

~~Unapproved~~ **APPROVED**  
**Candia's Selectmen's Public Meeting Minutes**  
**April 27, 2015**

**Attendance:** Chairman Carleton Robie, Selectman Scott Komisarek, Selectman Craig Sandler, Selectman Susan Young, and Administrative Assistant Andria Hansen. **Absent:** Vice-Chair Boyd Chivers.

Chairman Robie opened the meeting with the pledge of allegiance.

**Approval of Previous Minutes: Public meeting minutes of 03/23/2015.** Chairman Robie moved to accept the Selectmen's Public Meeting minutes of April 13<sup>th</sup>, 2015 as presented. Seconded by Selectman Young. All were in favor. Motion carried.

**Dist. 32 State Representative Candidate Maureen Mann to meet with the Board.** Candidate Maureen Mann introduced herself to the Board and the audience. One of the reasons she wanted to come to the meeting is because the Board has changed a lot over the past few years. Many of the members are new to her and she wanted to say "hello". She explained there has been a special election that has been called for, because the person who won the election in November resigned the first day to take another job. The election is on May 19<sup>th</sup> and she is one of the candidates that are running. She has been elected three times in the past to serve District 1 (in the past) and is currently District 32. It is the same four towns – Candia, Deerfield, Northwood, and Nottingham. She asked if anyone had any questions on where she stood on any particular issue or any issues of concern that pertain to the town of Candia. If she is elected she would be happy to help with that. She has introduced legislation for the Deerfield and Nottingham Select Boards in the past. She has introduced legislation through private citizens in Candia, but never had much interaction with the Board. She had a pamphlet for the audience and the Board. Citizen Al Hall asked where she stood on casino gambling. Ms. Mann did not believe gambling is the right thing for New Hampshire. There have been cuts that were just made to the house budget. There have been cuts to the DOT which means that there was money that should have been going to the six transportation districts and should have been coming to the bridge and road aid for the cities and towns. There were cuts to the HHS like Meals on Wheels and cuts to education. They need to look at where revenues are coming from in New Hampshire, so traditionally she has been opposed to gambling as a solution. She thought it would bring social problems that have a cost associated with it. She didn't believe that it would bring in the revenue that they have been told that it would bring into the state based on gambling. She would look at it this time and really listen to the debate because there are things the state has to fund and if the state isn't meeting their responsibility then things are downshifting to cities and towns. She knows what the property taxes are in Deerfield and properties taxes really can't stand that much more of a burden. This is why she personally didn't feel this was the answer. She reiterated that she would listen, because they have to listen to all options if they are going to solve some of New Hampshire's financial problems. Chairman Robie asked how she felt about the .9¢ gas tax for roads and bridges repeal. Ms. Mann said she was opposed to the repeal. She was on public works and highways so this is one thing she really knows a lot about. This 4.2% had three very specific dedicated causes. The first was to finish Route 93. If they don't finish Route 93 by year 2020, the environmental permits will expire and it will take years to get those permits again.

Approximately 60% of the 4.2% gas tax is dedicated to cover the cost of the bonding to finish Route 93. One of the biggest complaints business's have when they try to get recruited to New Hampshire is that they won't have their employees, trucks, and their customers sit on 93. The biggest complaints are transportation infrastructure and communication infrastructure. They seemed to be doing okay with Comcast and Metro Cast. There are whole areas of New Hampshire where people still use dial up. Businesses aren't going to come to New Hampshire if they can't have transportation and communication infrastructure. The other two things with that 4.2% increase that came in last July was that it would go to the six transportation districts that covered roads like 43, 107, and 127 and went directly to road and bridge aid for cities and towns and it had been cut back. This is what those funds were dedicated for and it was going to be a real boom for cities and towns. The house budget passed this month. First they cut 88 million out of DOT which was 42% out of their budget. They restored 50 million of that by taking it out of education, but the difference between the 88 million from the 50 million they put back is that they cut the money from the six betterment districts. They are paying more than a dollar less for gas now than they did when the gas tax went into effect (as of July 1<sup>st</sup>). The difference the 4.2¢ makes is enormous for the state, so she supported it when it went in and she still supports it. Selectman Sandler asked if she would support an increase now. Ms. Mann said if that money had not been diverted from the six districts and the road and bridge aid for the cities and towns, they don't need it. The 4 ½ percent is calculated very carefully to cover 93 and restore some of the local aid. The issue is the difference of the 50 million they put back and the 88 million they originally took out, that 38 million is the stuff that is going to harm them. She mentioned a huge pot hole on Route 43 that needed to be repaired and that money is gone now. She was very optimistic that they would put that local aid back because that is the thing that makes people complain. Everybody drives on roads, not everybody uses Meals on Wheels. If that money is restored they don't need another increase in the gas tax. It was essentially planned to take us out for the next 25 years. Jack Munn asked if she supported the houses decision to raise the renewable energy fund. Ms. Mann said she was opposed to taking money out of the renewable energy fund. She thought it hurts business's that have ways to get money to solve their energy problems. It's a win for businesses, it's a win for residents, and it is a win for towns like Candia if they want to do energy efficient things. Taking that money out and putting it in the general fund is a way of downshifting costs to cities and towns. If those things are not going to be done, it is local businesses that are going to pay for it and the taxpayers are going to pay for it. She told the Board and the audience that if they have any other questions call her up and ask her. It was noted that the election will be May 19<sup>th</sup> from 9:30 am to 7:00 pm at the Town Hall.

**The Board to discuss the Recycling/Energy Committee and proposed bylaws (appointments).** Chairman Robie said Mr. Couch wrote up suggested bylaws for the Recycling/Energy Committee (see attached). He asked the Board if they had any comments. Selectman Young asked about the committee operating at no cost to the Town of Candia. She asked if that had to be written, because she didn't see it in the bylaws. She thought that was the way it was presented in the warrant article. She is all for the committee, but her concern is that they will eventually have a budget. Selectman Sandler referred to paragraph four last sentence "The committee would then submit cost/bid information to the Board and execute plans after approval." He felt this would imply operational and he has a problem with that. Anything operational should be done by town employees. Selectman Young agreed. Selectman Komisarek thought initially the committee was purely advisory and not operational. Mr. Couch

said the previous committee he worked on was called the Solid Waste Committee. He was on it for 20 plus years. They didn't have a budget in those 20 years. When items needed to be done like fixing up signs and getting materials together to do that, our committee members paid for materials to do that. Committee members paid for the materials. He put money into it, but never took money out of it. Selectman Sandler thought the committee has done remarkable work; his only concern is that they don't create another democracy. He felt the operational things were for the employees of the town to do. Mr. Couch said when he put this together he was thinking more of the function of the committee when they had the task they were given to construct a recycling center. The town couldn't have done this; it was way too much time involved. It was a huge amount of time and stress for everyone on the Solid Waste Committee. He noted Paul McHugh was Chairman of the committee at that time and he probably put in full time hours trying get it rolling and he did an amazing job. This is an advisory committee and the idea is the Board would say they would like the committee to implement this and can they handle it. Every decision would be up to the Board not the committee. He reiterated the recycling center was what he had in mind when he wrote the bylaws. Selectman Sandler thought that paragraph five took care of that. Chairman Robie thought the mission was right on target. He asked the Board if they thought the first paragraph was acceptable. The Board agreed it was acceptable. Chairman Robie read from the second paragraph which was acceptable. He felt they should delete the third paragraph. The Board agreed to that suggestion. They reviewed the fourth paragraph. Selectman Young thought they should add the words to the last sentence "with Board of Selectmen's prior approval." Chairman Robie agreed with that addition. Selectman Young questioned the wording "at large" in the first sentence. Mr. Couch clarified that if they were going to put something out in the media the committee would need to come to the Board first. The Board agreed with that suggestion. The Board reviewed paragraph five. Selectman Young asked if they could add the wording Board of Selectmen before "for any research". She didn't think that it needed to go through the Recycling Center itself. Chairman Robie thought if the Recycling Center wanted research done they would go to their Selectmen's liaison and they can bring it back to the Board. He didn't think the people running the recycling center should be lobbying the committee to be researching things for them. Selectman Young said the way that it is worded is that it would be done. Chairman Robie reiterated if something needed to be researched down there it would have to go through the Selectmen's liaison. He doesn't want the employees soliciting the committee. Selectman Young said it is all about communication. Chairman Robie clarified the change should be take out the "Recycling Center" and replace with "Board of Selectmen". The Board reviewed paragraph six. Chairman Robie would like to replace "Recycling Center" with the "Board of Selectmen". Mr. Couch asked the Board if there was anything missing. Chairman Robie said he was comfortable with the changes that were made. Selectman Sandler commented that he was very grateful for the work they do on Household Hazardous Waste Day and he hoped they continued with it. Chairman Robie noted Mr. Munn was going to speak on energy and he was hoping they would have the committee in place because they are going to be a function of this. He felt the energy side of this committee is very important at this point. Mr. Couch thought the committee could work with this. Chairman Robie motioned to appoint Canny Griswold, Al Couch, and Linda Bergeron to the Recycling/Energy Committee. Seconded by Selectman Sandler. All were in favor. Motion carried. It was noted that the committee is seeking two more members. Mr. Couch noted they will have three year staggered terms.

**Jack Munn to discuss residential solar and 119 New Boston Road.** Jack Munn introduced himself to the audience. He explained he is a Chief Planner with the SNHPC. This is a residential New Hampshire Solar project. This is a Planning Commission project. They were lucky to get funding through the John Merck Fund out of Boston. They have been funding solar efforts in Massachusetts, Connecticut, and Vermont. Candia was selected as one of the four communities for the project as a coalition with the Town of Deerfield. Candia and Deerfield will be working together and he will get in touch with the volunteers. Then they will begin to develop a community profile of the two towns. They will post the community profile on their website as well as all of the solar installers. They will set up a meeting with all of the volunteers from Candia and Deerfield and they will begin to come up with ideas of how they would like to select the solar installers for their communities. They are having a workshop this Friday for all of the solar installers who are going to prepare a proposal. They pick a town or two they only want to work in. Hopefully they will pick Candia or Deerfield. They will be in round two of the program. This will start in September and will end in December. This gives more time to plan and get the community involved. It will also give them more time to have the solar installers selected and work out all of the kinks. The goal is to double the number of solar residential and small businesses. It could also include the municipality. They wouldn't be covering solar hot water or anything like that. This could be an option to the homeowner. The second goal is to reduce the cost of solar installations anywhere from 10% to 15% or more depending on what the solar installers can offer. Those two goals have been pretty successful in other states and communities. They are anticipated that they can meet those goals. They have some baseline information about the number of existing solar installations in Candia and Deerfield. The campaign is a sixteen week concentrated effort to get homeowners and businesses signed up. They will have their lot looked at for solar and then to consider ways to fund it and purchase it. There is no cost to the communities or towns. There is a cost to the homeowner or the resident or business. They would actually own or buy the system. Perhaps the solar installers may have financing available through a solar loan. This is something when the committee gets together they can review the proposals from the solar installers and see if this is something they want to look into. They want to make sure there are some options for the property owners who don't have the upfront capital to buy the systems. The rebate program is still there this year. This is good for residential. Next year if the senate doesn't put that money back into the states dedicated renewable fund then there is a question if there will be rebates available. The program is going to be for a year. He reiterated the program is called Solar Up NH. Citizen Fletcher Perkins asked if it mattered who you are hooked up to for your utility. Mr. Munn replied not really, but there are some caps the utility company puts on the total number of megawatts they will allow in their utility region. They utility companies do have to come out, there is an interconnection. If the homeowner wants to send the power back to the grid there would be an interconnection approval. Citizen Fletcher Perkins asked about the solar loan and to pay it off you have to take the energy you produce and give it to the installers. Mr. Munn replied no, some companies treat it like a home improvement loan or home equity loan. The cost of the solar systems is like buying a car. It costs anywhere from \$20,000 to \$25,000. Some loans are secure and others are not. They don't know what the solar installers are going to offer as far as a program yet. They are hoping they do some sort of financing. It's like a cost of a car. Some loans are secure. They don't know what they are going to offer, but they are hoping they offer some type of financing. The proposals are due on May 13<sup>th</sup> and the week after they are going to meet with all of the volunteers and committees. Then they will review the proposals and look at the financing

options. Citizen Fletcher Perkins asked if he was seriously interested in this would he have to make a proposal up. Mr. Munn explained what he would do is go to the website which is interactive and put his name in. Then it would go right to the installer and the installer will assign someone to go out to his house. He'll do site visibility analysis, give him an estimate, and tell him the best approach to go. It is a short sign up period, its fifteen to sixteen weeks. The more people that sign up it will lower the cost for everybody. They are hoping to have three tiers of pricing. They will have a lower range, mid-range, and a high-range based on the number of people that sign up. Everyone usually signs up at the last minute. Citizen Fletcher Perkins asked when the website is going to be up. Mr. Munn said the website is up now but they don't have the solar installer information on there. He noted it has been marketed pretty heavily. Chairman Robie said there is a 16 week sign up period and what is the commitment to buying in. What if 20 people sign up and only 8 have the financing to complete the project, what happens then. Mr. Munn said if only 8 people can do it at the end of 16 week period, it would go back to the tier pricing. It just depends on how many people sign up at the last minute. Selectman Young asked if this was just residential and not municipal at this point. Mr. Munn said it wasn't strictly residential, if the town wanted to pay to put solar panels on their roofs they could get involved. He noted that it is a pretty cumbersome process for the town. It would have to be in the Capital Improvement Program and there would need to be a warrant article. For towns it is a difficult entity to participate. Selectman Komisarek noted that towns can't write off the depreciation either. Mr. Munn noted it is really geared to residential homes, small businesses and non-profit organizations. Selectman Sandler asked what the payback time would be. Mr. Munn explained it depends on the size of the system and the cost that would be needed. Some houses may have a geothermal system that uses a lot of power. With the rebates you are looking at \$3,000 and the federal rebate is 30%. Typically these systems send the power back to the grid and through net metering you are credited. You still have to pay your electric bill, but you are credited by the utility company for anything you generate and send back to the grid. Selectman Sandler asked if the utility companies have incentives too. Mr. Munn said some do, unfortunately Eversouce does not. He noted NH Coop does. Chairman Robie said the speculation is that the power is going to keep increasing and the solar costs should stay the same. Mr. Munn explained historically the cost of electric power has risen nationwide anywhere from 2% to 5% in year. In their state it has risen 7.6% annually over 12 years. New Hampshire electric costs are the eighth highest in the United States. It's pretty high this is why people are getting more involved in the solar business. It is more economical to put solar up. Selectman Komisarek heard the pay back on those systems is typically 7 to 9 years. He asked if that has changed. He asked how the residents are going to be made aware of this program and will there be a direct mail campaign. Mr. Munn said they asked the solar installers to get involved in some of the marketing costs. This would require direct mailings. They have a whole bunch of ways to get the word out to residents and businesses. Mailings are one way and there will be a lot of road signs. There will be workshops and events and they may want to tie it in with Old Home Days. There are a number of ways to do it. It is going to be formulated through the volunteer core groups in the communities. Smart Power is the entity out of Connecticut and Washington D.C. They've done this all over the United States so they will give them ideas on how to best market it. Selectman Sandler asked what the life of the system was. Mr. Munn said the warranty is for 25 years. They have been around for a long time and the panels have become more efficient. The prices have come down considerably. They could probably be looking at something lasting a long time. The inverters have to be changed after 25 years. The panels are warranted based on different factors

i.e. temperature, efficiency, and output. Chairman Robie clarified they are talking about roof solar not pedestal solar. Mr. Munn said mainly roof, but they have a lot of tree cover in New England, so someone may want to do a pedestal. It may cost more, but it might be the most feasible thing to look at. It could be feasible for a business, but for a homeowner it is going to cost a little more. Chairman Robie thought people should be aware that their roofs should be in pretty good condition. Mr. Munn said that is why the solar installers will want to come out and look at everything. Selectman Komisarek said when they think about the list of people that are interested in solar power and the salesman comes out, that actual number of people will get funneled down. They've created that list and they have group net metering now and they know that for a lot of people if they want to buy electricity that is generated from solar power, it makes more sense for them to get involved on the commercial end. The economy is a scale and they can drive the price down. Mr. Munn said what he is talking about is community solar through group net metering. Selectman Komisarek asked if people don't qualify for the solar could they drop them into this community solar category. Mr. Munn said they could have sign up sheet for those different categories and that is a great idea. This is something that should be coordinated through the volunteers. If the volunteers feel strongly about this and they want this to be criteria for the proposals then he will bring it up at the workshop. The solar installers could have this as a backup contingency plan for their proposals. He reiterated that this project is going to start up in September, so they have the summer to plan for it. Planning Board member Al Hall asked about the installers being chosen in a couple of weeks, is that for the entire year or is it for round one. He questioned if there would be another opportunity for the installers. Mr. Munn said because of the time restraints they are going to do it in one shot. They may consider amendments, but they will talk about it at their meeting. He noted that they are going to ask everyone to submit a proposal by May 13<sup>th</sup>. They will keep it fair and upfront for everybody.

**New Boston Road:** Mr. Munn said he would recuse himself from the Planning Commission because this is for New Hampshire Solar Gardens. Chairman Robie noted they will need to go back to the town with this. Mr. Munn said he reviewed the town electric bills and how much the town generates in a year. The company President Andrew Kellar estimated they could put up 99 kilowatt solar array in the old recycling center. In the space before the capped landfill they should have enough space. There is a newer proposal than what the Board has and it is based on a power purchase agreement (see attached). All of the power from that solar array would provide 130,000 kilowatts per system. This would be enough to power all of the municipal buildings. It would send the power back to the grid and the town would be credited a certain rate. There are two options under the power purchase agreement. Over the 20 year agreement the town would agree to purchase the electrical power generated by the solar array either at 10¢ per kilowatt hour or at 9.56¢ per kilowatt hour. Even in the first year of the solar array the town would start saving money. You'll start seeing \$693 in year one under the 10¢ rate or \$1,238 in year one under the 9.56¢ rate. This gives an estimated amount of savings to the town. All of the savings are pretty significant under all three scenarios. It ranges from \$72,000 up to \$412,000 over 25 years. This is just the savings on electricity. The New Hampshire Solar Garden would pay a land lease of \$1,800 per year. This would be over 20 years and \$36,000. Chairman Robie said this is what they would have to go to town vote for. Mr. Munn said typically you would. They would need to go to their town attorney and see if they could enter into a five year agreement and then they would redo it every five years. Selectman Sandler asked if those numbers were after construction cost. Mr. Munn replied yes. They are realistic considering energy costs are going to increase in the future. A lot of systems are being taken off line, so

Eversource is more of a power broker. They will be buying power off of the utility grid in the future. He noted with the solar array system the town gets a specific rate and it is predictable and manageable over time. It is an investment for the future. Selectman Young asked if this is what they have in Manchester. Mr. Munn explained there land fill is so large it would have taken up all of the states money, so the state didn't allow it. Selectman Young said there is some type of solar in there. Selectman Komisarek said the only time it wouldn't be an advantage to the town is if the power rates started going down. Mr. Munn said that would be the only disadvantage. He noted the investment of the solar array is pretty small. There would need to be some further analysis done on the site. The wet lands would need to be looked at; the utility company would also need to look at it. A letter of intent has been prepared by Andrew Kellar and he would encourage the Board to sign it. It's not binding, but it gives Andrew the ability to go to the utility company and begin discussions with them. Also, begin to look at the site. Chairman Robie said they are going to wait on that this evening and Selectman Chivers will be back for the next meeting. He and Selectman Chivers are interested in this and they have brought the rest of the Board up to speed. Mr. Munn said the 99 kilowatt was just for the town. If the school wanted to be involved, they would need to look at the power they consume. They could assign power from another solar array, the building is in another location. This is all group net metering. Chairman Robie said they have a lot going on with visioning and planning in town and the school is going to be involved. Citizen Fletcher Perkins asked how many panels is 99 kilowatts. Mr. Munn said about 125 - 3' x 5' panels. Mr. Munn mentioned that the Planning Board has asked SNHPC to help them find money to update the master plan. It is now over 10 years old. The policies are now out of date. He has prepared a scope of work. He thought they should have a Plan New Hampshire charette process or a UNH Coop Extension community profile process. The UNH Community Profile could take 6 to 9 months. There is a lot of meetings and discussions. The Plan NH is shorter and it can be done in a couple of months or less. He will send this to the Planning Board and they can decide. Chairman Robie said the Board passed this over to the Planning Board to move the master plan forward. Mr. Munn said the DOT has approved \$14,500 for the master plan; they just need the final approvals.

**The Board to open the sealed bids for the police cruiser.** Selectman Komisarek opened the first bid. Dan Fletcher of Northwood, NH who's bid amount was \$2009.09. Selectman Sandler opened the second bid. Asian Auto of Plaistow, NH who's bid amount was \$2009.22. Selectman Young opened the third bid. Bay Ridge Motors, Inc. of Staten Island, NY who's bid amount was \$1,355.00. Chairman Robie motioned to award the bid to Asian Auto for \$2,009.22 and they have a week to bring the funds forward with cash or certified check. Seconded by Selectman Young. All were in favor. Motion carried. Chief McGillen asked if he could have until May 15<sup>th</sup> as the transfer date. They are currently still using the vehicle. Chairman Robie said the car is sold. Chief McGillen said he would work with it.

**The Board to discuss Fair Point multiyear contact.** Chairman Robie said they all have a sheet with proposed rates (see attached). They have 17 phone lines and Fair Point can reduce the cost considerably. He didn't think they could do much better than this. He is in favor of the three year contract. Selectman Young didn't understand why Comcast isn't bundling this for us. Administrative Assistant Hansen noted that Accounting/Payroll Clerk Donna Becker had looked into to Comcast in the past. Selectman Young said she would like to research this if the

Chairman was okay with that. The Board agreed to have Selectman Young look into Comcast and table this discussion until the next meeting.

**The Board to accept the resignations of Volunteer Firefighters Charles Perkins, Tyler Bless, and Mitchell Dean.** Selectman Sandler motioned to accept the resignations of Charlie Perkins, Tyler Bless, and Mitchell Dean based on Fire Chief Young's recommendation. Seconded by Selectman Komisarek. All were in favor. Motion carried.

**The Board to authorize payment of payroll checks and accounts payable checks.** Chairman Robie announced the grand total of payroll and accounts payable checks for April 23<sup>rd</sup> and April 30<sup>th</sup> was \$65,216.17. Selectman Sandler motioned to accept accounts payable and payroll checks for April 23<sup>rd</sup> and April 30<sup>th</sup> in the amount of \$65,216.17. Seconded by Selectman Komisarek. All were in favor. Motion carried.

### **Other Business**

Selectman Young noted that she recently went to the Local Officials meeting and it was a very good meeting.

**Announce Next Regularly Scheduled Meeting Date:** May 11<sup>th, 2015</sup> @ 7:00 p.m.

Chairman Robie motioned to adjourn at 8:18 p.m. Seconded by Selectman Young. All were in favor.