



City Council Special Meeting Minutes
LEAN Workshop – June 8, 2020
Webmeeting via Zoom

Council in attendance remotely:

	Location/others in attendance
Mayor Tony Giunta	Dialing in from home/no others present
Councilor Jo Brown	Dialing in from home/no others present
Councilor Scott Clarenbach	Dialing in from home/no others present
Councilor Bob Desrochers	Dialing in from home/ no others present
Councilor George Dzujna	Dialing in from home/ no others present
Councilor April Bunker	Dialing in from home/ no others present
Councilor Ted Starkweather	Dialing in from home/no others present (joined at 6:22 pm.)
Councilor Olivia Zink	Dialing in from home/no others present
Councilor Karen Testerman	Dialing in from home/no others present (joined at 6:21 p.m.)
Councilor Paul Trudel	Dialing in from home/no others present

Others attending remotely: City Manager Judie Milner, Police Chief David Goldstein, Fire Chief Mike Foss, Planning and Zoning Director Dick Lewis, and members of the public.

Mayor Giunta opened the meeting at 6:09 p.m. using remote meeting software through Zoom.

Mayor Giunta Read the Compliant Statement Right to Know Law During the State of Emergency.

Salute to the Flag was led by Councilor Clarenbach.

Agenda Item I.

Economic Development Project Updates.

City Manager Milner began stating that tonight's focus will be on the Downtown projects. She invited Director Lewis to update the Council on the status of the Peabody Home project. Lewis began stating that the Planning Office approved a demolition permit for the demo of the cottage at the Peabody Place facility and demo should begin over the next 2-4 weeks. Director Lewis and Fire Captain Steve Reale worked with the Peabody project team and Captain Reale has been involved with the architect and construction teams reviewing the building permit plans. This is a large complex project where the Fire Marshal's Office also needs to be involved to ensure public safety.

Lewis stated that once all the pieces come together, then a building permit is issued and not too long after that, the project can move forward. He provided information on steps that will occur as the demolition and construction prepare the location for demo and new construction.

Lewis next provided an update in the IFA Building. He stated that the work is moving along quickly and

going well. MSD is working with IFA on their water and sprinkler requirements. Design has begun and survey of the parking lot area will begin in the next couple of weeks.

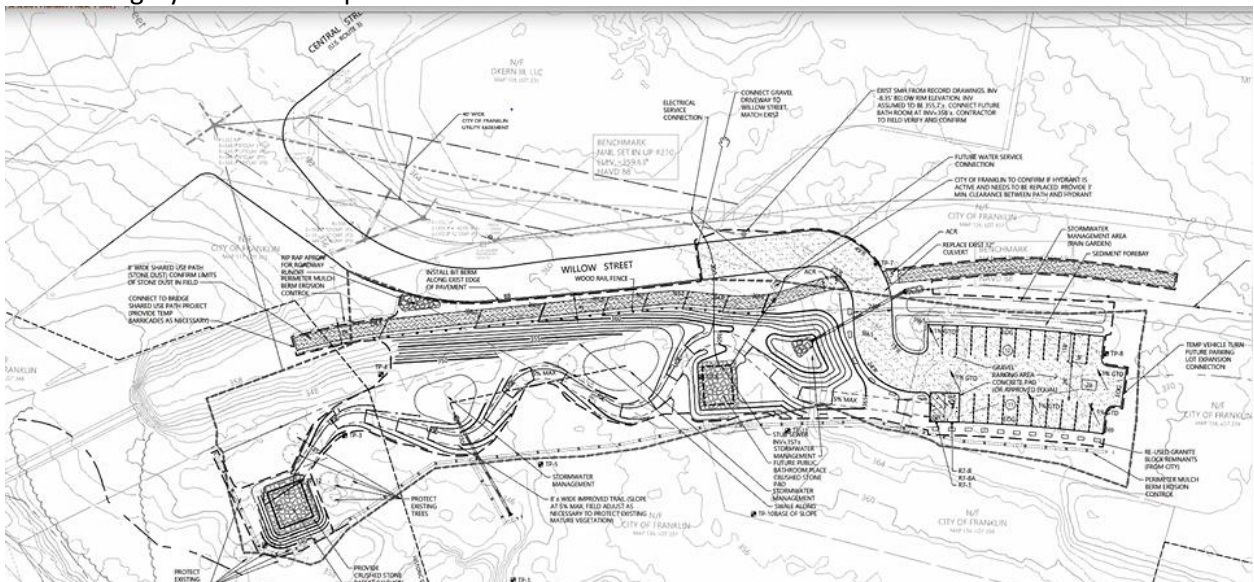
City Manager Milner stated that Mill City Park sent a Press Release in the Union Leader, the Concord Monitor, and the New Hampshire Business Review. There will be more publications sent out from Commissioner Caswell and Governor Sununu. A couple more permits are needed before work can begin. The Lakes Region Conservation Trust has accepted the conservation parcel. COVID-19 has delayed some progress of the land clean up but it will start to get back on track shortly.

The Mill City Park Project has been awarded \$500K in CDFA Tax Credits. Expected tax credit pledges from other businesses are holding back at this time due to COVID but they are still very interested. CDFA has granted us an extension from the original deadline of April 30th 2020 to 2021. \$233K is currently pledged leaving another \$267K open to be pledged. A couple of very large businesses are interested in the visibility and naming rights therefore they are planning to buy them so hopefully that will still happen.

Milner stated that we currently have a \$400K Grant from The Land and Water Conservation Fund to work on the land portion of the park. Milner shared a picture of the area where the \$400k will be utilized. See gray rectangular shape below:



Below is that gray area blown up.



Milner walked through the planned features of this area. There will be a new parking area, walking trails, bath house, and the timber frame pavilion (set to be built this September by the Timber Frame Pavilion Guild of NH). The City just submitted a Letter of Intent for the Land and Water Conservation Fund (in-water portion feature). They are coming to do a site visit on Tuesday, June 23rd.

The interconnectivity of Mill City Park with the rest of our Downtown, the Economic Development group is planning to attend a Council meeting in July to apply for a CDBG Community Development Grant to connect Trestle View, Marceau, the Infield to Odell Park.

Councilor Dzujna thanked Milner for sharing this. It is great to see it all coming together.

Milner provided an update on PermaCityLife. She stated there is a purchase and sales agreement for the second and third floor at Toad Hall across from Franklin Savings Bank. An investment of \$250K in renovations on each of those floors was made to sell them as condo units and they should be closing on them shortly.

Councilor Zink asked if the Timber Pavilion will be a concert venue and Milner replied that there are plans to hold certain concerts there, some of which will be ticketed to help with the maintenance of the park.

Milner invited Director Lewis to provide the update on Cumberland Farms. Lewis stated that the plans for Cumberland Farms to begin work in their new location slowed considerably over the winter and COVID contributed to the project not moving. Lewis had several conversations with the Cumberland project team and there are a few site concerns that they are working through. He stated that their full site plan and layout is almost complete. Because this new location is within the Heritage Commission jurisdiction, the design, colors, etc. will need to be reviewed by the Heritage Commission. Lewis stated that an estimated time frame for breaking ground could be later this year into the fall season and potentially some construction over the winter.

Milner stated that Stevens Mill is next on the list for Eric Chinberg. The main funding has been secured and some demolition of the piece that is closest to City Hall will be coming down over the summer.

Councilor Clarenbach asked what will happen with the old Cumberland site when they move. He also wanted to know who is removing the tanks and cleaning up that site. Director Lewis stated that he would like the site to go to the City at no or low cost to make a nice gateway spot for incoming visitors. He would expect that they would remove the tanks in the ground and prepare the site for a buyer. Due to the location and age of the tanks, they will likely be drained first and prepped for removal. Lewis hopes they are removed sooner to avoid issues later.

Mayor Giunta asked if there were any questions or comments on any of the projects that were discussed.

Councilor Dzujna stated that this pandemic has brought on many challenges and he wanted to express his appreciation for the Revitalization Team who continued to work extra hard trying to continue progress with these projects.

Milner stated that there is no further business to discuss but does need to ask the Council for a non-public meeting.

Motion – Councilor Clarenbach moved that the Franklin City Council move into non-public session accordance to RSA 91-A:3, II (d), consideration of the acquisitions, sale, or lease, of real or personal property which if discussed in public would likely benefit a party or parties whose interests are adverse to those of the general community.

Seconded by Councilor Desrochers.

Mayor Giunta asked if there was a discussion with regards to going into non-public. There was none.

Giunta stated that everyone should have received information on dialing into a separate number with an access code to join back together for a non-public meeting.

Roll call to enter into a non-public telemeeting:

Councilor Brown	Yes	Councilor Dzujna	Yes	Councilor Testerman	Yes
Councilor Clarenbach	Yes	Councilor Starkweather	Yes	Councilor Trudel	Yes
Councilor Desrochers	Yes	Councilor Bunker	Yes	Councilor Zink	Yes

All in favor. Motion PASSED.

Entered into non-public session at 6:45 p.m.

Motion to leave non-public and return to public session was made by Councilor Bunker. Seconded by Councilor Trudel.

Mayor Giunta asked if there was any discussion. There was none.

Roll call to enter leave non-public:

Councilor Brown	Yes	Councilor Dzujna	Yes	Councilor Testerman	Yes
Councilor Clarenbach	Yes	Councilor Starkweather	Yes	Councilor Trudel	Yes
Councilor Desrochers	Yes	Councilor Bunker	Yes	Councilor Zink	Yes

All in favor. Motion PASSED.

Public session reconvened at 8:12 p.m.

Councilor Trudel moved to seal the minutes because it is determined that divulgence of this information likely would render a proposed action ineffective. Seconded by Councilor Desrochers.

Mayor Giunta asked if there was any discussion.

Councilor Testerman asked when the Council would be able to review the non-public minutes. Mayor Giunta stated that the Council would seal them first and review the process afterward.

Roll call to seal the minutes:

Councilor Brown	Yes	Councilor Dzujna	Yes	Councilor Testerman	Yes
Councilor Clarenbach	Yes	Councilor Starkweather	Yes	Councilor Trudel	Yes
Councilor Desrochers	Yes	Councilor Bunker	Yes	Councilor Zink	Yes

All in favor. Motion PASSED.

Mayor Giunta asked if there was any further business to discuss.

City Manager Milner shared a story with the Council. She stated that we received a Right to Know request from New Hampshire Public Radio for all our Civil Rights Violations, Claims of excessive force, Assault and Battery, Beatings, Shootings, False Arrests, and False prosecution from our Police Department over the last 10 years. Milner proudly announced that has not been one.

Mayor Giunta and City Council thanked Milner for sharing that excellent information.

Councilor Dzujna asked Milner if she heard any talk about unfunding the Police Department. Milner replied that she has not.

Motion to adjourn was made by Councilor Brown. Seconded by Councilor Clarenbach.

Roll call to adjourn:

Councilor Brown	Yes	Councilor Dzujna	Yes	Councilor Testerman	Yes
Councilor Clarenbach	Yes	Councilor Starkweather	Yes	Councilor Trudel	Yes
Councilor Desrochers	Yes	Councilor Bunker	Yes	Councilor Zink	Yes

All in favor. Motion PASSED.

Meeting adjourned at 8:22 p.m.

Respectfully submitted,

Audrey Lanzillo