

Fire Services Study Committee

November 28, 2018

Meeting Minutes

Committee Members Present:

Don Beaudin, Douglas Erb, Kathy Parsons, Richard Sagar, Bruce Ulricson.

There were 7 people in the audience

Meeting opened at 6:00 pm.

- Doug read the warrant article authorizing the Committee's work. He again emphasized that the Committee is a fact finding, not decision making body.
- The minutes of the November 13, 2018 meeting were discussed. Don suggested a change from "resident" to "homeowner" in the next-to-last bullet point on page 1. Kathy suggested that it might be misleading to include Ben Peters' building costs, as the building was constructed several years ago, and costs may have increased. It was agreed to remove the entire reference to the building costs, and also to modify the text as suggested by Don. The amended minutes were approved.
- Doug read a letter addressed to the Committee from Deb Erb. Deb had asked to have the letter included in the minutes. The letter is an expression of her opinions, and not a statement of opinion by this Committee. The letter is an attachment to these minutes.
- Doug reported that Greg Hartwell was unable to attend due to the change of date. Doug will ask Greg if he can attend our next meeting.
- Don read a report from the Fire Department regarding the events involving the disputed funds. This was a summary of the longer fifty page document that had been provided earlier at the Committee's request. The summary, in its entirety, is included as an attachment to these minutes.
- Richard pointed out that the report that the Committee had previously received from the Select Board regarding the same events should also be included with these minutes. The Committee agreed, and that document is also attached to these minutes.
- There was discussion regarding possible renovations and improvements to the existing fire station. Don reported on a quote provide by Presby Construction. That quote is attached to these minutes. The Committee notes that this is a preliminary estimate, and that additional research is needed by the Fire Department Building Committee. The quote also provides an estimated square foot cost for new construction of a basic building. It was pointed out that the actual size of the present structure is a little larger than the number mentioned in the quote. It was also mentioned that these cost estimates did not take into account any special code requirements for this type of structure. It was noted that the amount quoted for renovations could be nearly covered by the present funds in the Fire Department Trust Fund.
- There was a question regarding the lack of direct Town control over the selection of a fire chief. Becky McGovern pointed out that it was voted at town meeting to allow the Fire Department to make that selection.
- As requested by the Committee, Richard presented a draft of the Final Report to the Town. The Committee members had collaborated by email on the document, and suggestions for editing were discussed. Those changes will be incorporated into the report and finalized at the next meeting.

November 28, 2018

- Doug suggested that a minority report could be amended to the report if desired by any dissenting members. The Committee agreed that a minority report should be included if needed.
- The meeting adjourned at 8:40 PM. The next meeting to be announced.

Respectfully submitted, Heidi Sagar

Attachments:

Report from Landaff Select Board (Minutes page 3-11)

Report from Landaff Volunteer Firemen's Association (Minutes page 12-14)

Presby Building Quote (Minutes page 15)

Letter from Deb Erb (Minutes page 16)

**Town of Landaff**  
**Office of the Board of Selectmen**  
**12 Center Hill Road**  
**Landaff, NH 03585**  
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**Email: [Selectmen@landaffnh.org](mailto:Selectmen@landaffnh.org)**

September 10, 2018

The Landaff Volunteer Fire Department (the "Department") was founded with a loan from the Mount Hope Grange and private donations in 1966. At the March, 1994 Town Meeting, however, by Item 13 on the Meeting warrant, the Town approved the Landaff Fire Department Organization as a Municipal Fire Department. The Town's action converted the assets and equipment of the Department into Town property. From that point forward, the Department's funds have been audited by the Town's auditors and listed in the Town Annual Report as Town assets.

Over the years, various individuals made gifts to the Department, some as memorial gifts in memory of former members, some by bequest, and some out of gratitude. One such individual was June Geneen, who made five \$10,000.00 gifts between 2007 and 2011. Another was Francis Felton, who left a \$10,000.00 bequest, to be applied toward the cost of a new fire station or equipment. On December 31, 2010, the Department had a long-term CD, savings and checking account that totaled \$100,957.56.

In late 2011, two representatives of the Department informed the Selectmen that it had decided to establish a Voluntary Association, to be known as the Landaff Voluntary Fire Association (the "Association"), to assist the Department with fund raising and Public Relations work. Nothing was said about any plan for the Association to claim any of the accounts or property of the Department (i.e. the Town).

In late July of 2013 the Town's auditors, Plodzik & Saunderson issued their audit for 2012, which included the following:

"On August 15, 2012, the Landaff Volunteer Fire Department transferred \$89,222.00 of accumulated earnings from the Department to the newly created Landaff Volunteer Fire Association . . . ."

The Auditor recommended that the Selectmen consult with the Town's attorney concerning the status of the Town's funds held by the Department. It also recommended that the Town contact Terry Knowles, Assistant Director of Charitable Trusts, at the Attorney General's office concerning the fund transfer.

During the autumn of 2013, the Selectmen tried without success to recover the funds from the Association, of which Jason Cartwright was President and Pat Webb was Treasurer (in addition to being Treasurer of the Department). Furthermore, during this period both the Attorney General's Office and the legal staff at the New Hampshire Municipal Association advised the Selectmen that the Department had no legal authority to hold funds in its own name. N.H. R.S.A. 41:29 mandates that the town treasurer shall have custody of all monies belonging to the town. The Selectmen were advised that they needed to recover not only the \$89,222.00 which had been transferred to the Association, but also all of the funds remaining in the Department's savings and checking accounts.

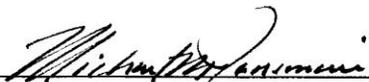
The Selectmen's efforts to resolve the matter with the Association during 2013 were unsuccessful. In early 2014, they decided to wait until after Town Meeting before resuming their efforts. Because they also needed to recover the funds still remaining in the Department's accounts, they asked Harry McGovern to meet with them on April 16, 2014. Since the Town was, between the Association and the Department, pursuing more than \$100,000.00, the Selectmen retained Gregory Clayton of the Primmer Piper law firm in Littleton to represent the Town. Shortly thereafter, Jan Myskowski, Esquire, of Cleveland, Waters and Bass, P.A. in Concord, New Hampshire, contacted Attorney Clayton to advise that he was representing the Association.

One of the Selectmen, with Attorney Clayton, met with Terry Knowles and Lisa English, of the Attorney General's office on Thursday, June 12, 2014. Attorney Myskowski and representatives of the Association and the Department met with Ms. Knowles and Ms. English on Monday, June 30, 2014. The Attorney General's Office advised both parties that the funds which had been transferred had to be restored to the Town, to be deposited into a charitable trust fund under RSA 31:19 held by the Landaff Trustees of Trust Funds and restricted to the purposes of Fire Department capital support.

Notwithstanding those meetings, the dispute dragged on for months. The Department refused to turn over its Woodsville Guaranty Savings Bank savings and checking accounts to the Town, to bring the Town into compliance with R.S.A. 41:29, so the Selectmen were obligated to place a freeze on them by a letter, dated October 9, 2014. Those funds, totaling \$8,376.14, were turned over to the Town on October 20, 2014.

The dispute between the Town and the Association was resolved by a Settlement Agreement dated November 5, 2014, and the delivery to the Town, by the Association, of a check for \$95,634.69. The Agreement was reviewed and approved by the Charitable Trusts Division of the New Hampshire Attorney General's Office before it was signed.

While apologists for the Association might try to downplay the seriousness of this incident by saying: "All the money was returned, so where is the damage?" that understates what occurred: The Association sought to take nearly \$96,000.00 of the Town's (i.e. the Taxpayers') money which had been given to the Town before the Association was created. It took the Selectmen a year to recover that money, as well as the \$8,376.14 which the Department refused to turn over. The Town would not have gotten the money back unless the Selectmen had retained a lawyer, gotten the Attorney General's Office involved, and placed a freeze on the Department's funds. The Association has never provided any accounting for all of the donations that have been made to the Department in subsequent years which were diverted into the Association's accounts; neither has it ever reimbursed the Town for the \$4,286.32 legal fees which the Town incurred in recovering the funds.

  
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Michael M. Ransmeier, Selectman

  
\_\_\_\_\_  
Errol Peters, Selectman

  
\_\_\_\_\_  
Valerie Kimber Roy, Former Selectman

# Annual Report

FOR THE TOWN OF  
LANDAFF, N. H.



Year ending December 31, 1993

**TOWN OF LANDAFF**  
**TOWN MEETING WARRANT**

To the inhabitants of the Town of Landaff, in the County of Grafton, and the State of New Hampshire, qualified to vote on Town Affairs:

You are hereby notified to meet at the Town Hall in said LANDAFF on Tuesday, the 8th day of March 1994, polls to be open from 4:00 p.m. to 9:00 p.m. and at 7:30 o'clock in the evening, to act upon the following Articles:

**ARTICLE 1.** To choose all necessary Town Officers for the year ensuing.

**ARTICLE 2.** To raise such sums of money as may be necessary to defray Town charges for the ensuing year and make appropriations for the same.

**ARTICLE 3.** To see if the Town will vote to authorize the Selectmen to borrow money in anticipation of taxes. This authorization will remain in effect until rescinded.

**ARTICLE 4.** To see if the Town will vote to raise and appropriate the sum of \$798.00 for the North Country Home Health Agency. (By request)

**ARTICLE 5.** To see if the Town will vote to raise and appropriate the sum of \$472.00 for the White Mountain Mental Health Agency. (By request)

**ARTICLE 6.** To see if the Town will vote to raise and appropriate the sum of \$250.00 for the Community Action Program. (By request)

**ARTICLE 7.** To see if the Town will vote to raise and appropriate the sum of \$200.00 for the Lisbon Library. (By request)

**ARTICLE 8.** To see if the Town will vote to raise and appropriate the sum of \$140.00 for the American Red Cross. (By request)

**ARTICLE 9.** To see if the Town will vote to raise and appropriate the sum of \$1,000.00 for the Ross Ambulance Service. (By request)

**ARTICLE 10.** To see if the Town will vote to raise and appropriate the sum of \$363.00 for the North Country Council, Inc. (By request)

**ARTICLE 11.** To see if the Town will vote to raise and appropriate the sum of \$350.00 for the Hospice of the Littleton Area. (By request)

**ARTICLE 12.** To see if the Town will vote to raise and appropriate the sum of \$300.00 to support the Western Grafton County Juvenile Diversion Program. (By request)

**ARTICLE 13.** To see if the Town will vote to approve the Landaff Fire Department Organization as a Municipal Fire Department under its present structure and By-Laws.

**ARTICLE 14.** To see if the Town will vote to raise and appropriate the sum of \$4,000.00 to be added to the Highway Equipment Fund.

**ARTICLE 15.** To see if the Town will vote to accept the provisions of RSA 31:95-b providing that any town at an annual meeting may adopt an Article authorizing indefinitely, until specific rescission of such authority, the Selectmen to apply for, accept and expend without further action by the Town Meeting, unanticipated money from a State, Federal or other governmental unit or a private source which becomes available during the fiscal year.

**ARTICLE 16.** To see if the Town will vote to authorize the Selectmen to put the unexpended balance of the Fire Department into the Fire Department Equipment Fund. This Article to remain effective until rescinded.

**ARTICLE 17.** To see if the Town will vote to authorize the Selectmen to transfer Tax Liens or sell property, acquired by Tax deeds without specific authorization by the Town Meeting as specified by RSA 80:42 and 80:80. This Article to remain effective until rescinded.

**ARTICLE 18.** To see if the Town will vote to raise and appropriate the sum of \$5,000.00 and accept donations and receipts for the acquisition and development of a Community Field, to be used by the Townspeople and Blue School.

**ARTICLE 19.** To see if the Town will choose to retain the position of Town Constable or to allow police matters to be covered by the State Police, to be effective January 1, 1995.

**ARTICLE 20.** To transact any other business that may legally come before this meeting. Given under our hands and seal, this fourth day of February, in the year of our Lord, nineteen hundred and ninety-four.

Selectmen of Landaff

Marjorie Poor  
Errol S. Peters  
Richard Giunta

AGREEMENT

NOW COME the **Town of Landaff**, a New Hampshire municipal corporation with an address of 12 Center Hill Road, Landaff, New Hampshire 03585 (the "Town" hereinafter), and the **Landaff Volunteer Fire Association**, a New Hampshire Charitable Corporation with an address of 901 Merrill Mountain Road, Landaff, New Hampshire 03585 (the "Association" hereinafter), and in consideration and reciprocal promises and obligations set forth herein, covenant and agree as follows:

1. The Association shall provide the Town with the total of the monies identified by the Town to be reimbursed to it in a communication from Spring 2014 by a bank check in the amount of \$95,634.69 payable to the "Town of Landaff" and delivered to the Town. The check will have a notation on the memo line saying "for deposit with Landaff Trustees of Trust Funds for a specific account established for the purpose of Fire Department support." This check will be presented after approval of this transaction by the Charitable Trusts Division of the New Hampshire Attorney General's Office.

2. The Town, by its Selectmen, affirms that the aforesaid amount, will establish (per the directive of Terry Knowles, Assistant Director of the Charitable Trusts Division), a specific trust fund that shall be held by the Trustees of Trust Funds for future Department related expenses. Expenditures of income and/or principal from the fund shall be included as part of the Department's annual budgeting process with the Town.

3. This Agreement shall be governed by the law of the State of New Hampshire, and may not be amended or modified except by a writing signed by the parties.

WITNESS our hands this 5<sup>th</sup> day of November, 2014.

Town of Landaff  
By Its Selectmen

Karen M. Demers  
Witness

Valerie Kimber Roy  
Valerie Kimber Roy

Karen M. Demers  
Witness

Errol S. Peters  
Errol Peters

Karen M. Demers  
Witness

Michael M. Ransmeier  
Michael M. Ransmeier

November 28, 2018

The Landaff Volunteer Fire Association

Karen M. Demers  
Witness

Jason Cartwright  
Jason Cartwright, President  
Duly authorized

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2010	Total Receipts	\$32,554.76
	Expenditures	<u>\$15,072.31</u>
	Differential	\$17,482.45
	Checking Acct.	\$16,177.44
	Savings Acct.	\$22,960.68
	Long Term CD	<u>\$61,819.44</u>
	Total Bank Accts.	\$100,957.56
2011	Total Receipts	\$31,597.91
	Expenditures	<u>\$24,409.74</u>
	Differential	\$ 7,188.17
	Checking Acct.	\$ 5,239.38
	Savings Acct.	<u>\$18,234.45</u>
	Total Bank Accts.	\$23,473.83
2012	Total Receipts	\$31,288.63
	Expenditures	<u>\$24,233.82</u>
	Differential	\$ 7,054.81
	Checking Acct.	\$ 6,757.39
	Savings Acct.	<u>\$ 5,216.00</u>
	Total Bank Accts.	\$11,973.39
2013	Total Receipts	\$13,306.34
	Expenditures	<u>\$24,409.74</u>
	Differential	(\$11,103.40)
	Checking Acct.	\$ 3,241.48
	Savings Acct.	<u>\$ 5,220.97</u>
	Total Bank Accts.	\$ 8,462.45
2010	Total Bank Accounts	\$100,957.56
2011	Differential	\$ 7,188.17
2012	Differential	\$ 7,054.81
2013	Differential	<u>(\$ 11,103.40)</u>
	Total	\$104,097.14
	Less Bank Accts. 12/31/13	<u>(\$ 8,462.45)</u>
	Net Funds Missing	\$ 95,634.69

Also missing: Interest on Passumpsic Bank Long Term CD since 12/31/2010  
Donations to Landaff Fire Department

**Donald Beaudin**

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**Subject:** FW: Requested Summary of the LVFD/LVFA "history" for study committee  
**Attachments:** LVFD Legal History Summary.docx

A summary of the approximately 50 pages of detailed documentation providing a complete summary of the events surrounding the consternation of funds managed by the LVFD and LVFA prior to March 2015. I hope that this summary provides a sufficient recap of the LVFA/LVFD's recollection of the events.

I hope that the conclusions drawn by any reader are:

1. That the members of the LVFA and the LVFD are honorable, trustworthy, and have good intentions and the best interest of the town and donors in mind as we went through these processes.
2. That all parties involved were not experienced in these matters and handled them in the best fashion that they felt appropriate. (All LVFA legal fees were handled by private donations outside of LVFA).
3. That all parties could have handled any one interaction better and that this is an incident in the past which has been resolved and everyone should move on and trust their elected officials (the Select Board) and their Volunteers in the Fire Department and the Fire Association to continue to ethically serve to the best of their ability to keep Landaff a great community to live in where everyone can be neighbors and friends.

Sincerely,  
Jason Cartwright  
Chief – Landaff Volunteer Fire Department

1. From at least 1997 (and likely years before) until March, 2015, the Landaff Volunteer Fire Department had managed itself independently from town / select board management since its foundation (much like the Landaff School Board/Blue School). It maintained its own checking accounts, managed fundraising, contracts, addressed facility and equipment needs, and stayed within a budgetary need from the town for approximately \$13,000 as well as roughly \$10,000 set aside annually in a capital equipment reserve fund and funding of any other needs from donations and fundraising.
2. From approximately 2003-onward: Town Auditors have recommended yearly that Old Home Day funds, donations, and bequests must not be mingled in the same accounts with tax based Town funding for the department.
3. In 2011 a group of current and former members of the LVFD explored creation of a benevolent association to manage fundraiser and charitable monies. They researched similar organizations in Bath, Littleton, Conway, and other New Hampshire towns. These associations, they learned, are common throughout New Hampshire.
4. In 2011 the group met with the Select Board to discuss creation of the Foundation. Select Board members expressed approval for the project, stating that it would solve the Audit problem caused by mingling the different types of funds.
5. 7/15/2011 - NH Attorney General's Office granted charter to form LVFA
6. 9/30/2012 - Approximately \$98,000 was moved from LVFD account to LVFA accounts. Though the LVFD and LVFA board could have justified moving a larger sum derived from fundraising and donations, they wanted to be sure that a reasonable amount remained in operational funds.

7. 6/10/2013 - Town Auditor was provided with full documentation of formation of the Association, including charter and bylaws, Charitable Trust Division certificate of registration, and financial records.
8. The Landaff Volunteer Fire Association (LVFA) was properly formed and established to 1) protect donated funds from being intermingled with town funds to offset taxes 2) accommodate an audit requirement and separate donated monies to the fire department from town funds 3) provide flexibility in expenditures 4) formed from advice from many other area associations who had done the same thing 5) provide scholarships to Landaff students to build their sense of community pride and the possibility of them getting back and to encourage others who may be drawn to volunteering for fundraising efforts beyond support for the fire department relieving the burden on the volunteers who serve the Fire Department day to day. As an FYI, a private \$10,000 donation was made to the LVFA near formation to support the scholarship efforts so that no monies donated in the formative years were used to pay any scholarships. Scholarship funds are kept separate from funds supporting the fire department.
9. In the fall of 2013, Chief Harry McGovern was invited to a meeting and surprised that the chief of Lisbon was in attendance and the subject was to discuss Lisbon taking over Landaff Fire services. This was a move by the select board where Harry could not seem to get a straight answer on intent, the origination of this idea or the future direction of the select board's strategy towards the fire department. It was after this meeting that the select board seemed to start to question more details about the fire department and the LVFA finances. A few inquiries about the funds were made to Chief McGovern with Chief McGovern cooperatively addressing questions as posed.
10. The Select Board chose to postpone addressing a discussion of funds until after the Town Meeting 2014 and informed Chief McGovern as such.
11. April 2014, Chief McGovern was invited to a Select Board Meeting where he was prepared to have a discussion about department finances and was surprised with a town legal representation present and read a list of legal demands from this lawyer. Chief McGovern had anticipated having a cordial conversation about a solution to the select board's request prior to town meeting. After this select board meeting and concerned about newly raised legal consequences, he shared the interaction with the leadership of the LVFA as it would have impact on the LVFA.
12. The first documented request from the Select Board to the LVFA (readily available from research preparing this report) was an email received from M. Rainsmeir on May 6, 2014 (see email documentation packet previously provided to committee) which copied the attorney present at the select board meeting where Chief McGovern was issued a list of legal demands.
13. The questions the LVFA and LVFD were trying to determine that was unclear at this time were:
  - a. "Is the LVFD an independent entity or a town department?" We tried to understand this through research and seeking clarification from various parties and through the process, even the state AG's Charitable Trust department, they could not discern this point.
  - b. "What was the town's intention of using funds and what access would the fire department have to those funds?" This question was not answered by the select board in a manner that was satisfactory to the LVFA or the LVFD. Had a plan to establish a trust fund with rules to access those funds been shared by the select board on the onset, much of the consternation around this issue could have been prevented.
14. From the initial effort and documented communication (and throughout the process of determining a best course of action), Jason Cartwright stated in an email to the LVFA attorney on May 12, 2014 - "We (LVFA) are more than willing to work towards a solution and all parties could have been better served by approaching any of this differently (hindsight). We need to work towards a solution that meets all of the needs and isn't one sided or interpreted as demanding-or heavy handed (or accusatory) in its execution."

15. On May 12, 2014 – the attorney engaged by the LVFA had a discussion with the town attorney and they had agreed that it was complicated and that the AG’s Charitable Trust division be engaged.
16. Almost an entire month went by before the LVFA attorney heard from the Landaff town attorney. And this communication wasn’t one of “let’s work this out,” it informed the LVFA attorney via an email dated June 13, 2014, that the LVFD bank and savings accounts would be frozen with no access for the FD to operation. It was in this communication that the town attorney acknowledged that the LVFA attorney was handling the matter properly. “You had originally suggested that Terry Knowles would be the right person to work with to resolve this situation, and you were correct.” This communication also suggested the LVFA meet separately with Terry Knowles. So schedules had to be arranged for the LVFA to meet with the AG’s office and a new “twist” was how the LVFD was going to operate and what to do around managing our frozen funds. In our view, even the bank was confused whether the LVFD was a town or independent agency.
17. While we were waiting to coordinate schedules, Jason Cartwright recalled the one meeting he had with the Select Board in late April/Early May stating “In the one meeting I had with the select board, I assured them that we were all upstanding members of the community -all serving various offices (school board, town employee, others), so the integrity and trust should be there in a small town and that all monies will be accounted for once we have developed a solution for our concern. We let them know we enlisted a lawyer and the comment back was basically “they better be a good one” (my summary).
18. Meeting with LVFA at the AG’s office occurred on June 30, 2014. See attached email from the LVFA attorney recapping these points directly from the State Attorney General that continued to give us caution:
  - a. “with regard to the funds on hand in the name of the Association. Terry Knowles has taken the position that the Attorney General’s office views the entirety of those funds as private donations, and, that those funds cannot be turned over to the Town of Landaff because they are charitable in nature. ... In short, regardless of how the status of the fire department is resolved, the funds in the hands of the Association will not be turned over to the town.”
  - b. “The last issue is the status of the Fire Department. Terry Knowles has advised us that the Selectman have admitted to her that they do not know the status of the Department with any degree of certainty. This means, in essence, that you cannot assume that the Department has any particular status, nor can you assume that the Department is covered by town insurance policies, etc. Terry Knowles views the resolution of the status of the Department as a necessary precursor to the resolution of where to manage the Association’s private funds, but she has not placed any time limit within which she wants that to occur.”
19. On Wednesday, July 2, the LVFA and LVFD met with the Landaff Select Board and proposed a formal strategy for resolution rather than dragging out the matter longer. See email dated July 2 from Jason Cartwright outlining talking points to propose solutions to the select board and email from Pat Webb on Wednesday, July 9 recapping his minutes from the meeting to the LVFA lawyer. Points to note that Jason Cartwright captured are:
  - a. While there were some minor disagreements in the interpretation of Terry Knowles comments to us individually, we have agreed to document and account for the money as requested by August 13th (with a desire to do it earlier) and put the monies back where they go. There was agreement on the Charitable Trust to be managed by the Trustees of the Trust fund and not the select board, the town appropriation (budget and that the town would start paying the bills -for now), and the Association funds. We just have to have time to review the disbursements and the town agreed to the timeline. We will report to the AG’s office once we have full accounting and select board agreement.
  - b. We left the select board meeting with closure on the money piece and that we would continue to research our independent or town entity position and get back to them on that, but it didn’t change anything moving forward.
20. This timeline clearly shows that from the initiation of a town lawyer by the Select Board in April 2014 a resolution was proposed by July 2 – just two months from being a contentious issue until a proposed solution by the LVFA. That proposed solution was that all records would account for all monies by August 13, 2014 (due to schedules and Old Home Day activities), and negotiations following the AG’s office recommendation formed an agreement that was signed on November 5, 2014.

November 28, 2018

**PRESBY**   
**CONSTRUCTION, INC.**  
Family owned since 1948

244 Main Street • Franconia, NH 03580  
Phone: 603-823-5298 • Fax: 603-823-8114 • [www.presbyconstruction.com](http://www.presbyconstruction.com)

November 28, 2018

Don Beaudin  
Landaff Fire Department

Don,

The following are approximate costs for items from the list you provided.

Cricket over walk in door	\$1,500
Lower walk in door	\$2,500
Perimeter drain around building	\$3,500
Septic System design and installation and extra site plan	\$15,500
Bathroom with emergency shower	\$10,000
Steel I beam above overhead doors	\$6,500
12' overhead door for tanker	\$6,000
Exhaust fan system for trucks	\$7,500
Wall vents in attic	\$500
Reframe shed roof with steeper pitch and new insulation	\$8,500
Mold in meeting room	\$2,000
Well	\$12,000
Heated apron in front of station	\$15,000
New metal roof on main building	\$9,500
<b>Total</b>	<b>\$100,500</b>

New Fire Station approx. cost for 32x40 building \$237,000 (\$185 per square foot)

New Truck Storage Garage approx. cost \$160,000 (\$125 per square foot)

Let me know if you have any questions. Thank you Thad Presby

November 28, 2018

Greetings, I feel the need to put my own thoughts in a letter to the committee.

The best and worst of small towns....

Volunteers working together, make a small town a little better and safer for their neighbors and their own families. Communication is hard in the best of times. In the worst times, it is sometimes impossible. Under hurt and anger, it is especially difficult.

The FD fiasco/warrant articles to dissolve it, appears to be a misunderstanding to begin with. Then thru anger and innuendos and character assignation; appears to have gotten much worse.

*"Town accounts" might not have meant general fund but "town audited accounts"?*

*"Need to audit accounts" might not have meant to imply "missing funds"?*

*Perhaps they were doing their fiduciary responsibility and just worded it poorly?*

The accounting process the Fire Department had used for decades had been working. Law changes happen as well as people changes happen; if something needed to be done differently, then communication was doubly important and appears to not have happened.

There appears to be several times over the years, when both sides could have stepped back, taken a deep breath and asked "What did you really mean" and "why"? Who is to know if cooler heads had prevailed, if we would be at this same spot? How would we each react if someone appeared to question our honesty?

We cannot lose sight of the facts: that there is no money missing, no one lied or stole anything. Egos appear to have gotten in the way; *on both sides*, while people were trying to make our town a little better for all.

*There are good, honest people on both sides of this issue.*

Maybe I am being naïve, but if it is possible to step back from anger and work thru and understand what the "other" side really meant/asked/heard perhaps this small town, Landaff, can begin the healing process. We have too much to lose, if we can't.

Thank you,

Deb Erb



Landaff citizen and volunteer