

**Unapproved
ROUNDTABLE DISCUSSION
March 18th, 2019**

Attendance: Chair Susan Young, Selectman Boyd Chivers, Selectman Brien Brock, Selectman Russ Dann (arrived @ 7:45 p.m.), Selectmen's Administrative Assistant Andria Hansen, School Board Chair, Matt Woodrow, School Board member, Dana Buckley, School Board member, Mark Chalbeck, School Board member, Kristine Ickes, Fire Chief, Dean Young, Fire Department, Jesse Daniels, Smyth Memorial Building Trustee, Carla Penfield, ZBA member, Judy Szot, CYAA President & Planning Board Alt., Rob Jones, Fire Department, Jimmy Wilson, Resident, Dick Snow, ZBA Alt. member, Mark Raunikaitis, Resident, Becky Sarra, Conservation Commission & Planning Board member, Judi Lindsey, Welfare Director, Donna DelRosso, Cemetery Trustee, Beth Chalbeck, Road Agent, Dennis Lewis, Budget Committee Chair, Lynn Chivers, Resident, Dave Baldessari, Resident, Joan Baldessari, Trustee of the Trust Funds, Al Hall

7:00 p.m. Chair Young called the public meeting to order following the Pledge of Allegiance.

Chair Young welcomed everyone and appreciated everyone taking time out of their busy schedules. She knows how busy everyone is. She wanted to thank some people who really helped with the setup. Arlien Acevedo as most of you know is on the Candia Fire Rescue and Jesse Daniels who is also on the Candia Fire Rescue and of course Dean who gets sucked into doing all of this. The Police Department also helped out finding a cord for the projector. She wanted to thank the Selectmen's Administrative Assistant Andria Hansen who is here for an extra meeting.

Chair Young explained the intent of this meeting is to try and get through some major projects and items. Not just cost wise, but they are going to get them on a timeline. This will probably help when the Planning Board does the CIP. She could explain the CIP if people don't know about it. Every year they are supposed to revisit this as a town and the school. They have been a little lax in doing that. It expires in 2020, so she thought it would be nice to be proactive instead of reactive for a change. She is thrilled to be able to meet with the School Board, because she doesn't know if this has ever happened before. They are all in this together and they are all part of a community what one area does effects the other ones, etc. She is so proud and happy that they are here.

Chair Young explained how they were going to conduct the meeting. If they could please have one person speaking at a time, if someone would like to speak please raise your hand and they can go in order and if there is something they need to add. The three things you should ask yourself is, is it respectful they are all adults here she didn't think they had to go over that. The second is it necessary. In other words you're probably dying to hear about her trip to the Bahamas but that is not what they are here for tonight. Help her along to keep this focused on what they are trying to accomplish here tonight. Lastly does it contribute to tonight's meeting? This is a rough draft it is not anything final. She just really wanted to get something going and is thrilled that the School Board is here this evening. They can contribute to this whole thing as well.

School Board Presentation – Turner Report

School Board Chair Matt Woodrow explained what he is going to share tonight is on the website. He'll give a backdrop, but also put a visional up (see attached). One of their goals as a School Board this year was to have some joint meeting with the Select Board for the purpose of just trying to forecast and get out in front of some big items that might be coming up. Moore School is aging but yet the facility repairs are going up as the school building gets older. He showed a high level visual of each addition. As you can see they've had quite a few

since 1938 all the way up to the last edition of those two kindergarten classes in 1999. As you can imagine each of these transitions to different wings have different plumbing, different heating, roof transition and all of those things over time need repair and upgrade. So about three years ago they had a pretty large facility assessment done by the Turner Group and they produced a report that really put together a three to five year strategic plan on the facility side. He noted that School Board member Mark Chalbeck will speak to a couple of those things tonight. He works on the Facilities Committee. He has done a tremendous job working with the folks on the committee to come up with some items they can knock off of that list. When they do their assessment they are looking at everything from the roof, the plumbing, the insulation, really anything that they can forecast that will need to be replaced in the next ten years. He guessed what he envisioned coming out of here tonight is to take some of their large items and overlay that with what the Selectmen are forecasting out. So they don't have any surprised from a budget prospective. If they have to replace a ventilation system in five years you will know when that needs to be done and you can plan accordingly as well. He thought from tax payers prospective they are trying to get out in front and give some sort of forecasting and predictability to how they are spending the money. They don't want to get to a year where they have a spike in the budget and all of a sudden they have to go out for a warrant article for a half a million dollars. That is not a good thing to get in the habit of doing. He deferred to School Board member Mark Chalbeck for some of the specifics.

School Board member Mark Chalbeck went over the specifics:

Windows (1938 addition): School Board member Mark Chalbeck noted that windows don't push out far enough for a child to escape. If there was a fire in the foyer or they had an intruder and they need to get the children out, those windows don't open enough for the children. They have talked about getting it done because they are a way of emergency egress.

(3) Classrooms with non-friable tile: School Board member Mark Chalbeck noted they have doing a good job keeping them up, but as they wear now they become friable. So they want to mitigate and have those three classrooms abated and that will take care of the non-friable tiles in the school. Planning Board member Judi Lindsey asked what a non friable tile was. School Board member Mark Chalbeck explained it is an asbestos tile before it starts to crumble and you get dust and all that it becomes a hazard and a health risk. School Board Chair Matt Woodrow wanted to put it into context because people get nervous when they hear asbestos. All of them have been sealed and safe for kids to be in there. School Board member Mark Chalbeck added before they become a hazard they want to mitigate them. He noted it is a good amount, \$30,000 - \$40,000 per classroom. School Board Chair Matt Woodrow said they budgeted for that in this year's budge.

Nurse's room: School Board member Mark Chalbeck explained they talked about getting the nurse's office out of the closet. It is currently in an 8 ft. by 10 ft. room. If two children are in the room and one is contagious you just contaminated the other child. What they are thinking is the classroom right next door. They can knock down the wall and they'll have access to the bathroom and close up the wall going into that closet. They'll at least have something where if there are multiple children they can be spaced apart depending on the contagion of the child.

Heating and Air Handlers (8th grade, Kindergarten, Media Center): School Board member Mark Chalbeck explained the air handlers by the Kindergarten don't circulate the air properly, so there is a problem with the heating and he believed there was a mold issue at one point in the school. So they want to address those short comings of those three units within the next few years. They may have to change them out to a larger unit. There may be some duct work for the air circulation. ZBA member Judy Szot asked what the cost of that would

be. School Board member Mark Chalbeck said he can't predict what it is going to be on that. School Board Chair Matt Woodrow said he would show her the Turner Assessment. They have an estimated cost and he wanted everyone to know they were what the most expensive cost would be. So he didn't want everyone to get sticker shock when they see the numbers. They could certainly get it done for less.

Cement crumbling at the main entrance: School Board member Mark Chalbeck explained there is cement that is crumbling at the main entrance and it's starting to lift the carpet. It's a slip hazard for the kids coming in, so that has to be taken down and re-cemented.

Sewerage ejection pumps: School Board member Mark Chalbeck said they are 26 years old. Within the next five years they should be look at getting those changed out and because of the age the parts aren't as readily available.

Lower floor of the 1938 building: School Board member Mark Chalbeck explained what is happening is over the years the salt and water gets under the tiles and now it is starting to crumble up the cement. So what is happening now is the tiles are ripping. Those will have to be retiled but they should probably put down an epoxy surface over the cement.

Roof repairs: School Board member Mark Chalbeck said they have water mitigating into the school through the rubber roofing. There are small pieces, tears and stuff like that. He believed that is happening this year. School Board Chair Matt Woodrow said the original wing was done last year over the summer. So they will have a few more roof repairs scheduled in the next three to five years. School Board member Mark Chalbeck said they would like to repair the roof before they replace the ceiling tiles. School Board Chair Matt Woodrow said some is the membrane that needs to be replaced. There are a lot of transition spots from one addition to the next and they need to be resealed.

Air handler under stage: School Board member Mark Chalbeck mentioned an air handler that is over 21 years old, so they are talking about getting that one changed out in the next few years. This was per the Turner Group report.

Sinkhole in parking lot: Something was brought up about the sink hole in the parking lot. School Board member Mark Chalbeck asked if they talked to Dennis about that. School Board Chair Matt Woodrow said that Dennis has looked at it a couple of times. If anyone has driven that parking lot out back they are familiar.

Spray insulation: There are multiple spots. This year there is a problem in the gym closet, some of the equipment got damaged. After the first sprinkler went off it was not property hitched. They explained the pipe is freezing, so they would like to put some spray insulation above that just so the heat stays in. They would also like to have insulation sprayed in the middle school area, a class room at a time.

Replace windows: There are some windows in the middle school area that need to be replaced. They would like to get that done this year.

Sewer smell: There is also a sewer smell in the middle school area. They will have to investigate this and see if they can get that taken care of.

School Board Chair Matt Woodrow said they would like to take this list and let everyone know what they are doing this summer. This list is already in the budget. He would like to get some dates on these so you can project out better with your timeline. They don't just want to take what the Turner Group did and use that verbatim. He would like to see what they are doing already and he'll get those dates. School Board member Mark Chalbeck noted if you read the Turner Group report they were talking about some of the electrical panels and stuff like that. They may be painted, but there is nothing wrong with the way they function or operate. You don't replace any of your electrical panels unless you having problems with them.

Chair Young said they have this list of items that were recommended. Two of them are in the budget. If they have some left over at the end of the year, is it something they might address in this budget. School Board Chair Matt Woodrow replied yes. Chair Young thought the heating might be a big ticket item. Most all of these are over \$10,000 or \$20,000. School Board Chair Matt Woodrow explained this is what Turner Group put together and this is what is available on our website. These will be on the high side as far as cost. But what this helps us to do is project what they are suggesting. Again some of these things aren't things that they necessarily have to do right away. There are some ADA requirements that they learned through this report that are more important. One is the fire strobes in the bathrooms. They currently don't have strobes so if they had a student in the bathroom and they couldn't hear a fire alarm going off they would at least have notification to vacate the building. It will be done this summer so they are compliant with that.

School Board Chair Matt Woodrow went on to explain the layout of the Turner report. The "component" is the area. The other aspects of the report were the "observation", "recommendation", "useful life", and then "cost". Some of these that span over multiple years, they have a short-term, mid-term, and then long-term. He noted ventilation is on the report and the cost is \$75,000 he felt they could knock that cost down quite a bit. There are heating and ventilation units and they are big ticket items. There is a useful life but there is nothing saying they have to replace them now. But they may want to start planning for that in the next three years and see if they can chip away at that. He explained there are different units in different parts of the school. Another big ticket item is the 1954 and 1963 additions. The air handlers and ventilation based on their assessment was quite bad. You're looking at a half a million dollars, so if they decide to do something like that they are going to need to talk about how that would be funded. Their current facilities budget is about \$150,000 this year. Again the list goes on and it was quite overwhelming when he first looked at it. The team has done a good job to zoom in on what they really need to do right away.

CYAA President Rob Jones asked when you say they are not up to code is this something that Building Inspector Dave Murray has provided feedback on as well. School Board Chair Matt Woodrow said that Building Inspector Murray has seen the report and he gave a more focused version of this report and said here are the things where your top priorities are. Those were code issues. What Dave was saying was the minute they start upgrading something then it has to be brought up to code. What you get into is what do they want to repair, because once they get into that and uncover what else is there then when that repair is done it has to be brought up to code. I guess you could say a lot of this stuff we have has been grandfathered in until they start to repair it. Anything they would do would be brought up to the standard code and any of the fire stuff as well.

ZBA member Mark Raumikaitis said you admit yourself that the numbers are overwhelming and it is a typical engineer move, they are coming out with a report with numbers that are used around the country. It's not to say that this stuff isn't valid. What is the plan to get a number that makes sense, because these numbers are ridiculous. School Board Chair Matt Woodrow said that was a good question and they really didn't have a real long term facilities master plan before. So they took this report and they gave it to Mark and the Facilities team

and they honed on the things that needed to be done right away. Then it says here what they are going to get realistic quotes on and we'll put those out to bid. He was nervous about showing these numbers tonight. The Facilities Committee is working on a five to ten year plan. They'll figure out what the priority items are and get real quotes on those items so we can plan.

Selectman Chivers asked how something can have a remaining use of life of zero years and we are still using it. School Board Chair Matt Woodrow explained according to their assessment they would say that probably needed to be replaced five years ago. Well it still works, so they are adjusting based on the average life expectancy. For example, the exhaust fan is past its life expectancy but it still works. This isn't something that is priority because it works today. If it stops working they'll get it repaired. If they get a new one this is what they are throwing the dollar value at.

Chair Young wanted to defend the School Board they did try to put as much together with what we have. We are trying to work together. Some of these things say a couple of years and some say right now. If they all work together, the community and the school, they can make sure they stabilize the tax rate and they are planning as much as they can. For example, if there is going to be a Village District and the school is going to be adjusting their pick up and their drop off or the Fire Department is adding on. They are trying to get this off the ground and they can work together. School Board Chair Matt Woodrow said by no means are we going to be doing all of these things in the next three to five years. They've never had real visibility like this into the building and what is going to be needed. He thought one of the decisions that the town is going to make in the next few years with declining enrollment is how much money do we continue to throw at the building and what are the priorities and are there things they need to think creatively about to mitigate some of these expenses. One of the things that came up, for example, what if the seventh and eighth grade students were moved to Hooksett to the Cawley School where they have a new building going in and they have a lot of capacity to take those students. What would it cost us to tuition those students versus keeping them here where they have to continue to maintain a building and have staff that we are paying or do they think creatively about things like that. Maybe keep the Moore School as a true K thru 6th school and keep their opportunities programmatically for our students at the Cawley School in Hooksett where they can't offer that here, because they need to hire additional teachers. He thought those are the type of things they should think creatively about for planning that will help the tax payers in the end. This is another topic of conversation maybe for another time.

Selectman Chivers asked if they have a Capital Reserve account set up for some of these expenses. School Board Chair Matt Woodrow said they do but nothing to cover a half million dollars or a million dollar item like that. Something like this would have to go out as a warrant article if there is a huge improvement. They have a \$50,000 fund but there are a lot of restrictions on being able to pull out of it.

School Board Chair Matt Woodrow didn't know if this was helpful information or if this was what they were looking for. Chair Young said she would like to refer to the CIP.

CIP

Chair Young explained this is what they said they were going to do the last 10 years. She explained the CIP is a Planning Board responsibility and she didn't want to step on anyone's toes. She thought some of the conversations they are having tonight might help. The CIP is how they determine how some municipalities determine how important something is. You heard the School Board talk about things that really need to be addressed in a few years. There was a timeframe when they were supposed to do it and you can see we haven't

always followed the plan because of finances she would assume. For the towns portion this is what they were supposed to have done at different times and the school is also included in this plan. For example, they were supposed to spend \$200,000 on the Smyth Memorial Building which seems to create a bit of controversy. You can see with the roads, Dennis comes with a plan every year. Every year this is supposed to be adjusted. She has been a Selectman for four years and until a couple of years ago she didn't know it existed. It is supposed to be revisited every year and updated. On page 23 each department is supposed to submit that document once a year and the town and school is supposed to get together and come up with a plan. School Board Chair Matt Woodrow asked if the school has submitted one in the past because he was not aware of this. Chair Young said it is on the town website and you can see what everyone has submitted. It is a great tool for planning and a lot of it is whether you follow it or not. Sometimes financially the economy tanks and they are not able to follow it.

Chair Young explained there are a couple of different options for financing. You can do a bond and that is usually for long term items. For example, the recycling center was a bond that is paid off. She didn't believe the school had anything outstanding for bonds either. They are in a good situation that way. Bonds are usually for very expensive things like Currier Road. It was a warrant article they did put it before the voters and asked to at least pave the south east section. It was overwhelmingly defeated. So that is an interesting thing to remember. Even the current Board and the past Boards believes that no means no. Sometimes people keep putting things on until they get a yes. She thought the Boards have been pretty respectful of the town's people and they say no and don't submit another warrant article. They have been pretty good about respecting the constituents. Another way is putting it in the budget for financing. And one of the other options is to get a grant. There are options to financing now. Sometimes what you want to do doesn't work such as the paving on Currier Road, but that was split 50/50 with the people that live on it.

Chair Young explained this is what they want to do, plan so if the school says they are thinking about removing the asbestos tile they'll have some type of a plan here. This is not written in stone, it is flexible.

Fire Department: Fire Chief Young said they all know they have two warrant articles every year. They have their operating budget and they run pretty lean over there. The town has been very generous in supporting the warrant articles. One is for trucks and equipment and the other is for the building. He noted of last Tuesday they have \$150,000 in the Fire Station Infrastructure and Grounds Capital Reserve Fund. This was generated by the ambulance situation. A few years ago they thought they were going to have to get an ambulance in town. Since then things have changed a bit and AMR just signed a four year contract with Manchester, so they are there for awhile. They still would like to put an addition on the fire house. If you look at other towns they could have easily said they wanted a three or four million dollar building. They think that \$250,000 will put a nice addition on the fire house and it will service us a long time into the future. A few more years of raising \$50,000 they'll have the money to put the addition on. He didn't think it was a big hit for the town, but it is what you have been paying for the last three years.

Chair Young asked if the building would have the shower in it or the decontamination area. How about we put it on the spreadsheet and keep it in mind. She thought they should put it on the timeline spreadsheet.

Fire Chief Young said in a couple of years they will have enough money to put that addition on the side of the fire house. The other reason is it will be a little taller door for when they get that fire truck. The trucks are just getting bigger and it will allow us to fit it in there.

Chair Young asked where he would like to put the addition on the time line. Fire Chief Young said let's put it in 2021.

Fire Chief Young noted that the Capital Reserve fund will probably go away once the addition is built. They will make sure the building is in good shape and then they won't need that. It just costs a lot to add on.

Fire Chief Young said the other item they are going to be looking at is a fire truck. They have a committee that is working on that now. One of their trucks is coming up on 20 years. The Capital Reserve for that after this year's vote is upwards of \$300,000. That truck is probably going to be \$600,000 plus. The problem with putting away \$50,000 a year is the price advances so fast they aren't gaining anything. Sooner or later they have to buy the truck. They've been trying to put money away every year.

Chair Young asked what the time line was on the truck. Firefighter Jimmy Wilson explained they are going to spec a truck to fit in the building. They weren't going to guarantee that the addition wouldn't be built before the truck came in. Their goal at this point is have numbers to bring to the Selectmen by the fall. They are going to have to do a lease purchase for "x" amount. So that it can come forward next March to vote on that dollar figure and then they will be able to order the truck, if it passes. It will take about a year to get it built.

Chair Young asked when the ambulance contract ends. Fire Chief Young said in four years. For us to buy and ambulance and staff it is tough to figure out. They could stretch it out five years and put \$250,000 for an ambulance. He thought that would be in 2025. Firefighter Jimmy Wilson said to keep in mind that they would be charging the patients too, so money would be coming in. Realistically they should be able to make money, but for awhile they will probably break even. Fire Chief Young said one thing to remember is that AMR is providing a service to the tax payers in Candia for zero money. This is unheard of. They are kind of banking money right now and they have a real sweet deal.

ZBA member Judy Szot asked what was the vehicle they recently bought. Fire Chief Young said that is the rescue vehicle and that is going on four years now. It was noted that it is different from an ambulance because it is not used to transport. An ambulance and rescue vehicle are totally different, but they look the same.

Smyth Memorial Building Trustee Carla Penfield said if they are going to buy a fire truck in 2020 and they have \$300,000, so they are going to come to the town and want another \$300,000. Fire Chief Young said that was correct. Smyth Memorial Building Trustee Carla Penfield asked if the current truck has any resale value. Fire Chief Young answered not a lot but a little. Firefighter Jimmy Wilson said it is hard to tell there are plenty of companies out there that will advertise it for us. Realistically it will probably be \$50,000; it might not even be that much. The truck is 20 years old and tired. It is obsolete and it doesn't meet the NFP code. It will end up going to a small community in Pennsylvania. The resale is not significant.

Smyth Memorial Building: Trustee Carla Penfield said they are hoping to put something together for a well and a septic. In the following year they will put our plan together and they will ask the community for the money in 2020. They ask for the 2020 and they'll spend it in 2021. Then depending on the will of the community in 2021 they will come in with a plan to renovate the basement. The thing that people aren't considering they have to assess if there is a need to renovate the downstairs and what are they going to use it for. If they want to use the building they will need to figure out a yearly cost for a building manager.

Roads: Road Agent Lewis said his has been spelled out in the CIP for a long time. They do follow it with his road reconstruction warrant article every year. He's pretty much on track with that. He has fallen behind on resurfacing. One major reason is the flood years they had. Granted they had that money reimbursed that they spend however that goes into the general fund, but the expense comes out of the Highway department. Now a days the life of asphalt is 14 years at the most. Brown Road was one of the first ones he rebuilt 22 years ago. They are still driving on that 22 year asphalt and it shows. They've gotten way behind on that. They did increase it last year so they can get caught up on that. However they've only upgraded two of their gravel roads in the last 22 years. This past Saturday showed him they should be a little further on that. They have to plan on how they are going to do that. It's not a matter of throwing some gravel on it and repaving it, it has to be rebuilt. It could be funded through a warrant article, a budget increase of \$150,000 per year to do portions of each one of these roads. He thought Currier Road would take three or four years with a \$150,000 warrant article. He didn't want to replace their current warrant article the way they do it now because that has its own plan. Like they just did Adams Road and then they will go to Healy.

Chair Young said a couple of years ago it was \$190,000 to do the south east portion of Currier. Most of you are aware there is a lot of building going on up there. This is something that might have to be pushed up. A lot of people had a horrible time with their dirt roads this year. She wasn't sure that a warrant article was the way to go. Road Agent Lewis said the warrant article failed so he is going to approach the Selectmen and try to figure out a plan between now and budget season. If they don't want to look at Currier Road maybe they will look at Flint. He noted that Currier service 49 homes and the average to maintain a dirt road is 90 cars a day. You have 49 houses up there that make 10 trips per day. So they are long over the limit on every one of our dirt roads.

Chair Young said she is not sure she wants our budget to go up just for the road portion, because then she is afraid they won't vote for it at all. Road Agent Lewis thought they should at least upgrade on dirt road next year at \$150,000 or \$200,000.

Road Agent Lewis said at some point when the gets done, the town doesn't own any equipment at all. They don't have a highway garage. He thought this was the biggest wildcard of all for the highway department. The next person that takes over after he leaves, doesn't have that equipment what are they going to do. He thought this was something that the town needs to think about. What are they going to do in the long term with the highway department? He gets paid by the hour for whatever piece of equipment he is running.

Selectman Chivers thought they should get the highway garage in one of these years. Road Agent Lewis thought it was in the CIP. Selectman Chivers asked if he remembered the year. Road Agent Lewis said he didn't because they really didn't have a good location. They didn't have anything figured out. There was some discussion about a salt shed.

Selectman Dann mentioned the mentioned hauling gravel into dirt roads and there is a savings by paving them. Road Agent Lewis said the last 22 years he has done it he has spent enough on Currier Road every spring and fall to rebuild that road. Chair Young said that was a good point.

Budget Committee Chair Lynn Chivers asked about the impact fees. She knows they charge some developers some impact fees. When can we do that and who makes that decision. Chair Young said she was glad she asked that. This was a question she had for the Planning Board because she is not that familiar with that. She went to a meeting when three or four lots were approved on Currier and thought they asked for \$3,000. Smyth

Memorial Building Trustee Carla Penfield asked if that was the total. Chair Young said she believe that was the amount. Road Agent Lewis said he could add to that a little bit. Crowley Road was a dirt road and its 8,800 feet long. They had a couple of developers come in and what he did there was they aren't going to be able to build these houses and have it remain a dirt road. It would be worse than Currier Road right now. They asked for offsite improvements. One developers put up \$200,000 and the other developer put up \$200,000. The both did pay. Otherwise when you have impact fees it is a small amount of money and it can only be used on a capital improvement. So there is no way twenty homes that are being built down there would amount to anything that he could do to the road, because culvert repair and gravel is considered maintenance. It is a non capital improvement so it can't be spent on things that could be called maintenance. So you never have a enough money to do anything.

Chair Young thought she said Currier Road and there were four new houses and the developer was charged \$3,000 because of the extra traffic. Memorial Building Trustee Carla Penfield asked who established this rate. Chair Young said it was the Planning Board. Planning Board member Mark Chalbeck thought they did something with those three lots on the corner of Currier. Road Agent Lewis didn't think they were approved yet. Planning Board member Mark Chalbeck said when they are approved it is a very small amount. He believed they would have to propose an ordinance and have that go to the voters of the town to change the amount. ZBA member Judy Szot thought that was an authority that's vested in the Planning Board not in an authority that goes to zoning. It is in the Planning Boards subdivision regulations and they set it out in their regulations. They have the authority to set it up to be any amount that they can justify. You can say you have 200 feet of frontage and it costs "x" to build that 200 feet of frontage and this is going to be your fee to build that road. If they can justify it, they can scream all they want. Trustee Carla Penfield said impact fees aren't just about road. Impact means impact isn't it a consideration about your whole community.

Chair Young explained right now the impact fees can go towards roads. Not all of the roads, it's a mapped out area that the development be or houses belong to or recycling center. She didn't know how they estimate how much of an impact fee the recycling center is getting from four houses. It doesn't include schools, fire department, or rescue services. This is one of her concerns and from what she understood coming before the Planning Board on Wednesday there are four new houses on Currier Road. There are ten on High Street that are being built which is fine, but some of these people are going to have children. If they are older they might need rescue and they all need fire coverage. Her personal opinion is they don't have a varied enough impact fee schedule and it is not high enough.

Trustee Carla Penfield said since they have two Planning Board members here tonight she thought impact fees should be a discussion at the Planning Board. Impact fees aren't just a consideration about roads, but are a consideration about a new fire engine, a new ambulance, and how it is going to impact the school. Chair Young thought that was a good suggestion. ZBA member Judy Szot said there has to be a way to do this and they may have to find out from our town attorney how to write up your regulations. Because the subdivision regulations are passed by the Planning Board and you're the only ones that can change subdivision regulations. The Zoning Ordinances have to come before the ZBA, but the Planning Board has the authority to change Subdivision regulations. Chair Young pointed out they have six years to use the money and then they have to give it back. They have to give it back if it is not used and she will tell them they have given it back to developers.

Chair Young thought that would be a good recommendation for the Planning Board and they can go from there.

School: School Board Chair Matt Woodrow said to be honest he wasn't going to share numbers tonight. They are some things they are doing this summer. They are doing the nurses room this summer. The budget was approved so they are already in there. The strobes they did those out of this year's budget that was a life safety issue that needed to be addressed. The classrooms on are on there for 2019. The air handlers in the 8th grade/kindergarten wing media center will be done in 2021. Then they would wait a couple of years and do the next wing. They can space that out over three phases for the air handlers. The main entrance (crumbling cement & rug lifting) needs to be done sooner or later. This would be done in 2020. They have the sewerage pump for 2024.

School Board member Mark Chalbeck noted there are two things he didn't put in. They need to refurbish the 1938 floors, so they can do it next year on in 2021. School Board Chair Matt Woodrow said in 2021 they would be refurbishing the 1938 original, because those are all hardwood floors and the stage. Chair Young asked if that would be in the budgetary item. How much is it to refinish the floors, this is something that could be adjusted and maybe in their budget. School Board Chair Matt Woodrow said that was correct. He noted the parking lot is multi-faceted, when you start one repair there is a bunch. The School Board needs to talk with the Road Agent about a separate plan for that. Chair Young asked if this would tie in with the drop off/pick up. School Board Chair Matt Woodrow said that is a whole other issue. If anyone has been on the street for before and after school pickup, they have looked at ways to reroute that. They are very limited in what they can do with that right now because of the space. But it causes a problem right out in front of the fire department in the morning. You have all of the traffic from Deerfield and they have kids crossing the street now. There are kids walking over the to the CYAA after school. To be honest he didn't think they were ready tonight to talk about rerouting traffic patterns. Chair Young asked if they could tie that in with the paving. School Board Chair Matt Woodrow said the paving was just for repairs in the back lot. He would put the back parking lot in year 2023. There is going to be some repairs before that. There is a big section that needs to be patched up; it will need to be done sooner than later. He didn't know if that was the school side or the town side or both. Road Agent Lewis said what they've done in the past if there is any paving that the school needs; they put it in the towns bid so they don't have to pay a premium price for small amount of work. They did this with the library parking lot last year and they have done it with the school many times.

School Board Chair said the rest of it was window replacements. They have a schedule for window and door replacement. School Board member Mark Chalbeck said the first floor is going to be done this year. This is in their budget. School Board Chair Matt Woodrow mentioned the spray foam insulation and thought it would be done in 2020.

Recycling Center: Selectman Dann said the compactors are ten years old and they were purchased used. The building is 10 years old and when will that need to have something done to it like the roof. Chair Young asked about the heating and the air conditioning. Selectman Dann said that's been budgeted for in this year's budget. Selectman Dann said the compactors are used all of the time and they are ten years old. Chair Young asked if he knew what the life expectancy of the compactors was. Selectman Dann said if one of them goes down they have the other one to work with. Right now it is not evident that it has to be done today, but it is something to keep in mind. Chair Young asked if they were going to get heat over to the swap shop. Selectman Dann said they are going to try to do that this year.

Resident Dave Baldessari said there are 297 students in the school system. They had 43 graduates this year and 22 births, so the student population is going down. The budget is \$8,949,000. There are 58 staff people in the total system which is 5.4 students per staff. There are 19 teachers which make it 15.6 students per teacher. This

comes out to \$30,133 to educate a student in Candia. He looked at UNH tuition on the website today and the in-state tuition was \$16,986 and out of state was \$30,256. One of the things they should plan for in the future is to rebuild our school system from the bottom up with putting five students per teacher. When he went through school and there were 32 students per classroom, it was different then the teachers had command of the room. They didn't have to negotiate anything, so that might alter how many students go in there. He explained you build it like you build a company and he went to the dot com stuff where they went from thousands of engineers to 500. You start with the base that you have to do which is don't touch the teachers, understand how many teachers you have and build a structure up from there. Maybe you shut down some of these building because you don't need them. What he looks at as a tax payer maybe that money could be turned into road and turned into other things. As a plan for the future maybe there should be an item number up there "examine the school structure for the town". This is just some input from a tax payer.

School Board Chair Matt Woodrow explained their average per pupil cost is about \$15,300 right now. So they also have high school students to add to that 297 number. He is not saying that is good or bad, he's just giving them the data here. He explained over the years they have not right sized the staff with the decline in enrollment. He is not advocating one way or another, but that hasn't been done over the years. Mr. Baldessari thought they should put something on the chart so they can at least examine it. School Board Chair Matt Woodrow thought they absolutely should. Again this is not an official School Board meeting and he doesn't have administration here. He wanted to acknowledge the fact they have small sizes and some people love that about Candia and other people that are paying the taxes that think that should change. There are two sides to that and he definitely thought and acknowledged that this is something the School Board is looking at actively. Mr. Baldessari said the fear he has looking through the dot com it usually the administration that says let's cut the engineers. You have to understand how to build a structure that is almost untouchable because the people that are making the decision are the super structure.

School Board Chair Matt Woodrow said anything they plan to do has to be a town discussion. Let's say they are thinking creatively about the 7th and 8th grade. What would it cost for us to tuition those students into a place where they have more opportunity academically, athletically and it's ten minutes down the road. So would that be a better impact and they need to do a feasibility study on that. Mr. Baldessari asked if he wanted to put it on the charge. Chair Young said in their defense these are the things they know about. Again they do have an old building and there are certain things they have to do with it. Staff can be adjusted and there are ways to handle what the budget is. She didn't think no matter how many students whether they had 10 per class or 150 per class it wouldn't change anything on this chart. They can't do anything without the legislation; it all has to go before that. Mr. Baldessari said the chart says plan it doesn't say budget. So you should change the title of this thing.

School Board member Dana Buckley said they knew incoming Superintendent on July 1st. He met with him two weeks ago and they went through all of the stuff that is going on in Candia regarding the school. You are not the first person that has express concern about the school budget. He conveyed that to him and he felt he was very sincere about working creatively to meet the towns needs as far as the school budget goes. School Board Chair Matt Woodrow said they don't interpret it as the residents are against the kids and the school. They think what they are saying is valid and they need to take it into consideration. School Board member Dana Buckley added being concerned with your tax bill and wanting to see good education provided to the kids aren't mutually exclusive things.

Addition to Town Office

Chair Young said she would like to expand the “L” in this building. She didn’t know how many of you have been in the Land Use office, Selectmen’s office, or Town Clerk office. She is going to wait on her ideas for that, but it may come up later on.

Selectman Dann mentioned that there is a lot of rot on this building that needs to be taken care of. Chair Young noted they do have a budget to keep up with that. She meant pulling the “L” out to make a little space. Also the Police Department doesn’t have a shower. They currently don’t have a way to clean up. She thought they need more space in this building. They built this building 30 years ago for \$225,000. It will probably cost \$200,000 to put the addition on. ZBA member Judy Szot thought one of the reasons they picked this shape was because a cape can be expanded. You can put an “L” on it and it still looks good. Chair Young said this doesn’t need to be done tomorrow. She asked Dean if this was something he would take on. When he was the Clerk of the Works, he was a working Clerk of the works. He didn’t stand there for \$65,000 grand and tell everyone one what to do. He was swinging a hammer at the same time. She asked him if this was something the town decided to do; he thought it would be something he could undertake. Fire Chief Young said if this is something they are doing, put a number up there. The addition was put on the chart for 2021.

Smyth Memorial Building Trustee Carla Penfield said that Mr. Baldessari has mentioned that something needs to be done at the school. They need to look at the school population its relationship to teachers over there and the number of buildings over there and all of the additions. If they were to restructure at the school you could end up with a whole empty wing. So she thought it was a little premature to talk about adding on here when you have the possibility of having space at the school. If you have independent things in here, Land Use and the Town Clerk are independent from the rest of you. She thought before they starting thinking about expanding this building she thought it was possible they are going to have space. Chair Young thought they have to coordinate. Smyth Memorial Building Trustee thought this is what the meeting was all about. Chair Young said it was but they are rough drafting.

School Board Chair Matt Woodrow noted the SAU Office lease will expire. So if they were going to make a change with the 7th and 8th graders they could stop paying their portion of the SAU building which is in Hooksett that year. There is potential to make some money on that. So this is why he is saying they need to be thinking creatively about some of these things. They pay 20% of that SAU fee out of the budget. They would eliminate that if they moved those offices here, it would be a win-win.

Smyth Memorial Building Trustee Carla Penfield said by bringing all of these groups together and thinking about what everyone else is doing. Put your addition on you certainly need space, but she is not sure is the way. Chair Young said it might not be, but she is going to leave it on the chart this evening. She noted the Planning Board will be discussing the Village District. Maybe we are putting sidewalks to the CYAA. This is something that might need to go on the chart. She didn’t have the Village District, because that could be fairly expensive. Planning Board member Mark Chalbeck said the Village District is just planning. It’s the land owners and developers that come in, if they can pull in some business that doesn’t impact your schools. It brings in tax money and revenue and it could build a little more business in a centralized area.

Chair Young said the reason for tonight’s meeting is she can study something for a little bit, but after awhile she wants to do something. She wanted to get some stuff mapped out, so people can see where they are headed at this point and are all thinking together.

There was discussion about the kids walking over to the CYAA. ZBA member Judy Szot said they are talking about sidewalks and do they have the authority put sidewalks there it's a state road. Chair Young said it would take cooperation with the DOT. They are on the 10 year plan and they are on year 8 or 9.

Welfare Director Donna DelRosso wished Cemetery Trustee Holly Haas was here. She would like to some things with the cemeteries as well. She thought they would fit into this discussion. Chair Young said this is not final. She wants this to keep happening, so they are talking as the year goes by and people are budgeting. This is the reason they should get something on paper.

Chair Young thought the Planning Board Chair was going to do something with the CIP. Planning Board member Judi Lindsay noted they are working on updating different things. Planning Board Chair Rudy Cartier will share that with the Board of Selectmen. She noted the Master Plan is like a blue print for the town. School Board Chair Matt Woodrow thought a component of that blue print would contain something like the CIP. Chair Young noted the Planning Board is in charge of the CIP.

Planning Board member Judi Lindsay thanked everyone; this is something they talk about all of the time. They Boards got together to find out what they are doing so they can move forward in the same direction. She noted that CCC Chair Betsy Kruse couldn't make the meeting but she did have some good ideas. Planning Board member (& CCC member) read from Betsy's email: *"If it seems appropriate, I would like to suggest the following structure for some meetings; 1. The BOS sets aside 15-30 min of selected meetings for time available to one board/commission/town officer. (I know they already make time available for reports, but this would be an opportunity to inform the BOS of specific issues/plans/requests, or delve more deeply into one with the intent to look for ways to coordinate with other town government entities, as appropriate.) 2. All boards/commissions/town officers are asked to pick a time to meet with the BOS, if they wish to do so. 3. After all boards/commissions/town officers that wish to meet with the BOS have done so, the BOS holds a longer meeting with all boards/commissions/town officers (which is as close to required as possible). The purpose of this meeting would be to bring together the results of the individual meetings with the intent of coordinating efforts with other town government entities as needed."* Planning Board member Judi Lindsay said it will be a little more piecemeal so they aren't taking up everyone's time, but you can maybe speak more freely. Maybe not monetary issues so much like with the Conservation Commission, but how do you protect your water and your soil and the air. They all need to breath and live in the world. Chair Young thought they were all great ideas and she will be bringing them up next Monday.

Chair Young asked if there were any other comments. School Board member Mark Chalbeck thought it would be good if they met with a different Board each month like Judi said. Then in the fall during budget time you can put some value to these. Then the town can start getting ready for the sticker shock. Chair Young said again it is not the town versus the school they are in this together and if the two entities work together planning wise she thought they could figure this out. They can move things around and coordinate and cooperate, so in one year the tax payers don't get hit. It's hard for both Boards to meet that's why she loved having them here this evening. This gave us a great opportunity to see what is going on. School Board Chair Matt Woodrow said this was one of their goals as to have these joint meetings. They really appreciated having the opportunity and getting together to collaborate is helpful for both Boards.

The Roundtable meeting adjourned at 8:15 p.m.