

**Town of Chester  
Board of Selectmen Meeting  
Thursday, September 24, 2015  
Municipal Complex  
Approved Minutes**

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**I Preliminaries**

*1.1 Call to Order*

Chairman Landau called this meeting of the Board of Selectmen (BOS) to order at 7:00 pm.

*1.2 Roll Call*

BC members present:  
Chairman Stephen Landau  
Vice Chairman Joseph Hagan  
Jack Cannon  
Dick Trask  
Joseph Castricone

Public members present:  
Barbara Gagnon, Town Clerk  
Leigh Wang, Chinese Exchange School  
Bill Rohr, Chinese Exchange School  
Leroy Scott, resident  
Penny William, Tri Town Times  
Ed & Christi Karjala, residents

*1.3 Pledge of Allegiance*

Chairman Landau led the attendees in the Pledge of Allegiance.

*1.4 Announcements*

Mr. Trask added an item to tonight’s agenda relative to the electrical supplier for the Town. Chairman Landau noted there would be three (3) Non Public Hearings inclusive of one relative to legal and two matters with employment.

*1.5 Public Comment*

Leroy Scott, town resident, stated he was glad to see all five (5) BOS members were present. He inquired about rumors relating three (3) town departments that has issues and wants to know if the BOS is handling it or going to let it lie. Mr. Scott did not elaborate more on the issues or concerns. The BOS thanked Mr. Scott for his time.

**II New Business**

*2.1 Non Public Hearing*

The BOS asked all guests to leave the room for a brief Non Public Hearing. The attendees departed the meeting.

54 Chairman Landau motioned to go into Non Public pursuant to RSA 91-A:3, II(b) Employment; Mr. Hagan  
55 seconded. All in favor so moved.

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57 Chairman Landau motioned to seal the Non Public meeting minutes indefinitely, Mr. Trask seconded. All  
58 in favor, so moved.

60 Mr. Castricone motioned to come out of the Non Public Hearing; Mr. Hagan seconded. All in favor, so  
61 moved.

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The attendees were welcomed back in to the meeting.

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### 65 *2.2 Meeting with Leigh Wang and Bill Rohr*

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67 Leigh Wang and Bill Rohr joined the BOS at the table to discuss their progress and plan for the Chinese  
68 exchange program that will be opening at the old Chester College property.

70 Mr. Wang stated that it is a Chinese education company that is based out of northern China. It is a  
71 private education system. The company as a whole has over 5,000 students and 600 teachers  
72 throughout 26 countries. The students will primarily be taught in Chinese as that is their primary  
73 language. It will house grades 1-12. The students will come here for two to five semesters at a time and  
74 learn the American ways of society and be able to experience a different culture.

76 The current plan is for the school to open in May of 2016 but not at full capacity. There will be 100-150  
77 students at the beginning with no more than 200 students. There is a need for them to build a  
78 commercial kitchen to feed the students and staff. In the future, they would like to be able to invite the  
79 public in for dinner. They are going to renovate some current buildings so they can have designated  
80 classrooms. If permitted they would like to add more housing and a gymnasium.

82 The current projects are to clean up around the building and reconfigure the library into six classrooms.  
83 The chapel is in the planning phase to possibly add an addition on and have that area be where the  
84 commercial kitchen is housed. They will bring in chefs from China as well as hiring local chefs.

86 Their utmost concern is the safety of the school, property and students. There has been discussions  
87 with Pinkerton Academy as well as Chester Academy to accommodate the students to attend. It was  
88 stated that most maintenance will be taken care of in house by staff. The teenagers will not be driving  
89 while they are here and transportation will be supplied by different means depending on the need. If  
90 need be they will hire a bus company for transportation for the day. There will not be a lot of traffic in  
91 and out of the facility and very few vehicles will be parked there. They would like to have outside and  
92 inside sporting facilities to allow the introduction of other sports that the exchange students may not be  
93 familiar with.

94

Beyond the teachers, there will be approximately five maintenance staff members, ten to fifteen kitchen  
95 staff members and possibility of drivers. The future goal would be to raise the attendance to a maximum  
96 of 500 students. There will be some teachers and staff that will require housing on campus and also  
97 families who are visiting will need housing accommodations as well.

## 100 **III Old Business**

### 102 *3.1 Electrical Rates*

104 Mr. Trask discussed the electrical rates and stated they have met their strike price which would give  
105 them a savings of approximated 20% on usage. The actual figures of what should be saved will be  
106 brought forward at future meeting after research and calculations are completed.

108 3.2 *Roundtable*

- 110 • Mr. Cannon had no roundtable items to discuss.  
112 • Mr. Castricone had no roundtable items to discuss.  
114 • Mr. Trask had no roundtable items to discuss.  
114 • Mr. Hagan had no roundtable items to discuss.  
114 • Chairman Landau  
    ○ Solar Garden  
116         ▪ The Solar Garden that is a proposed project to be located off of Cunningham  
118             Lane. The assessor will be required. The exact extent of the project is unknown.  
              No action will be taken by the BOS until a plan is submitted for review.

120 Chairman Landau motioned to follow up with the Director of Town Assessment; Mr. Castricone seconded.  
122 All in favor, so moved.

124 3.3 *Wifi within Town Offices*

126 The BOS received a concern about the wifi in the Town Offices. There is an estimate for services to  
128 correct the wifi issues that will cost approximately \$1000.00. The BOS will discuss this further at a later  
date. The need to research and discuss the need for secure wifi versus unsecure wifi is also going to be  
discussed at a later date.

130 3.4 *Ronald Morrisette Memorial*

132 Chairman Landau reminded the BOS that there will be a memorial for a Chester Firefighter that died in  
134 the line of duty in 1964. Mr. Ronald Morrisette will be honored in Concord this coming Saturday  
September 26, 2015 at the Firefighter’s Memorial.

136 3.5 *Items for Sale*

138 Chairman Landau discussed the three items the Town has for sale. These items will be moved to the  
140 transfer station this week. The bidding for these items will close on November 15, 2015. All items are  
being sold as is, where is and towed out.

142 3.6 *Library Roof Bid*

144 The library bid matches the RFP.

146 Mr. Castricone motioned to accept bid #1 for the library roofing in the amount of \$18,695.00; Mr. Hagan  
148 seconded. All in favor, so moved.

150 3.7 *Maintenance*

152 Mr. Hagan motioned in support of the maintenance for the plowing contract at the same rates except  
fuel; Mr. Castricone seconded. All in favor, so moved.

154 3.8 *Review of Minutes*

156 The BOS will review the meeting minutes for approval at next week’s meeting scheduled for October 1,  
158 2015.

**IV Adjournment**

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No public comment.

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Chairman Landau motioned to go into Non Public for legal matter and two employment matters; Mr.

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Hagan seconded. All in favor, so moved.

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Chairman Landau motioned to come out of Non Public; Mr. Hagan seconded. All in favor; so moved.

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Chairman Landau motioned to seal the Non Public Hearing relative to legal indefinitely; Mr. Hagan seconded. All in favor, so moved.

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Chairman Landau motioned to seal the first employment matter discussed in Non Public indefinitely; Mr.

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Hagan seconded. All in favor, so moved.

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Chairman Landau motioned to seal the second employment matter discussed in Non Public indefinitely; Mr. Cannon seconded. All in favor, so moved.

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Chairman Landau moved to adjourn the meeting; Mr. Trask seconded. All in favor; so moved.

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The meeting was adjourned at 10:05 pm.

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Respectfully Submitted,

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Michelle E. Trodella

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Recording Secretary