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**TOWN OF
BROOKLINE, NEW HAMPSHIRE
MELENDY POND MANAGEMENT COMMITTEE**

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<http://www.brooklinen nh.us>

*Minutes
Melendy Pond Management Committee (MPMC)
Monday, July 20, 2020*

Attendees at the meeting were members Brendan Denehy, Randy Haight, and Susan Holroyd along with Town Administrator Tad Putney.

Brendan called the meeting to order at 6:30pm.

Minutes

Randy moved, seconded by Susan, to approve the public and non-public minutes from the June 22nd meeting as written; Voted Yes 3-0.

Agenda Adjustments

None.

Annual Maintenance Work on Melendy Pond Road

Tad said he spoke with **Mike Wenrich** at the end of last week and he has been waiting for the new public works employee to start to assist him with the work. **Tad** said the new employee started today, so **Mike** promised to have the work done by the next committee meeting. **Tad** said when he was on the road recently, it was in good shape and most of the needed work is ditching and culvert work that does not directly impact the road this summer.

Discuss Sending Certified Letters to Lessees with Leases Ending in 2021 and 2022

Tad said there are four leases terminating in 2021 and 2022. He said two are on older leases and two are on newer leases. He said the newer leases state a requirement that the lessee must remove the structure within 90 days of the end of the lease. **Brendan** said the older leases, in the first sentence of paragraph six, make clear that any structures are the “property” of the lessees and we take the position they need to be removed at the end of the lease. Members agreed that letters should be sent advising the lessees of the coming need for them to remove their structures. **Tad** suggested he will draft letters to go to the four tenants for the members to review at the next meeting. **Brendan** said the tone of the letters should be one that advises the tenants of the coming timeline, so they are not surprised.

Sending Letters to Tenants about Increases in Annual Rent

Tad said a review of all of the existing leases, except the ones signed in 2019, finds they have provisions that would allow us to increase the annual rents due April 1st. He suggested we send out letters to these tenants in September advising them that the

Melendy Pond Management Committee Minutes

July 20, 2020

Page 2

committee is planning to increase the rental rates that are due April 1st. Members agreed. **Brendan** said this would allow for a better sharing of increased costs with the 2019 lease signees. **Brendan** asked how we would determine the increases. **Tad** said it may vary by lease, depending on what CPI year is noted in the lease, or other terms of a given lease. **Susan** asked if the lots are the same size. **Randy** said no. **Tad** said the larger lots and those with waterfront could see larger increases.

Update on Revolving Fund

Tad said there has been one deposit since the last meeting and the balance is currently \$52,510.82.

Milfoil

Tad said that the conservation commission and NH Department of Environmental Services have been working together to address milfoil in Melendy Pond this year. He said there have been several day-long visits by divers to pull the milfoil. He said there was not enough to warrant a treatment, but it is likely next year. **Tad** said a new treatment option has been very successful in Lake Potanipo and the latest discussions are to stop the divers in the pond this year, save money, and then plan to treat the pond next summer. He noted the costs for divers or treatment now come from the conservation commission budget, not the Melendy Pond Revolving Fund.

Schedule Next Meeting

It was agreed the next meeting will be on Monday, August 31st beginning at 6:30pm.

At 6:55pm Brendan moved, seconded by Randy, to go into non-public session per RSA 91-A:3 II (c) reputation; Roll Call Vote Yes 3-0.

At 7:15pm Brendan moved, seconded by Randy, to come out of non-public sessions and seal the minutes; Roll Call Vote Yes 3-0.

Meeting adjourned at 7:15pm.

Minutes submitted by Tad Putney.