



Town of Plaistow ♦ Board of Selectmen
145 Main Street ♦ Plaistow ♦ NH ♦ 03865

PLAISTOW BOARD OF SELECTMEN MINUTES:

DATE: March 12, 2018

MEETING CALLED TO ORDER: 6:38pm

SELECTMEN:

Selectman, John Sherman, Chairman
Selectman, Steve Ranlett
Selectman, Peter Bracci

Selectman, Tammy Bergeron, Vice Chair
Selectman, Julian Kiszka
Town Manager, Mark Pearson

MINUTES

J. Kiszka motions to approve the minutes of February 26, 2018. Seconded by P. Bracci.

Vote: 5-0-0

Motion passes

PUBLIC COMMENT

None

BRIEF REVIEW FINANCIAL PACKAGE PRESENTATION

Deferred

POTABLE WATER SESSION

M. Pearson states this is the fourth meeting regarding potable water. Earlier today he attended the meeting in Concord for a Southern New Hampshire Regional Water System. He turns the discussion over to Keith Pratt of Underwood Engineers. The state has divided the plan into phase 1 and phase 2. Phase 1 consists of two parts known as 1a and 1b. Phase 1a directly deals with Plaistow. This is the State's main goal, to get water to Plaistow. Water will come from Manchester and be routed into Plaistow through East Road. The state will pay for the piping and connections at East Road. The State will also build a water main and a tank on Sweet Hill Road. There are two parts to the financial plan. The first is the regional plan that the State will pay for to bring water to Plaistow. Once water is in Plaistow, the Town will be responsible for operating costs which will come from user fees. An enterprise fund will be established for the operating costs and it will not use any taxpayer funds. The total cost the State is contributing to bring water to Plaistow is about 5 million dollars. This is a unique one-time opportunity. The State of NH has also committed to purchasing 250 thousand gallons of water per day for Plaistow. The State will pay for all homes effected by MtBE to be connected to water. Other connections will be paid for by home owners. In conclusion water is needed, we already have a fire suppression system and potable water is consistent with the Master Plan. The next steps involve a positive vote on warrant article P-18-25, establishing internal operations/management, technical solution for the regional system, to finalize

DES funding, intermunicipal agreements and the project design and construction startup. Warrant article P-18-25, adding potable water to the current fire suppression system is critical.

S. Ranlett states the State will build the water main and tank on Sweet Hill Road on town owned property.

J. Sherman states the 250 thousand gallons of water the state has reserved equates to 250 gallons per house for 1000 houses as a target. It covers us now and leaves room for expansion.

P. Bracci states the State was going to go with 550 thousand gallons per day with a 10 year build out but shifted it down to the 250 thousand gallons per day. He asks when someone hooks up and they are on the opposite side of the street will the street be cut up to make the connection?

K. Pratt states not necessarily there are two ways to do it.

J. Sherman asks if other Towns are in the same situation as Plaistow requiring a warrant article to pass to add potable water?

K. Pratt states no, other Towns do not need to pass a warrant article like Plaistow.

J. Kiszka mentions the issue of fluoride may not require a separate vote due to IMA.

Audrey Peck, Oak Ridge Road asks if the State is committed to funding the capital costs for Plaistow so if you do not hook up you do not pay?

K. Pratt responds, yes, the State is committed to bringing water to Plaistow at affordable rates. If you do not use it you do not pay.

Don Williams, Westville Road asks if the infrastructure will support more than 250 thousand gallons per day. Especially if more restaurants and businesses are built along Route 125?

K. Pratt responds yes, the system will be sized for future growth.

D. Williams asks when will water be available?

K. Pratt states it will most likely be in 2020 for Plaistow.

Jamie, 2 Wilder Drive owns a manufacturing company. They pick up and dispose of their own trash, plow their own snow and have zero water rights. He believes it is important to get potable water here. It will help bring businesses and jobs. It will help Plaistow grow in a responsible way.

J. Kiszka mentions Methuen Construction brought good jobs for people in Plaistow.

Chief McArdle states the land on Sweet Hill Road was purchased years ago with the intent of aiding with potable water. Kingston Road has a fire suppression pipe. He believes home values will be increased with potable water. J. Kiszka notes the tank on Sweethill will be ground level, not something high like the old water tower on Main Street.

David Averill of Main Street asks about the costs inside and outside the Town? He wants to confirm the Town will not pay anything.

K. Pratt states the operational costs will be paid by the Town through user fees. The rates will be affordable. An enterprise fund including all revenues and expenses will be set up. This is the most

common method in all the United States to pay for water. The initial capital costs will be paid for by the State of New Hampshire.

S. Ranlett states there will not be any betterment fees.

J. Sherman states potable water may cause a reduction in the costs of home owners insurance.

M. Pearson states according to some realtors well water can turn people away from a home sale. He agrees drinking water will improved the value of homes. The State will pay for all the homes effected by MtBE.

J. Kiszka states the enterprise fund is not funded strictly by user fess but also from fire suppression impact fees.

If there was ever a need to borrow money all voters would have a say in the vote whether they have public water or not.

Don Williams, Westville Road asks about the pipe that will be put in Westville Road.

K. Pratt states it makes sense to put the put in the ground during the project. Then it will be available for potable water.

Barbara Kiszka, May Ray Avenue states she is very much in favor of this but she asks if this will be opening the door so residents may get charged 5,000 to 50,000 to connect.

K. Pratt states if you do not hook up, you will not pay.

J. Sherman closes the public discussion at 7:40pm. A quick break will be taken as people leave the meeting.

DISCUSS POSSIBLE LAND PURCHASE

M. Pearson states the land was sold to someone else, not the Town.

TOWN MANAGERS REPORT

Plowing budget will be over spent after tomorrows storm.

Hopes the Winter Maintenance Expendable Trust Fund passes.

Received a Resignation from an Emergency Management Employee.

Received a letter from Peter Cunningham – thanking the Fire Department.

Potable Water & Other Meetings.

Met with Andrews Property Representative.

Sale of Town Owned Land Follow-up.

Public Safety Electronic Fixtures.

Storm Update.

Town Hall was Closed on Thursday.

Auditors.

Open House Preparation.

Broken Highway Truck Plow.

Conference Call with Secretary of State/Attorney General's Office – Elections.

SIGNATURE FOLDER

J. Sherman states the manifest and signature folders are going around.

FUTURE AGENDA ITEMS

Reviewed

SELECTMAN REPORTS & OTHER BUSINESS

S. Ranlett

- RSA 40:14 II allows a change in voting day from the second Tuesday in March to the second Tuesday in April. He is looking into this and will discuss it with other Towns in the Timberlane School District.
- The Open House at the Safety Complex was awesome.

J. Sherman

- States there will be an after-action meeting with the Town Report Committee.
- We have a special Town Report that corrected a spelling error. It will be given to the resident.
- The Town Code is a document of all the Town's policies. It is on the website but has not been updated in a long time. Perhaps this can be worked on by the Board.
- He will draft the agenda for next week's Board meeting. He would like someone else to be Chair next year.
- Mentions Christina Cruz is considering a potential cost change to the Summer Recreation Program.

T. Bergeron

- Attended the Open House at the Safety Complex. She thought it was well attended.
- Attended the Meet & Great held at the Library on Saturday for the candidates who were not invited to the other one.
- States some residents have contacted her with issues about neighbors free ranging chickens. It is something the Board should look into.

J. Kiszka

- Attended the Open House at the Safety Complex. It was a great event.
- The Energy Committee held an extra meeting this month. They continue to work on energy projects.

P. Bracci

- Attended the Conservation Commission Meeting. The Andrew's property was discussed.
- Mentions we need to get word out on how we can help people during storms such as a warming center. J. Sherman believes Elder Affairs has a list of email address for many elders.
- He questions a check in the manifest for St. Jean's Auctioneers. M. Pearson states when someone withdraws their bid, their deposit is forfeited and is split between the Town and St. Jean's. That was what the check in the manifest was for.

- P. Bracci asks if we need 3 Selectmen at the Polls tomorrow all day. S. Ranlett believes it is supposed to be 5 Selectmen for the full day but we cannot do that. J. Sherman believes the 5 Selectmen is only for State elections and local elections may have less. P. Bracci thinks they should have a schedule of who will be at the poles when. He asks if Town Reports will be available at the polls. The answer is yes.

J. Sherman states on Candidates Night someone mentioned an Elderly Exemption for property taxes. The information is on page 87 of the Town Report. It lists the income criteria.

He would like to clarify something he said at the Safety Complex Open House. He mentioned he made a motion 17 years ago to start the Safety Complex Building Committee. His point was it was 17 years ago, not that he started it.

J. Sherman thanks T. Bergeron for her 3 years of service to the Town as a Selectman. She was a strong advocate for voters.

J. Sherman adjourned the meeting at 8:22pm
Respectfully submitted,

Beth Hossack,
Recording Secretary