

**SELECTBOARD MINUTES**  
**SPECIAL MEETING**  
**August 20, 2024**

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Present: Terry Bergeron, Chair; Tim DeMillo, Vice Chair; Tom Goding, Lee Ann Dalessandro, Gary McGrane, Shiloh LaFreniere, Town Manager

Guests: Donna Perry (Sun Journal), Paul Binette (O'Donnell & Associates)

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**1. Pledge of Allegiance** –Tim led the pledge.

**2. Sewer & Tax Commitment** – Paul provided the Board with three tax rate calculation forms. Each utilized \$250,000 from the undesignated fund balance but the amount of overlay changed. The rates were 22 mils, 22.25 mils and 22.5 mils. The current rate is 23 mils. There was discussion regarding the option to take additional funds to lower the rate, including the future unknowns around new development at the old Pixelle site; the ongoing costs related to the FEMA storms last year; the revaluation that is scheduled for next year and the expected increase in property values; the senior tax stabilization program that was removed by the State after one year; as well as the general unknowns that towns face regarding tax revenues. Paul indicated that the estimated balance of the UFB is just over \$5 million, although it is preliminary since the audit has not begun. The Board agreed that the \$250,000 use of UFB was a reasonable option.

Paul also discussed the revaluation set for 2025. All values will be reset for the current ratio of 75% to 100% and residents will recognize the full value of the homestead and other exemptions. The Town will also benefit by recognizing the full value of personal property, which is also at 75% currently to provide equitable taxation.

M/M/S Gary/Tom to set the mil rate at \$22.00 per \$1,000 of valuation. Vote 5-0-0.

Shiloh provided the Board with the sewer commitment amount that is based on the rates that the Board approved in the spring – base rate \$320 for 3200 cf and .125 cents/cf above the 3200 base. Total sewer commitment: \$549,937.50.

M/M/S Tim/Tom to approve the Certificate of Commitment of Sewer User Rates. Vote 5-0-0.

M/M/S Gary/Terry to adjourn.