

**Town of Chester
Board of Selectmen’s Meeting
Thursday, September 8, 2022
Municipal Complex
Approved Minutes**

I. Preliminaries

Call the Meeting to Order
Roll Call
Pledge of Allegiance
Chairman’s Additions or Deletions
Public Comment (10 minutes)
Approval of Minutes
Items for Signature
Transfer Station Management
Impact Fees
Hanson & Shepard Home Bridge Engineering
Solar Project: ReVision Energy
300th Anniversary Committee
Abatement Request
Cruiser Options
Chairman’s Announcements
Roundtable
TA Report
Action Items
Potential Non-Public Sessions
Adjournment

1.1 Call to Order

Chairman Myette called the meeting of the Chester Board of Selectmen to order at 7:00pm.

1.2 Roll Call

Selectmen Present:

Chuck Myette
Steve Couture
Steve D’Angelo
Jeremy Owens
Stephen Landau

Members of the Public Present at various times:

Andrew Hadik, Town Planner
Chris Hadik, 300th Anniversary Committee Member
Leslie Hammond
Nancy Jolin, 300th Anniversary Committee Member
Rhonda Lamphere, 300th Anniversary Committee Member

Stacy Manfrates, Transfer Station Foreman
Nancy Myette
Jude Nuru, ReVision Energy
Corinna Reishus, Recreation Director
Ed Stuart, 300th Anniversary Committee Member
Beth Swanson
Dan Weeks, ReVision Energy

and other persons unknown to the Recording Secretary.

1.3 Pledge of Allegiance

Chairman Myette led the attendees in the Pledge of Allegiance.

1.4 Chairman’s Additions or Deletions

No additions or deletions

1.5 Public Comment

Chairman Myette opened the meeting to public comment at 7:01pm.

As no Members of the Public wished to be heard, Public Comment was closed at 7:02pm.

II. Old Business

2.1 Approval of Minutes

An approval sheet for the previous meeting’s minutes was sent electronically.

2.2 Items for Signature

All members reviewed and signed the items in the signature folder.

III. New Business

3.1 Transfer Station Management

Chairman Myette introduced Ms. Manfrates as the Transfer Station Foreman. She has been working at the Transfer Station for a few months. Ms. Manfrates mentioned she is taking training courses and is learning a lot. In the past few months there have been great improvements and no complaints at the Transfer Station.

3.2 Impact Fees

Chairman Myette mentioned the Impact Fees have been updated and approved by the Planning Board.

Town Planner Hadik advised there is an increase of 26% since the last update in 2016. During this same time frame inflation has increased 25%. The board was briefed on the methodology to establish the fees for every category.

Selectman Landau mentioned that increasing the municipal parking lot will need to be added to the CIP. Town Planner Hadik will work with Road Agent Oleson (not present) and Maintenance Director Cavanaugh (not present) to get estimates to fix the parking lot and extend the parking area.

Town Planner Hadik stated the CIP is updated on a yearly basis and hopes the Board of Selectmen can attend the Planning Board meetings with Department Heads. Selectman D’Angelo suggested the Department Heads present their CIP requests at a Selectmen’s meeting prior to submitting to Planning.

Town Planner Hadik provided the Board with a copy of the steps for approving Class VI Roads in town.

3.3 Hanson & Shepard Home Bridge Engineering

Town Planner Hadik reviewed the status of the Wason Pond Conservation Area Bridge Replacement Project. DuBois & King’s geotechnical borings contractor drilled borings for the proposed replacement bridge. The boring machine collected samples from the Rte. 102 side of the bridge only because the machine exceeds the 3-ton temporary weight limit of the damaged bridge. The results were found to be favorable for shallow foundations. Chief Bridge Engineer Gaudreau and her team would like to meet with the Wason Pond Conservation & Recreation Commission in late September or early October to review several design concepts.

Town Planner Hadik met with Jeff Adler, Dubois & King and Chief Bridge Engineer Becky Gaudreau last Monday (8/29/22) morning. The plan is to have the surveying for both Hanson Road and Shepard Home Road bridges done at the same time, and the same for the borings. Quotes of \$7,500 per site have been obtained from a local surveyor. The surveys would be delivered between November 14th to 18th and once the surveying is completed, then the borings work can be scheduled. The Hydraulic & Hydrologic studies could be done over the winter.

The Hanson Road bridge may be in the ROW of Rte. 102 and federal funding could be a possibility.

Selectman D’Angelo motioned to approve surveying work on Hanson Road and Shepard Home Road. Vice Chairman Couture seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

3.4 Solar Project: ReVision Energy

Vice Chairman Couture mentioned this is a follow up from the Town Meeting last year. Mr. Nuru went through the logistics of the project. This system is optimally sized for the location without being required to do the upgrades Eversource requires for larger systems.

Mr. Weeks explained the financials for the project. The town will not pay any upfront fees and investors will pay to have the array installed and the cumulative savings to the Town after 5 years

is approximately \$32,183. If the Town chooses to buy out and operate the system in year six for \$198,424, the long-term 40 years savings to the Town may be approximately \$835,884.

Chairman Myette asked if the solar array could be raised to allow for storage or parking underneath. Mr. Weeks stated it would be financially challenging to raise it and the financial benefit is not good.

It was mentioned all proposals would need to be in by December for the Town Meeting in March.

Selectman D’Angelo asked about storing power onsite and charging stations. Mr. Weeks advised with larger scale arrays it does not make sense to store power. This is usually done in residential homes. Mr. Weeks will send over a quote for charging centers.

Chairman Myette thanked Mr. Nuru and Mr. Weeks for coming to present the Solar Array proposal.

3.5 300th Anniversary Committee

Ms. Lamphere discussed food vendors that would be present along Chester Street for the parade. A request has been put in for a cord to run electricity to a vendor stationed in front of the municipal building. Selectman Landau stated it has been taken care of.

Mr. Chris Hadik mentioned road closures from Candia Road on Route 121 to North Pond Road on Route 102 from 1:45pm to 3:30pm for the parade. There will be shuttle busses running from 10am to 10pm.

Ms. Lamphere stated event insurance has been purchased and all vehicles in the parade will have proof of insurance.

Chairman Myette inquired if the Board of Selectman wanted to pay for the police details.

Vice Chairman Couture motioned the Board of Selectmen will pay for the police details. Selectman Landau seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

Mr. Chris Hadik asked if this motion would pay for both Chester officers’ overtime and outside agency detail rates. The Board agreed it would cover both. Chairman Myette asked if the 300th could get an estimate on the cost.

Ms. Lamphere explained during the parade there will be no sirens other than the little blips from the Police Chief and Fire Chiefs vehicles. If sirens are heard everyone has been told to move to the side of the road to allow emergency vehicles to pass.

Ms. Lamphere mentioned parade marshals will be handing out souvenirs and nothing will be thrown to the spectators during the parade. A meeting will be held for Chester Street residents on Tuesday evening that are affected by the parade.

Selectman Couture commented on the letter sent from the School Board. Ms. Lamphere asked for a nonpublic session to discuss.

Ms. Swanson asked to make a quick public comment considering the email did not get sent until this evening. Ms. Lamphere feels based on a person’s reputation a comment should not be allowed until discussed in nonpublic. Ms. Swanson appreciates that this matter will be discussed in nonpublic.

Ms. Reishus was asked by the Town Administrator to attend the meeting tonight in case the 300th Committee members had questions on the insurance. No members had questions. Mr. Hadik advised he is waiting for the parade permit in the mail.

3.6 Abatement Request

Both abatements were discussed. One abatement is owned jointly and should have both incomes on the paperwork before the Board will approve or deny the abatement. The second abatement should only be approved for the one year. Selectman Landau suggested adding a flyer about available abatements in town to the welcome bags for new residents.

Selectman Landau motioned allow Chairman Myette to sign the abatement approving one (1) year only. Selectman Owens seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

3.7 Cruiser Options

Selectman D’Angelo suggested keeping the cruiser for police details. Selectman Landau mentioned if the decision is made is not to keep it for details, then it could be transferred to the Maintenance Department. The Police Chief will be consulted.

IV. Selectmen’s Business

4.1 Chairman’s Announcements

Chairman Myette announced the following meetings and upcoming events:

Monday September 12, 2022	Trustees of the Trust Funds Meeting at 6:00pm Wason Pond Commission Meeting at 7:00pm Budget Committee Meeting at 7:00pm
Tuesday September 13, 2022	Conservation Commission at 7:00pm 300 th Anniversary Committee Meeting at 7:30pm
Wednesday, September 14, 2022	Planning Board Meeting at 7:00pm
Thursday, September 15, 2022	Board of Selectman Meeting 7:00pm
Saturday, September 10, 2022	Spring Hill Farm Fall Festival from 10:00am to 4:00pm
Tuesday September 13, 2022	Primary Elections from 7am to 7pm in the MPR.
Saturday, September 24, 2022	300 th Anniversary Grande Finale Parade
Saturday, September 24, 2022	Transfer Station hours will be 7am to 12pm.

Chairman Myette reminded employees, poll workers, and volunteers working at the election to park behind the multi- purpose room.

4.2 Roundtable

Selectman Landau mentioned the request to hunt and bait on town property. Town property is open to all and unless posted anyone can hunt. Baiting is not allowed on town property.

Selectman D’Angelo

Nothing to report

Selectman Owens

Nothing to report

Vice Chairman Couture

Nothing to report

Chairman Myette

Nothing to report

4.3 Town Administrator’s Report

Nothing to report

4.4 Action Items

None

4.5 Non-Public Session(s)

Chairman Myette announced three non-public sessions on legal and employment.

Vice Chairman Couture motioned to go into non-public session pursuant to 91-A:3(II), (c) reputation and (e) pending litigation. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

The meeting was closed to the public at 9:17 PM

Vice Chairman Couture motioned to come out of non-public session. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

The meeting was reopened to the public at 9:49 PM.

Vice Chairman Couture motioned to seal the minutes of the first non-public session, on Reputation, for an indefinite period. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

Vice Chairman Couture motioned to seal the minutes of the second non-public session, on Reputation, for an indefinite period. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

Vice Chairman Couture motioned to seal the minutes of the third non-public session, on Pending Litigation, for a period of five (5) years. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

V. Adjournment

Vice Chairman Couture moved to adjourn the meeting. Selectman D’Angelo seconded the motion. A roll call vote was taken Myette – aye, D’Angelo – aye, Owens –aye, Couture –aye, Landau – aye. With all in favor, the motion passed unanimously.

The meeting was adjourned at 9:50 PM.

Respectfully submitted,

Janis A. Jalbert
Recording Secretary