTD	Prior YTD
Total Income	\$ 1,950	\$ 18,803	\$ 40,130
Total Expenses	3,507	31,401	24,871
Net Ordinary Income	(1,557)	(12,598)	15,259
Total Interest Income	31	213	1,244
Net Income	(1,526)	(12,385)	16,503

Total cash in the District checking and saving accounts was \$245,355 at the end of July 2014.

- July revenues were \$1,950 with expenses of \$3,507 and interest income of \$31 resulting in an operating loss on \$1,526. Revenue included rental income of \$750.
- YTD revenues are \$18,803 with expenses of \$31,401 and interest income of \$213 resulting in a net loss of \$12,385. The expense growth from PY is primarily from legal notices and a one time insurance payment in June.
- Dick Maguire commented that the primary change from 2013 is a drop in permit income of \$23,527 and an increase in legal expenses of \$3,300.
- Mike Rurak said he submitted the MS-34 (Revised Estimate of Revenues) to the NH DOR in August.
- The commissioners were given the monthly disbursement approval forms and bank statements for their review and approval.

- Dick Maguire told the audience the financial reports were available for review after the meeting.

Motion to accept Treasurer’s Report:

Joe Giuffre

Motion seconded:

Ted Xavier

Motion passed unanimously by voice vote

BUILDING INSPECTOR’S REPORT

Steve Keaney reported:

- He expects an upswing in revenue next month from a permit for a new home at 71 Atlantic Ave. The owners will tear down the existing structure on the lot that has multiple setback issues and replace it with a new home that fully meets the zoning regulations. There is one other new permit for a home on Atlantic Ave that could come in before the September meeting.
- There is no ZBA case scheduled for August. The hearing involving a home on Tilton Street is not required because the owner made a change to his design that meets the zoning requirements. Steve said the design change was clever and he expects other home owners may use it. A possible zoning change may be necessary.
- The Stone case is still pending with the ZBA.
- The district still needs a list of basic requirements for rental properties at the beach.
- The SBVD secretary’s computer needs to be replaced. It has very old software and cannot be upgraded to handle today’s software that exists on Steve’s computer.
- Steve recommends a change of internet providers from Fair Point to Comcast. The Fair Point discounts have expired and the building is now wired for Comcast cable and internet.
- Steve said all SBVD records are on paper. He recommends transferring everything to digital and hopefully tying into the Seabrook Assessor’s tax card system. Joe Giuffre said the town has upgraded its software and the selectmen have said it would be possible for the beach to tie into the towns data.
- Steve has an ongoing enforcement problem with a house on Portsmouth Ave. He needs access to the building to verify the number of living units on the property. He is waiting for direction from the district’s legal counsel. He has a similar problem at the other end of the beach with 4 apartments in a single family home. Unitil may shut off the gas to the home. The owner has told Steve to “call my lawyer”.
- Steve has sent a letter to the owners of the Round Rock restaurant that a permit is needed for the fence recently installed and that the dumpsters have to be moved and set on a concrete pad. He has received complaints of odors from neighbors on Sand Piper Lane. The property owner’s lawyer has requested an explanation of the problem. Steve will issue a Cease and Desist letter if the dumpsters are not moved. The property owner is out of state and is not working to solve the issue.
- Dick Maguire asked about political signs. Steve said the last Friday in July is the earliest the signs can go up. Signs over 9 sqft require a permit and signs for candidates in another state are not permitted.

- Dick Maguire said that Bob Weisner may be interested in the open ZBA position. Steve will follow up.

Motion to accept Building Inspector's Report: Joe Giuffre
 Motion seconded: Ted Xavier
 Motion passed unanimously by voice vote

OLD BUSINESS –

A. Report dealing with telephone pole on the east side of Ocean Drive. Joe Giuffre said he met with Scott Ware of Unitil to discuss the problem. Mr. Ware said the pole was placed to give the home owner underground wiring and that the pole would be removed. No easement or variance is required for the utility to place a pole. If those steps are needed they are usually done after installation.

B. Request from Seabrook Police for a 2nd road block Friday August 29th.
 Dick Maguire said he received the request from the Seabrook Police last week to run another road block and use the district building to process violations. The commissioners approved the use. Steve Keaney said the police needed to do a better job cleaning the building after they are done. The commissioners agreed.

C. Informal report from Town Hall on beach parking regulations 2014.
 Dick Maguire asked Amy Davis at town hall for feedback on how the new parking regulations were working. Amy said there have been only a small number of complaints and most people have been satisfied with the changes. Joe Giuffre said the SBCA will have the selectmen and town manager at their next meeting to talk about the parking. Joe observed there have been very few cars parked in the town lot over the summer.

NEW BUSINESS – None

OTHER BUSINESS

- Hank Therriault recommended that the commissioners appoint 5 members to the ZBA as well as 2 alternates. A full board is necessary to operate effectively. Dick Maguire said there were 4 current members and 1 alternate. The commissioners are trying to fill the openings.
- Phyllis Farfaras said there has been a significant reduction in fire works on the beach this year and that the police have come when called. Doris Sweet did not agree. She said she called three times last week and it took so long for the police to come over and get the mule, the people setting off the fireworks had scattered. Ted Xavier agreed there have been fewer fireworks this year.

- Joe Giuffre said the tenant in the district building seems to be doing well with his scooter business and intends to stay open through the winter. He may try to sell Christmas trees over the holidays.

The meeting was adjourned.

Submitted by,

Don Hawkins