Town of Manchester
October 13, 2026

The Mayor and Council of the Town of Manchester met in person on the above date. Those in attendance were Mayor Smith, Ryan Nazelrod, Steve Miller, Jenn Miller, Vince Pacelli, Chief Hess, Rodney Kuhns and Kelly Baldwin.

The Pledge of Allegiance was recited.

7:00pm PUBLIC HEARING ON ORD. 276

Ms. Miller made a motion to close the regular meeting and open the public hearing on Ordinance No. 276 – amending the Zoning Code to include and regulate accessory dwelling units. Mr. Miller seconded the motion. The motion passed unanimously. There were no comments from the community. Ms. Miller made a motion to close the public hearing and go into a regular meeting. Mr. Nazelrod seconded the motion. The motion passed unanimously.

Mr. Miller made a motion to receive the July 2026 Treasurer's Report. Ms. Miller seconded the motion. The motion passed unanimously. Mr. Nazelrod made a motion to receive the August 2026 Treasurer's Report. Mr. Pacelli seconded the motion. The motion passed unanimously. Ms. Miller made a motion to receive the September 2026 Check Register. Mr. Miller seconded the motion. The motion passed unanimously.

Mayor Smith read a Proclamation in support of the Community Media Center for their vital role in civic participation by providing coverage of municipal meetings, local elections and community events.

Brad Eichhorst was sworn in as a member of the Ethics Commission.

Andrew Gray was sworn in as the Zoning Administrator.

Mayor Smith read the monthly Mayor's Report. Hughes Trash will collect yard waste through December 16th. Water bills are due October 30th. Hydrant flushing will take place on October 20th and 21st. Bulk trash collection will be October 21st and brush collection will be October 22nd. Leaf collection will start on Monday, October 26th and will continue every Monday until November 30th. Trick or treating will be on October 31st from 6pm-8pm for children 12 years and younger in costume to those houses with lights on.

Mr. Kuhns gave the monthly Town Administrator and Public Works report. CDM Smith is working on the required documents needed for USDA funding. Verizon Wireless would like to explore the possibility of renting tower space on the Park Avenue tower. Both the North and South PFAS projects are progressing. WWTP stabilization tank #2 has been repaired and tank #2 is 50% completed. Code enforcement continues.

Mr. Miller questioned the status of the paint issues on the Park Avenue Tank. Mr. Kuhns has been in contact with the contractor and paint supplier. There has been no resolution.

Chief Hess gave the monthly Police Report. There were 134 calls for service and 181 citations and warnings in September. Chief Hess warned residents about the rise of phone scams.

Mayor Smith commented that she would like to ban solicitation permits. Mr. Nazelrod expressed his concerns with delivery trucks parking on the wrong side of the road.

Mr. Miller made a motion to approve Ordinance No. 276 amending the Zoning Code to include and regulate accessory dwelling units. Ms. Miller seconded the motion. The motion passed unanimously.

Mr. Pacelli made a motion to approve the FY26 Encumbrance list as presented. Mr. Miller seconded the motion. The motion passed unanimously.

GENERAL FUND

Historic Center Supplies	$ 1,500

Administration Building Maintenance	$ 3,000
Web Design & Maintenance	$ 3,000
FY26 Audit	$ 3,000
Maintenance Vehicle Repairs	$ 10,000
Maintenance Supplies	$ 5,000
Street Repairs	$ 45,000
Line Striping	$ 25,000
ADA Technical Assistance (in additional to encumbrance)	$ 20,000
Post Office ADA front door	$ 6,500
Zoning legal	$ 6,500
Zoning training, dues	$ 4,000
Tipping Fees	$ 15,000
CTP Tree Replenishment	$ 5,000
Hazardous Tree Removal	$ 3,000
CQNC berm	$ 2,500
Health & Life insurance	$ 15,000

WATER FUND

Water overtime salaries	$ 10,000
Electric	$ 20,000
Lab work	$ 8,000
Chemicals	$ 10,000
Safety equipment	$ 2,000
Misc. Engineering	$ 14,000

SEWER FUND

Sewer overtime salaries	$ 5,000
Sewer supplies	$ 13,000
Electric	$ 22,000
Sprayfield electric	$ 5,000
Sprayfield repairs	$ 4,000

Council members gave committee reports.

Ms. Miller made a motion to adjourn the general session. Mr. Pacelli seconded the motion. The motion passed unanimously. The meeting adjourned at 7:49pm.

Respectfully submitted, Kelly J. Baldwin