

TOWN COUNCIL AGENDA
March 1, 2021
Moose Hill Council Chambers
7:00 P.M.

Regular meetings are cablecast live and videotaped for the convenience of our viewers at home. 7:00 PM.

A. CALL TO ORDER

B. PUBLIC COMMENT

- 1.) Update on Rockingham County Commission
Presented by County Commissioner Brian Chirichiello

C. PUBLIC HEARING

D. NEW BUSINESS

- 1.) **Order #2021-06** – An Order Relative to the Expenditure of Maintenance Trust Fund for Various Projects
Presented by Steve Cotton
- 2.) **Resolution #2021-04** – A Resolution Amending the Composition of the PFAS Task Force
Presented by Lisa Drabik
- 3.) **Resolution #2021-05** – A Resolution Relative to Expansion of the Londonderry Housing and Redevelopment Authority
Presented by Kevin Smith

E. OLD BUSINESS

- 1.) **Charter Commission Follow-up Discussion**

F. APPROVAL OF MINUTES

Approval of February 16, 2021 Town Council Minutes

G. APPOINTMENTS/REAPPOINTMENTS

- 1.) **PFAS Task Force**
2.) **Heritage Commission Interview**

H. OTHER BUSINESS

1. Liaison Reports
2. Town Manager Report
3. Assistant Town Manager Report

I. ADJOURNMENT

J. MEETING SCHEDULE

- A. Town Council Meeting – 03/15/2021
Moose Hill Council Chambers, 7:00PM

ORDER #2021-06

An Order Relative to

EXPENDITURE OF

MAINTENANCE TRUST FUNDS FOR VARIOUS PROJECTS

Reading: 03/01/2021

Adopted: 03/01/2021

WHEREAS voters since 2003 have approved funding for the maintenance and repair of public buildings and grounds in the town; and

WHEREAS by the Town Council of the Town of Londonderry that the Town Treasurer is hereby ordered to expend \$10,150.00 from the Expendable Maintenance Trust Fund for the aforementioned repairs and improvements.

NOW THEREFORE BE IT ORDERED by the Town Council of the Town of Londonderry that the Town Treasurer is hereby ordered to expend \$10,150.00, from the Expendable Maintenance Trust Fund for the aforementioned repairs and improvements.

John Farrell, Chairman
Town Council

Sharon Farrell
Town Clerk

A TRUE COPY ATTEST:

03/01/2021

**Expendable Maintenance Trust TC Order Request
for Town Council Meeting "3/01/2021"**

Description	Vendor	Amount
Winter Maintenance - TH, LFD, LPD, Library, Morrison & Access Ctr. Plowing, salting, and shoveling on 2/7, 2/9, 2/10, 2/13, 2/15 and 2/16/2021 at our various town buildings (TH, Library, LPD, Access Center, Central Fire, Morrison House). This EMTF request is for the materials and labor for winter maintenance for the parking lots, walkways, steps, fire lanes at our buildings.	Shady Hill - Invoice # 1-1149197 Shady Hill - Invoice # 1-1149200 Shady Hill - Invoice # 1-1149263 \$ - \$ - Shady Hill Sub-Total	\$ 2,140.00 \$ 890.00 \$ 1,105.00 \$ - \$ - \$ 4,135.00
Winter Maintenance - Senior Center Plowing, salting, and shoveling on 2/16, 2/17, 2/19, 2/20 and 2/10/2021 at our senior center. This EMTF request is for the materials and labor for winter maintenance for the parking lots, walkways, steps, fire lanes at our senior center.	Green Magic - Invoice # 3909 Green Magic - Invoice # 3910 Green Magic - Invoice # 3917 \$ - \$ - \$ - Green Magic Sub-Total	\$ 75.00 \$ 75.00 \$ 665.00 \$ - \$ - \$ - \$ 815.00
Insulation - Leach Library The north exterior wall of the library has 4 steel support columns that had limited to no insulation causing drafts and pipe freeze ups. Instead of tearing out sheet rock walls we used a non-toxic spray foam insulation which was sprayed into the steel columns cavities. This EMTF request is for the materials and labor to apply the foam insulation into the wall cavities.	USA Insulation - Invoice # 1603 USA Insulation - Sub-Total	\$ 2,000.00 \$ 2,000.00
Sprinkler Dry System Leak - Town Hall The building fire suppression's sprinkler system (dry system) was losing air. Leak was found in a section of the 4" black iron pipe. This EMTF request is to replace 21' of 4" pipe with galvanize, fittings, bring system back on-line, and labor.	ASAP - Invoice # 9312 ASAP - Sub-Total	\$ 3,200.00 \$ 3,200.00
Total Town Council EMTF Order		\$ 10,150.00

RESOLUTION 2021-04

A Resolution Amending the Composition of the *PFAS Task Force*

First Reading: 03/01/21
Second Reading: Not required
Adopted:03/01/21

WHEREAS via Resolution 2021-03, the Londonderry Town Council established a community PFAS Task Force; and

WHEREAS such PFAS Task Force, as established by Resolution 2021-03, consists of the following: a member of the Town Council, who shall act as the Chair of the Task Force; a staff member, who shall act as Vice Chair but a non-voting member of the Task Force; three (3) members, to be appointed by the Council, who are residents of Londonderry and who, by occupation or training, are environmental or chemical engineers or have a background in environmental science, toxicology, hydrogeology, etc.; and three (3) members, to be appointed by the Council, who are resident “at-large” members, with each living in geographically varied locations in the Town (i.e., one from the Matthew Thornton elementary district; one from the North School district; and one from the South School district). It is preferable that such members also have a background in engineering, science or public health; and

WHEREAS in light of the important and timely work to be completed by the Task Force, the Town Council desires to expand the Task Force to add three (3) alternate members to the composition of the Task Force.

NOW THEREFORE BE IT RESOLVED by the Londonderry Town Council that the composition of the PFAS Task Force be amended to add three (3) alternate members to the Task Force, with said alternate members to be appointed by the Council, and who, by occupation or training, are environmental or chemical engineers or have a background in environmental science, toxicology, hydrogeology, public health, etc.

John Farrell, Chairman
Town Council

(TOWN SEAL)

Sharon Farrell
Town Clerk

A TRUE COPY ATTEST:

RESOLUTION 2021-05

A Resolution Relative to Expansion of the **Londonderry Housing and Redevelopment Authority**

First Reading: 03/01/21
Second Reading: Not required
Adopted:03/01/21

WHEREAS in March 1968, the voters of the Town of Londonderry voted to create the Londonderry Housing and Redevelopment Authority (“LHRA”), thereby declaring a need for a public body to function under RSA Chapters 203, 204, and 205 within the area and for the purposes outlined in an approved “Redevelopment Plan”;

WHEREAS in October 1998, the Londonderry Town Council extended the LHRA’s authority and also expanded the geographic area included in the approved Redevelopment Plan;

WHEREAS the Town Council recognizes the LHRA’s success in obtaining a maximum amount of taxable industrial buildings in the Redevelopment Plan area with the lowest amount of Town services required while maintaining the integrity of the area consistent with existing property owners;

WHEREAS it is the intent of the Town Council that the LHRA shall continue to exercise its authority and perform its duties within the Project Area so as to enhance property values, and perform the functions set out in this Resolution consistent with the Master Plan, Zoning Ordinances and Land Use Regulations of the Town of Londonderry; and

WHEREAS the Town Council desires to expand the geographic area of the Redevelopment Plan area to extend throughout all industrial or commercially zoned districts within the municipal boundaries of the Town.

NOW THEREFORE BE IT RESOLVED by the Londonderry Town Council that the Londonderry Housing and Redevelopment Authority’s Redevelopment Plan area be expanded to extend throughout all industrial or commercially zoned districts within the Town’s municipal boundaries in accordance with the attached, approved Redevelopment Plan.

Sharon Farrell
Town Clerk

John Farrell, Chairman
Town Council

(TOWN SEAL)

A TRUE COPY ATTEST:

LONDONDERRY HOUSING AND REDEVELOPMENT AUTHORITY REDEVELOPMENT PLAN

I. DESCRIPTION OF THE PROJECT

Project Boundary Description: The Project Area includes all industrial or commercially zoned districts within the boundaries of the Town of Londonderry.

II. LAND TO BE DEVELOPED

1. Properties for Acquisition: Interests in real property as may become available to LHRA within the Project Area, including but not limited to easements and rights-of-way for the construction of utilities, streets, and access roads, as are necessary to meet the objectives of this Plan.

2. Plan Objectives: It is the objective of this Redevelopment Plan to redevelop these areas for industrial and commercial use to strengthen the economic bases of the Town by enhancing land values for the Londonderry tax rolls and providing employment and providing or encouraging infrastructure required to facilitate industrial and commercial development.

3. Proposed Redevelopment: Proposed action within the Project Area consists of developing the redevelopment area, including the area surrounding the Manchester-Boston Regional Airport, to adapt the area for industrial and commercial use. First priority shall be given to new highway access to the Project Area from the Londonderry side of the airport.

III. LAND USE PLAN

1. Permitted Uses: All parcels are in an Industrial or Commercial District in accordance with the Zoning Ordinance of the Town of Londonderry ("Zoning Ordinance"). Uses permitted in the Project Area will be in accordance with those permitted by the Zoning Ordinance and the Regulations adopted thereunder and as amended from time to time.

2. Prohibited Uses: Uses prohibited by the Zoning Ordinance and such other uses as may be prohibited by the Airport Zoning Regulations will not be permitted.

3. Interim Use: Any property acquired by the LHRA may be devoted to a temporary use prior to the permanent redevelopment and disposition of the property in accordance with such standards, controls, and regulations as the LHRA may deem appropriate.

IV. GENERAL REGULATIONS AND CONTROLS

Applicability: The provisions of this Section shall apply to all land within the Project Area. The provisions of all zoning regulations, including the Zoning Ordinance, Subdivision and Site Plan Regulations of the Town of Londonderry, and Airport Zoning Regulations now or hereafter in force, shall apply to the use of land in the Project Area.

LONDONDERRY TOWN COUNCIL MEETING MINUTES

1 February 16, 2021

2
3 The meeting took place in the Moose Hill Council Chambers, 268B Mammoth Rd,
4 Londonderry, NH 03053.

5
6 Present: Chairman John Farrell; Councilor Tom Dolan, Deb Paul, and Jim Butler; Town
7 Manager Kevin Smith; Assistant Town Manager Lisa Drabik; Executive Assistant Kirby
8 Brown; Absent: Vice Chairman Joe Green

9
10 CALL TO ORDER

11
12 Chairman Farrell called the Town Council meeting to order. This was followed by the
13 Pledge of Allegiance. This was followed by a moment of silence for the plow drivers who
14 have worked day in and day out to make our roads safe this winter.

15
16 PUBLIC COMMENT

17
18 Brian MacDonald, 6 Picadilly Cr, spoke to the Council about an organization called Braver
19 Angels. Their objective is depolarization of America. MacDonald stated that the
20 organization helps Americans better understand each other in today's polarized political
21 environment. MacDonald stated that everyone should join Braver Angels and help them to
22 rebuild America back to the United States. Check out their website at braverangels.org.

23
24 Bob Rimol, Londonderry Rail Trail, presented to the Council and stated that Trailways is
25 trying to branch out and do other things around town with trails. Rimol and Sandy Laguex
26 presented a PowerPoint (see attached) regarding the connection of the school pathway.
27 Rimol also gave an update on what's to come with completing the Rail Trail. Rimol stated
28 that the goal to break ground on the construction is next year and it will be completed in
29 2022 or 2023. Laguex updated the Council on the school pathway and the history and what
30 they plan on doing going forward.

31
32 Chief Darren O'Brien gave an update on the grant status for the fire department. Chief
33 O'Brien stated that they are awaiting a reimbursement of Covid supplies during the

LONDONDERRY TOWN COUNCIL MEETING MINUTES

34 pandemic they are waiting for final confirmation on for \$39,000. They applied for another
35 AFG for assistance for \$232,000. Chief O'Brien stated that it's something that will pick up
36 the stretcher and load it into the back of the ambulance. Chief O'Brien stated that they also
37 applied for the SAFER Grant.

38
39 Ron Dunn, 12 Quincy Rd, stated that on Friday, Merrimack announced they were going to
40 sue Saint Gobain because they didn't install the air filtration systems that they were
41 supposed to install. Does Londonderry consider getting involved in the lawsuit? Chairman
42 Farrell stated that Londonderry has been actively involved with Merrimack and their
43 attorneys for three years and whenever Londonderry can join something and actually have
44 standing, the town will join.

45
46 Christine Perez, 5 Leslie Dr, stated that she lives in a household that are part of a 55
47 development. There are a lot of veterans that live in the thousand households in town that
48 are 55 about above. Perez asked the Council if those who have not served during war time
49 will get a tax credit. Town Manager Smith stated that yes they can apply for a tax credit.
50 Perez stated that her community had to pay for fire hydrants, when the rest of the town had
51 theirs covered under taxes, yet her tax rate is the same. Perez asked the Council if they plan
52 to increase the veteran's benefits and to consider raising the tax benefit, above the \$500.
53 Even if it's only for \$100.

54
55 Doug Thomas, 143 Mammoth Rd, gave the Council a progress report of what's happening
56 up at the State level and about a energy power bill the town is getting in on. Thomas gave
57 an update.

58

59 NEW BUSINESS

60
61 Chairman Farrell introduced Order #2021-05, an Order relative to the expenditure of
62 Maintenance Trust Fund for various projects. Town Manager Smith presented and stated
63 it is for winter maintenance. Motion to approve Order #2021-05 made by Councilor Dolan
64 and second by Vice Chairman Green. Chair votes 4-0-0.

65

66

67

LONDONDERRY TOWN COUNCIL MEETING MINUTES

OLD BUSINESS

NONE

APPROVAL OF MINUTES

Motion to approve the Town Council minutes from February 1, 2021 made by Councilor Dolan and second by Councilor Butler. Chair votes 4-0-0.

APPOINTMENTS/RESIGNATIONS

The Council interviewed members for the PFAS Task Force. Chairman Farrell stated that the Council is looking to move at a rapid pace. Chairman Farrell stated that the town has the opportunity to do something great and find a long term solution for the town. The Council interviewed the following candidates:

- 1.) Doug Currie, 356 Winding Pond Rd, who's an engineer and the Director of Systems Engineering at Sunrise Labs, Inc.
- 2.) Jim Doucakis, 4 Michelle Lane, who is a Civil Engineer who is currently overseeing construction of groundwater treatment plant in Pepperell, MA.
- 3.) Craig Durrett, 133 West Pond Rd, who is a hydrogeologist and now the Town Engineer for the Town of Derry.
- 4.) Anne Fenn, 18 Partridge Lane, who has worked in the environmental field at the national, regional, state and local levels for more than 45 years. Worked for the EPA for several years; has also helped develop hazardous waste regulations.
- 5.) Thomas Garside, 2 Justin Circle, is a contractor who drills wells; works with NHDES on regular basis; experience with sampling for PFAS in Merrimack corridor.
- 6.) George Kadzoila, 236 High Range Rd, works as a product application engineer.
- 7.) Paul Lockwood, 78 Chase Road, Worked for NHDES for 20+ years in area of pollution prevention and Household Hazardous waste. Spent entire career in public health.
- 8.) Richard Lombard, 46 Calla Road, Worked for Burlington MA Board of Health and was involved with groundwater contamination issues.

LONDONDERRY TOWN COUNCIL MEETING MINUTES

101 9.) Kate MacDonald, 140 High Range Road, Works for South Central Public Health
102 Network; serves as Assistant Public Health Emergency Coordinator.

103 10.) David Robinson, 16 Deer Road, works on groundwater quality projects.

104

105 Councilor Butler recommended adding three more people to the Task Force. Councilor Paul
106 recommended adding Alternates. Chairman Farrell stated that the Resolution would have to
107 be amended. Councilor Dolan will be the Chair of the Task Force.

108

109

ADJOURNMENT

110

111 Motion to adjourn made by Councilor Dolan and second by Councilor Butler. Chair votes
112 4-0-0.

113

114 Notes and Tapes by: Kirby Brown Date: 2/16/2021

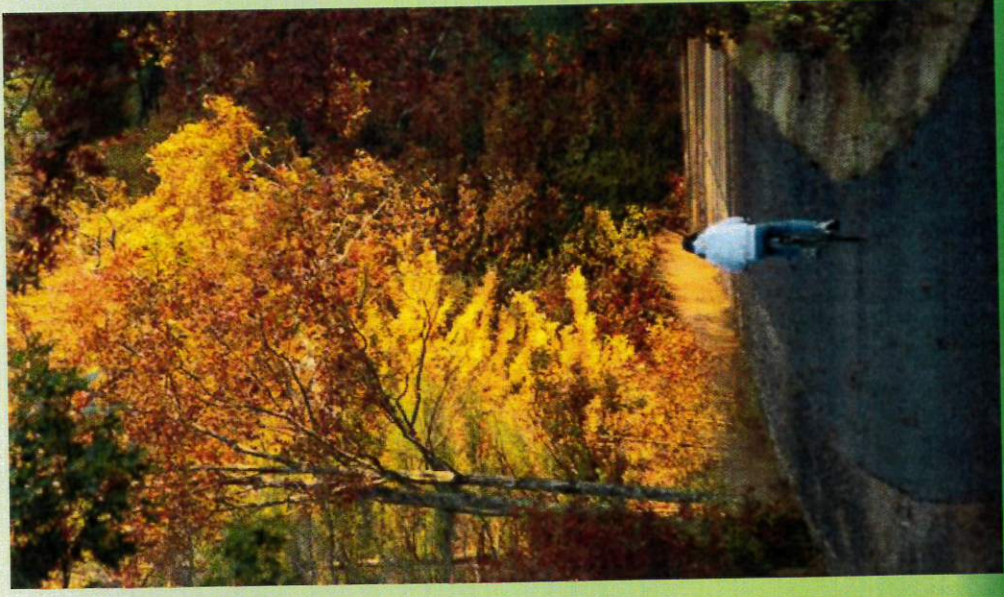
115 Minutes Typed by: Kirby Brown Date: 2/20/2021

116 Approved by: Town Council Date: 3/01/2021

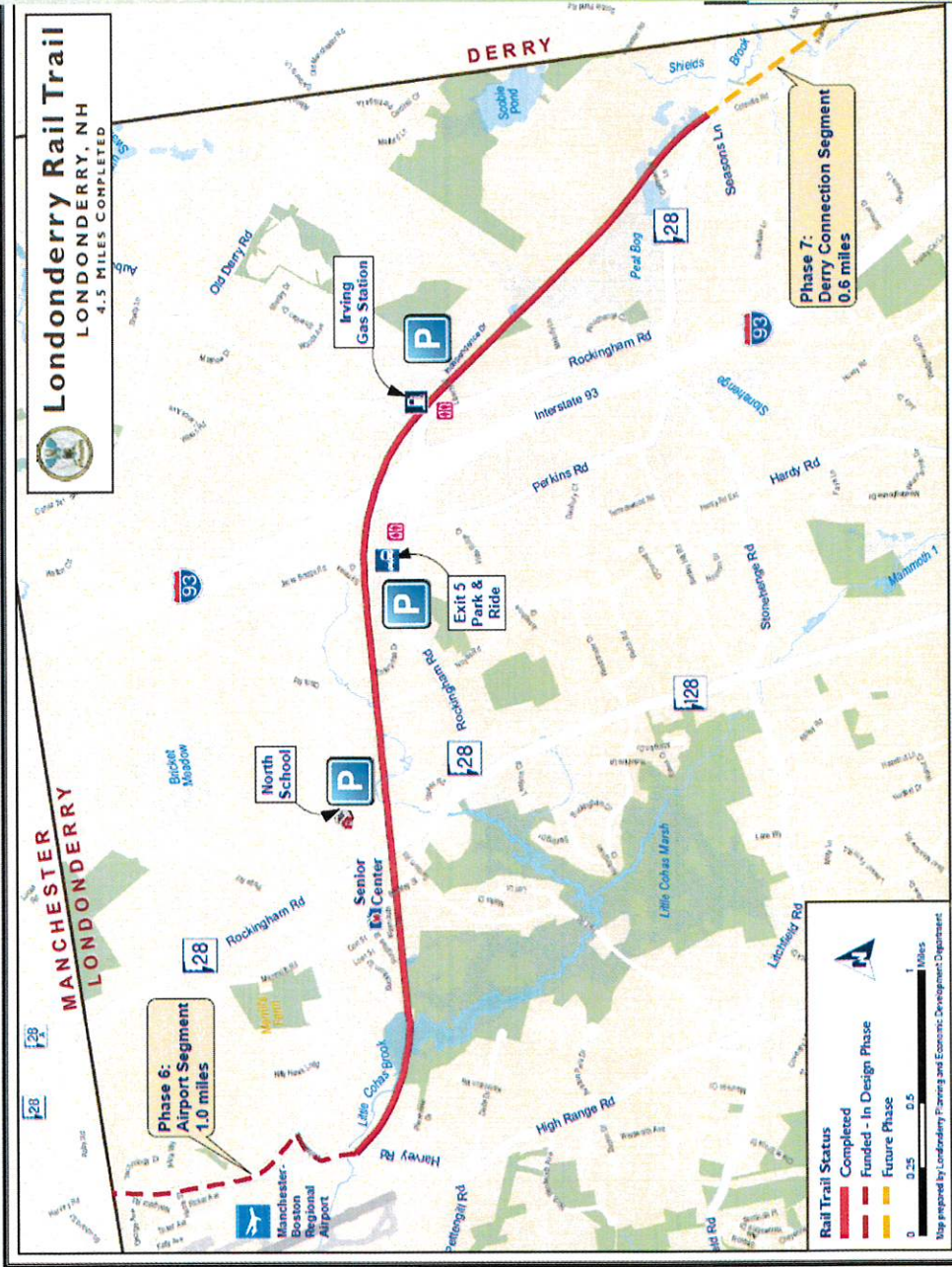
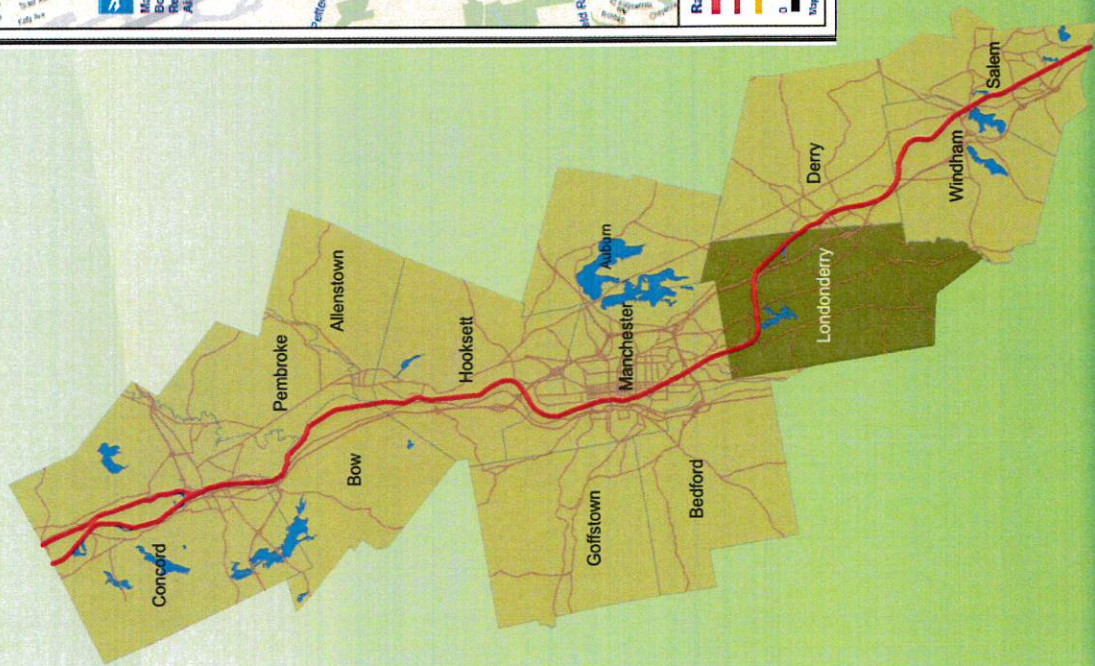
Londonderry Trailways Update 2021

- Rail Trail Update
- School Pathways Update

February 16, 2021



Rail Trail



Rail Trail funding Sources since 2013

- ◆ Individual donations: \$ 84,541
 - ◆ Cons Comm donations: \$ 200,000
 - ◆ Local & State Grants: \$ 275,083
 - ◆ Business donations: \$ 624,178
 - ◆ Federal Grants: \$ 800,000
- \$1,983,802
-
- ◆ Town Warrant Articles: \$ 971,000



2021 Rail Trail Project Status

- ◆ Phase 1 - 5
 - ◆ Completed 2013 - 2019
 - ◆ 4.5 miles, enjoyed daily by many
- ◆ Phase 6:
 - ◆ Connection to Aviation Museum and Manchester town line
 - ◆ Funded from Federal Grant & Town match
 - ◆ Managed by Town Planning Dept & follows Federal Grant procedures
 - ◆ Longer time line due to Federal regulations & procedures
 - ◆ Est construction start: 2022

Rail Trail Q&A



Late summer view of Cohas Marsh from Rail Trail

School Pathway History

Approximately:

- ◆ 2001 – Applied for Federal Grant, in a partnership between Town Public Works & Eng, Town Planning & Trailways
- ◆ 2002 – Fed Grant award notification: \$550,000
- ◆ 2004 – Town Warrant: required match \$130,000
- ◆ 2005 – Federal funds released / received
- ◆ 2007 – LMS to Moose Hill completed



Kings
neighborhood



Wilshire
neighborhood



Shasta Dr

128

Londonderry

Google



2020 School Pathway Actions

- ◆ 2020 -Trailways hires Brown Engineering for new updated design & engineering plans
- ◆ 2020 -Trailways met with Town Public Works & Engineering for input & feedback on new plan
- ◆ 2020 -Trailways obtains new cost estimate based on new plans from American Excavating \$400,000
- ◆ 2020 -Trailways met with Town Manager to provide update & receive input on next steps

2021 The way forward

- ◆ Feb 2021 update Town Council
- ◆ Feb- Dec 2021 Trailways works with town grant writer
- ◆ Oct 2021 Trailways comes back to Town Council to report on:
 - ◆ Grant funding progress
 - ◆ Delta if any to \$400K
 - ◆ Discuss 2022 Town Warrant Article if needed

School Pathways Q&A