

SELECT BOARD MEETING

Tuesday, September 2, 2025

6:15 pm

Nowak Room, Town Offices

10 Front Street, Exeter, NH 03833

REGULAR BUSINESS MEETING BEGINS AT 7:00 PM

Meetings can be watched on Ch 22 or Ch 6 or YouTube. Attendees can join in person or virtually via Zoom.

To access the meeting, click this link: <https://us02web.zoom.us/j/85952038494>

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Please join the meeting with your full name if you want to speak.

Use the "Raise Hand" button to alert the chair you wish to speak. On the phone, press *9.

More instructions to access the meeting here: <https://www.exeternh.gov/townmanager/virtual-town-meetings>

Contact us at extvg@exeternh.gov or 603-418-6425 with any technical issues.

AGENDA

1. Call Meeting to Order
2. Non-Public Session
3. Interview – Susan Drinker – 250 Celebration Commission
4. Public Comment
5. Approval of Minutes
 - a. Regular Meeting: August 18, 2025
6. Appointments/Resignations
 - a. Resignation - Planning Board – Pete Cameron
 - b. Resignation – Recreation Advisory Board – Danielle Capalbo
 - c. Resignation – Pairpoint Park Stakeholders Advisory Committee – Maisie Sanderson
 - d. Resignation - Zoning Board of Adjustment – Mark Lemos
 - e. Resignation – Zoning Board of Adjustment – Theresa Page
 - f. Re-Appointment – Zoning Board of Adjustment – Laura Montagno - Alternate to Voting Member
7. Discussion/Action Items
 - a. Drought Update – Stephen Cronin, Public Works Director
 - b. Rapid Intubation Sequence – Chief Justin Pizon
 - c. EMS Reimbursable Rate Legislation – Chief Justin Pizon
 - d. Permit Verbiage Updates – Melissa Roy, Interim Town Manager
 - e. Train Committee Reinstatement – Melissa Roy, Interim Town Manager
 - f. Tax Collector Appointment – Melissa Roy, Interim Town Manager
8. Tax Abatements, Veterans Credits & Exemptions
9. Permits & Approvals
 - a. Park Improvement Fund – Spray Pad – Greg Bisson, Parks & Recreation Director
 - b. Exeter Hospital Community Grant Agreement Acceptance – Greg Bisson, Parks & Recreation Director
 - c. Donation Acceptance – K9 Ballistics Vest – Police Department
 - d. MS-1 – Summary Inventory of Valuation

10. Town Manager's Report
11. Select Board Committee Reports
12. Correspondence
13. Review Board Calendar
14. Non-Public Session
15. Adjournment

Niko Papakonstantis, Chair

Select Board

Posted 8/29/25 Town Office, Town Website

Persons with a disabling condition may request accommodations in order to attend this meeting. Requests should be made with 72 hours notice.

AGENDA SUBJECT TO CHANGE

Non-Public Session

Board Interviews



Town of Exeter
Town Manager's Office
10 Front Street, Exeter, NH 03833

Interview
Tues. 9/2/25
6:50 pm

Statement of Interest
Boards and Committee Membership

Committee Selection: 250 Celebration Comm.

New ☒

Re-Appointment ☐

Regular ☐

Alternate ☐

Name: Susan Drinker Email: susandrinker@gmail.com
Address: 26 Franklin Street Phone: 603-686-3728

Registered Voter: Yes ☒ No ☐

Statement of Interest/experience/background/qualification, etc. (resume can be attached).

I'm almost (next year!!) a 50 year resident of
Exeter! Retired educator who has volunteered
on numerous community boards.

If this is re-appointment to a position, please list all training sessions you have attended relative to your appointed position.

I understand that: 1. this application will be presented to the Exeter Select Board only for the position specified above and not for subsequent vacancies on the same board; 2. The Town Manager and Select Board may nominate someone who has not filed a similar application; 3. this application will be available for public inspection.

After submitting this application for appointment to the Town Manager:

- The application will be reviewed and you will be scheduled for an interview with the Select Board
- Following the interview the Board will vote on your potential appointment at the next regular meeting
- If appointed, you will receive a letter from the Town Manager and will be required to complete paperwork with the Town Clerk prior to the start of your service on the committee or board.

I certify that I am 18 years of age or older:

Signature: Susan B. Drinker Date: 8-19-25

To be completed by Select Board upon appointment:

Date Appointed: _____ Term Ending: _____ Full: _____ Alternate: _____

Public Comment

Approval of Minutes

Select Board Meeting
Monday August 18, 2025
6:50 PM
Nowak Room, Town Offices
Draft Minutes

1. Call Meeting to Order

Members present: Chair Niko Papakonstantis, Vice-Chair Molly Cowan, Clerk Nancy Belanger, Julie Gilman, Dan Chartrand, and Assistant Town Manager Melissa Roy were present at this meeting. The meeting was called to order by Mr. Papakonstantis at 6:50 PM.

2. Non-Public Session

MOTION: Ms. Belanger moved to enter into non-public session under RSA 91-A3II(c). Mr. Chartrand seconded. In a roll-call vote, the motion passed 5-0 and the meeting entered non-public session at 6:50 PM.

MOTION: Ms. Belanger moved to exit non-public session. Mr. Chartrand seconded. The motion passed 5-0 and the Board exited non-public at 6:58 PM.

MOTION: Mr. Chartrand moved to seal the non-public minutes indefinitely. Ms. Belanger seconded. The motion passed 5-0.

The Board reconvened in the Nowak Room at 7 PM.

3. Public Comment

- a. Keith Whitehouse of 61 Westside Drive said he's looking to get the Board's support for putting the All-Veterans' credit on the ballot. Ms. Gilman said the standard \$500 Veterans' credit is for those who have served. Mr. Whitehouse said the standard credit is for combat-related service, while the All-Veterans' credit is for any veteran. This would be for those with an honorable discharge. You could serve for 10 years without being in combat.

Ms. Roy said she is planning to attend the next meeting of the Tax Exemption & Credit Advisory Committee. There were some cost estimations for the credits done a few years ago. That committee is looking to bring a few things to the warrant, and she can let them know Mr. Whitehouse is interested in this issue.

4. Proclamations/Recognitions

- a. There were no proclamations/recognitions at this meeting.

5. Approval of Minutes

- a. Regular Meeting: August 11, 2025

MOTION: Ms. Belanger moved to approve the minutes of August 11, 2025 as presented. Mr. Chartrand seconded. The motion passed 5-0.

45
46 6. Appointments and Resignations

- 47 a. Mr. Papakonstantis said Russ Dean has tendered his resignation as Town
48 Manager as of 9/30/2025. Mr. Dean will stay on in the interim to assist with the
49 transition. The Select Board has appointed Melissa Roy as Acting Town Manager
50 as of 8/19/2025.
51

52 7. Discussion/Action Items

53 a. Civil Dog Forfeiture

54 Ms. Roy said we do not take peoples' dogs, but approving the warrant
55 allows the Police Department to help us. This is a requirement of the RSA. Mr.
56 Chartrand said it's 41 names, down from 200.

57 **MOTION:** Ms. Belanger moved to adopt the 2025 Dog Warrant as issued by the Town Clerk.
58 Ms. Cowan seconded. The motion passed 5-0.
59

60 b. Level 1 Water Restriction – Stephen Dalton, Water Sewer Superintendent

61 Mr. Dalton said we'd like to implement a level 1 water restriction. Last
62 Thursday this area was changed from "abnormally dry" to a level 1 drought. This
63 restricts watering between 8 AM and 7 PM. This is voluntary. The water supply is
64 diminishing with no rain in sight for the next 10 days. Drought monitoring is
65 updated every Thursday. Mr. Dalton asked if the Town Manager be given
66 permission to modify the level in between meetings. Mr. Papakonstantis said no,
67 it typically comes before the Board.

68 Ms. Cowan asked if we're in a spot to move to level 2. Mr. Dalton said
69 there's no rain predicted for the next 10 days. Mr. Chartrand asked the difference
70 between level 1 and level 2. Mr. Dalton said level 2 includes watering on
71 even/odd days by even/odd addresses. It has the same restriction with the hours.
72 Mr. Chartrand suggested going to level 2. Mr. Dalton added that compliance with
73 level 2 is not voluntary.

74 **MOTION:** Ms. Belanger moved to issue a level 2 water restriction whereby the public is
75 requested to refrain from landscape watering and limit water used for outdoor watering
76 purposes from 8 AM to 7 PM until further notice. Mr. Chartrand seconded. Mr. Papakonstantis
77 added that this level includes even/odd address watering. Ms. Roy said we'll put this on the
78 website and in a PR release. The motion passed 5-0.
79

80 c. Clemson Pond Engineering Evaluation Proposal – Stephen Dalton, Water Sewer
81 Superintendent

82 Mr. Dalton said he's requesting \$500,000 for the Clemson Pond project.
83 The first step is to evaluate the existing infrastructure. These are 36-inch barrels
84 used for combined sewer overflow events only. There's a lot of overgrowth on the
85 Clemson Pond side of the siphons. The first step is to hire an engineer to
86 evaluate everything. Wright-Pierce is very familiar with the infrastructure in the
87 area, so that's why we selected them.

88 **MOTION:** Ms. Belanger moved to approve the engineering report phase contract to Wright
89 Pierce for the Clemson Pond evaluation for the amount of \$58,850 and to further authorize the
90 Town Manager or their designee to sign the appropriate documents. Ms. Gilman seconded. The
91 motion passed 5-0.

92
93 Ms. Roy said before people start worrying about another siphon project,
94 the CSO barrels are 36", so they would be able to slip-line them or cast in place.
95 The sewer siphons were only 12" and we didn't have that capability. This should
96 be able to be fixed in place.

97
98 d. Mid-Year Financial Report

99 Finance Director Corey Stevens presented the town financial results as of
100 June 30. Mr. Stevens said this period saw the implementation of our three
101 collective bargaining union contracts. The last piece was the wage increase,
102 which took effect July 1. This will add \$361,000 to the General Fund in 2025 and
103 \$34,000 each to the Water and Sewer Funds. This is added to what was
104 approved in the budget warrant article. In July, we completed our bond sales for
105 2025. Our funds of \$19M were received August 14 for three projects: \$17.5M for
106 the Police and Fire Substation at 4.3% for a 20 year bond; \$1.257M for the
107 Linden Street bridge repairs at 3% for 10 years; and \$575,000 for the Public
108 Works Fuel Island replacement at 3.24% for 5 years. Rates are around last
109 year's. We purchased three pieces of equipment totaling \$481,000 at 4% for 5
110 years. The financial audit is nearing completion with Plodzick and Sanderson; this
111 is our second year with them. We're hoping to issue towards the end of
112 September. The unassigned fund balance is \$5.99M, a \$550,000 increase over
113 the prior year. We obtained a credit rating from S&P Global Ratings. This is an
114 "issuers credit rating" for the town as a whole. It was AA+ with a stable outlook.
115 That's just below the highest level of AAA. With an issuer's credit rating, it's not
116 using the same scale as a bond rating. Their positive comments were regarding
117 our diverse economy, stable tax base, and a stable financial performance. One of
118 the "pressures" they noticed was our use of fund balance. We use it to smooth
119 our tax rate, but they took issue with that because we are supposed to keep our
120 reserves up. It could hamper our rating if we increase our debt. He added that if
121 we keep them apprised of what happens in town, we should be able to maintain
122 our rating with them for no extra cost.

123 The General Fund was approved at \$23.9M; the total was \$24.6M with
124 the addition of the contracts and lease purchases. Our revenue at 6/30 was
125 \$11.3M and expenses were \$10.7M. The operating revenue was 46% of the
126 2025 budget, which is consistent with the prior year; that was \$7.7M in property
127 taxes and \$3.6M in other revenue. Regarding property taxes, in May we billed
128 \$32.3M, up about \$1M from prior year. The schools and county get 76% and we
129 get 24%, or \$7.7M. As of 7/31 we were 97% collected. There is about \$1M of
130 outstanding tax revenue. The 2024 abatements were budgeted at \$150,000, and
131 we paid out \$60,000. Building permits were at \$500,000 vs \$198,000 in the prior

132 year; there were about 100 more permits this year. The Department has been
133 very active, with projects including the PEA renovation of Academy Hall. Income
134 from Departments was \$41,000. Interest income was strong at \$295,000, which
135 exceeded our budget expectations.

136 General Fund expenses were at \$10.7M, or 44% of budget. Regarding
137 labor, we had some success with hiring, but it's one step forward and two steps
138 back. Staff recruitment and retention remains a top priority. The General
139 Government Group was 50% spent. Per the Keegan Report, we moved the
140 Assistant Town Manager into the Town Manager's budget and added an HR
141 Director position. HR expenses were 22% spent pending that hire. The Town
142 Clerk's Office is fully staffed. Finance had one internal promotion in IT with the
143 retirement of Andy Swanson, making it slightly overbudget. Finance and Tax are
144 at 60% due to a large MUNIS software payment in January. Tax had additional
145 costs around issuing certified lien notices this year. Planning is 46% spent.
146 Economic Development was moved under Planning this year.

147 Regarding Public Safety (Police, Fire & DPW), the Police were \$2.1M
148 spent. There is one open position and one long-term absence. Spending on sick
149 replacement and training coverage was slightly overbudget, which the Chiefs are
150 monitoring. Dispatch was 40% spent due to the timing of a new hire. Public
151 Safety commissioned a Communications Console to be constructed, which is
152 now completed and is being housed by the manufacturer until it is installed in the
153 Public Safety complex. Fire is 44% spent at \$2M. The divisions were fully staffed,
154 and only recently suffered one personnel loss. EMS net income was \$171,000,
155 which is fairly stable. The PFAS Turnout Gear should arrive this fall, which was
156 paid for by ARPA. Public Works was 38% spent. They had 13 open positions as
157 of January 1 and have 9 open today. Regarding Highway, the paving budget was
158 un-invoiced at mid-year. The Building Maintenance budget of \$100,000 was 15%
159 spent. Snow removal was already 123% spent as of mid-year, with Contract
160 Services at 152% and Equipment Repairs at 127%. We will be requesting money
161 from the Snow and Ice fund this year.

162 The Welfare budget was 48% spent. Direct relief for housing has
163 declined, but housing assistance remains a top request of the department.

164 Ms. Gilman said we changed the law so that if someone is referred to
165 Exeter from another town, we would bill the town. Is that happening? Ms. Roy
166 said she can review that.

167 Mr. Stevens said the Welfare Administrator had to resign as she is
168 moving, so will be looking for a new person. Regarding the Human Services
169 budget, the town contributions were 100% spent as of mid-year.

170 Parks and Rec was 47% spent. They tend to spend in the spring for
171 supplies and labor. There is a new Senior Activity Coordinator, paid for half from
172 the General Fund and half from the Rec Revolving Fund.

173 The Library budget was 58% spent. A lot of their budget goes into part-
174 time summer staff and wages, which will fall off September 1. We're working with
175 the new Executive Director over there, who is on top of her budgets. We've given

176 the Library all of their Library Services money as of mid-year. Mr. Chartrand said
177 it's 100% disbursed, but not necessarily spent. Mr. Stevens said he was
178 speaking to them about getting more insight into that, but it's operational so
179 they're spending throughout the year.

180 Mr. Stevens said the General Fund debt had a decrease of \$121,000
181 from 2024. Retiring debt of \$292,000 was offset by \$171,000 of interest expense
182 on our bond anticipation note for the Public Safety Complex, which was paid last
183 week. The interest expense was offset by \$130,000 of interest income over the
184 last 12 months, so the net cost was \$40,000. Debt as a percentage of the
185 General Fund was 9% in 2024, compared to 8% in 2025.

186 The Water Fund was \$4.63M, a decrease of 6.6% from last year due to
187 reduction in debt service and capital outlay. There was a Water Fund surplus of
188 \$582,000 for the first six months of the year, which was similar to last year. We
189 don't make our major debt payments until July or August. Revenue is stable, with
190 \$2.3M collected at mid-year, or 50% of the budget. Water Expenses were at 38%
191 or \$1.7M. Regarding labor for Water and Sewer, we were able to hire a shared
192 Assistant Manager. Water has one full-time and one shared position open. The
193 Department is working on the Groundwater Source Development project on
194 Drinkwater Road and the next steps for the Surface Water Treatment Plant.

195 The Sewer Fund was at \$8.2M, a 9.2% increase in budget from 2024 due
196 to repayment on the sewer siphons. There was a surplus of \$1.5M, a decline of
197 \$600,000 from last year. Operating revenue was at \$3.6M as of 6/30. The
198 Septage Receiving facility is now online and generating revenue. We expect the
199 State to continue the State Aid grant, at about \$1M a year, for the next two years.
200 Expenses were at 26%. We have a payment on our Wastewater Treatment plant
201 coming. We're using outside contractors to run the plant due to staffing levels.
202 Sewer has one full-time position and one shared position open. Water/Sewer
203 Receivables was at \$1.4M, a \$57,000 increase over the end of 2024. There has
204 been some improvement in our over-90-days collection.

205 We have been spending money from the warrants throughout the year.
206 The first three items were the sidewalk tractor, the dump truck, and the ADA
207 accessible van. We funded all of our capital reserve funds. Regarding grants, we
208 did not receive the public EV charging facility grant, so we will not be spending
209 \$24,000 of fund balance. We did receive the styrofoam condenser unit grant.
210 Regarding ARPA, 12/31/2026 is the drop-dead date for spending the money, with
211 three items outstanding: voting machines, for which we received the equipment
212 and invoice; the PFAS-free gear coming in the fall; and Dave Sharples' Complete
213 Streets study. We should spend the remaining \$20,000 by the end of 2026.

214 Mr. Chartrand asked if Transfer Station Improvements are on track. Ms.
215 Roy said we're doing design work with Paul Vlasich, and they plan to do the
216 project in the Fall.

217
218 e. Civil Dog Forfeiture (Continued)

Ms. Roy said regarding the dog warrant, the Board voted to "accept" it.
Can they authorize the Select Board to sign it instead?

MOTION: Ms. Gilman moved to reconsider the vote regarding the dog warrant. Ms. Belanger seconded. The motion passed 5-0.

MOTION: Ms. Belanger moved to authorize the Select Board to sign the 2025 Dog Warrant as issued by the Town Clerk. Ms. Cowan seconded. The motion passed 5-0.

8. Regular Business

a. Tax Abatements, Veterans Credits and Exemptions

MOTION: Ms. Belanger moved to approve a Land Use Change for 112/7 in the amount of \$5,000 for the tax year 2025. Ms. Gilman seconded. The motion passed 5-0.

b. Permits & Approvals

i. Use of Impact Fees – Greg Bisson, Parks & Recreation Director

Mr. Bisson said the Exeter Multi-Generational Community Center at 10 Hampton Road is nearing completion. We filed for a 30-day extension. The ADA lift is on back-order but we hope to have it soon. The final element is the parking lot. The existing lot is an irregular shape and the pavement is deteriorating. There is a budget for ADA access to the main entryway and drainage, but our Construction Manager has also recommended paving the entire lot. There's a "Y" at the beginning of the driveway, but we're making it more narrow. We want to use Recreation Impact Fees and the Recreation Revolving Fund to pave the parking area.

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$54,000 in Recreation Impact Fees and \$3,500 from the Recreation Revolving Fund to contract with MWS Paving to grade and pave the 10 Hampton Road parking lot. Ms. Gilman seconded. The motion passed 5-0.

Mr. Bisson said this Fall, we're looking to replace the Gilman Park infield, which doesn't drain. We solicited four different quotes, and are recommending Mission Turf, which is our go-to vendor, at a cost of \$14,750.

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$14,750 from the Parks Improvement Fund to renovate the baseball field infield at Gilman Park by Mission Turf. Mr. Chartrand seconded. The motion passed 5-0.

Mr. Bisson said regarding Gilman Park excavation and resurfacing, we're looking to level the area where a basketball hoop was removed. This falls under drainage and safety for the SELT workplan. There was also a swing set area near the cannons that fills with water that will be levelled and seeded. We are recommending BWP Excavation which worked at Planet Playground and 10 Hampton Road.

Ms. Gilman said asked why the depression wasn't dealt with when they moved the basketball court. Mr. Bisson said it's gotten worse since then. It's worn down and people have driven on it.

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$12,840 from the Parks Improvement Fund to regrade and improve drainage on the former site of the basketball court and correct the large settlement, by BWP Excavation. Ms. Gilman seconded. The motion passed 5-0.

Mr. Bisson said also at Gilman Park, we're looking to install a guardrail and secure it. A deteriorating telephone pole barrier will be removed, and we will plant three more trees.

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$7,982 from Parks Improvement Fund to install guardrails at Gilman Park by AAA Fence. Ms. Gilman seconded. The motion passed 5-0.

Mr. Bisson said that the trees for Gilman Park will be purchased from Stratham Circle Nursery.

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$1,200 from the Parks Improvement Fund to purchase trees from Stratham Circle Nursery to complete the guard rail project at Gilman Park. Ms. Cowan seconded. The motion passed 5-0.

Mr. Bisson said regarding the Dan Healey Bathhouse, we want to address it before it deteriorates further. This work will bring it up to modern standards. We closed the pool for the season yesterday. Over 9,000 people paid to enter the pool this summer. This includes the removal of cement partitions in the locker rooms, and the removal of countertops and equipment from the Concession Stand to meet ServSafe cleaning standards. We'll also patch and paint the walls. We received five estimates and are recommending Primitive Painting at \$3,500 for two coats of Sherwin Williams "Duration," which is an outdoor paint, for \$3,200. Ms. Belanger said this was low compared to the other bids. Mr. Bisson said it's a two-person company.

Mr. Papakonstantis said the Board voted to call this the "Dan Healey" pool, not "Daniel Healey."

MOTION: Ms. Belanger moved to authorize Parks and Recreation to utilize \$3,200 from the Parks Improvement Fund to paint the interior of the Dan R. Healey Pool by Primitive Painting. Ms. Cowan seconded. The motion passed 5-0.

Mr. Bisson said we're looking to purchase modern solid poly partitions at a cost of \$14,700. Parks staff will install them over the winter. The locker rooms will have an ADA-compliant changing room. Partition Plus was the lowest bid and the recommendation. Ms. Belanger asked if there would be an ADA changing table. Mr. Bisson said that purchase will be coming later. Ms. Roy said we should have a discussion about it, since

307 this building is only used 8-10 weeks a year and is open to the elements.
308 There is a fully accessible powered adult changing table at 10 Hampton
309 Road.

310 **MOTION:** Ms. Belanger moved to authorize Parks and Recreation to utilize \$14,700 from the
311 Parks Improvement Fund for the purchase of bathroom partitions for the Dan Healey Pool from
312 Partition Plus. Ms. Cowan seconded. The motion passed 5-0.

313
314 Mr. Bisson said we are looking to install an epoxy floor. We need
315 to grind the existing floor and install a slip-resistant surface. The lowest
316 bid was from Epoxy Wizz, and they were the only company that offered a
317 5 year warranty. Ms. Gilman asked about the color. Mr. Bisson said
318 battleship silver and blue. Ms. Gilman asked if there could be a mural. Mr.
319 Bisson said possibly.

320 **MOTION:** Ms. Belanger moved to authorize Parks and Recreation to utilize \$9,683 from the
321 Parks Improvement Fund to contract with Epoxy Wizz to grind and epoxy the Dan Healey
322 Poolhouse Floor. Ms. Gilman seconded. The motion passed 5-0.

323
324 Mr. Bisson said we're looking to extend the walkway from 4
325 Hampton to 10 Hampton Road and make it ADA Accessible. Bell and
326 Flynn did not bid. We are recommending MWS Paving at \$24,500.

327 **MOTION:** Ms. Belanger moved to authorize Parks and Recreation to utilize \$24,500 from the
328 Parks Improvement Fund to contract with MWS Paving to pave and extend the walkway to
329 connect 4 Hampton Road to 10 Hampton Road. Ms. Cowan seconded. The motion passed 5-0.

330
331 Mr. Papakonstantis said the current balance of the Parks
332 Improvement Fund was \$140,000 before these approvals, which totaled
333 \$88,605. That leaves \$48,895 in the fund.

334
335 ii. Powder Keg Permit 10/4/25 – Greg Bisson, Parks & Recreation
336 Mr. Bisson said he's requesting the annual permit for the Powder
337 Keg Festival. This was approved by all of the Chiefs, the Health Officer,
338 and the DPW. Ms. Belanger asked about volunteers. Mr. Bisson said the
339 morning shift is full, but we still need afternoon volunteers.

340 **MOTION:** Ms. Belanger moved to authorize the special event application for the Powder Keg
341 Beer and Chili Fest to be held on October 4, 2025, at Swasey Parkway, from the hours of 7 AM
342 to 7 PM. Ms. Cowan seconded. The motion passed 5-0.

343
344 iii. Donation Approval – Greg Bisson, Parks & Recreation Director
345 Ms. Belanger recused herself from this discussion item.
346 Mr. Bisson said Nancy Belanger donated \$100 to purchase tea for
347 the coffee station at 10 Hampton Road. This station will be open to the
348 public.

MOTION: Mr. Chartrand moved to accept the donation from Nancy Belanger for a gift certificate of \$100 to be used for public use at the new coffee station at 10 Hampton Road. Ms. Cowan seconded. Ms. Belanger did not vote. The motion passed 4-0.

- iv. Clemson Pond Engineering Evaluation Proposal – Stephen Dalton, Water Sewer Superintendent

This item was discussed earlier in the meeting.

- v. Water Penalty & Interest Waiver Request

Ms. Roy said Deputy Tax Collector Donna Bennet had a resident contact her that had been charged their late fee. The check was received on July 9th which created penalty and interest fees. If a postmark is on or before the due date, we will consider a waiver, but this envelope does not have a postmark. Autopay is an option in the Water/Sewer Department. This would be something we'd typically deny. The charges were \$179.43 and \$54.78. This is a company that pays the bills on behalf of Island Hospitality. Ms. Belanger said she thinks it sounds like they were late sending the check. She doesn't want to set that precedent.

MOTION: Mr. Chartrand moved to deny the request for interest and penalty waiver. Ms. Belanger seconded. The motion passed 5-0.

c. Town Manager's Report

- i. Ms. Roy said the Town Clerk's Office will be closed Oct 29 - 31 so staff can attend the 100 years' Clerks Conference.
- ii. She attended the 10 Hampton Road construction update meeting. They started interior painting today. The ADA lift is on back order.
- iii. She attended the Police and Fire Substation meeting. The project is moving forward.
- iv. She met with Unutil, DPW, and the third-party contractor which is trimming trees. They worked to make sure the trimming met the town's expectations.
- v. She is working with DPW on the request from Lindt for increased water.
- vi. She and Finance Director Corey Stevens met with Library Director Julia Lanter on the budget. It's been a pleasure to work with Julia.
- vii. She represented the town at the CIP Planning Board meeting.
- viii. She attended a "lunch and learn" for the Municipal Managers Association of NH. It was fantastic to make new connections.
- ix. She and Corey Stevens started meeting with departments this morning to review their budget requests. Ms. Belanger said regarding the DPW and Ice and Snow; at the ADA meeting we had, the sidewalks were a concern. Ms. Roy said she has had discussions with them about that. We now have two sidewalk tractors. It's on their radar.
- x. She had a weekly HR internal staff meeting.

- 392 xi. The town had a Fire Fighter resign, and we made an offer to a new
393 Firefighter/EMT.
394 xii. We received a resignation letter from one of our Dispatchers.
395 xiii. It was the last day of Clarissa Coppen, the Welfare and Human Services
396 Director. The position is posted. Pam McElroy has offered to help us in
397 the interim.
398 xiv. DPW had an employee rescind an accepted offer letter. Their community
399 offered them \$20,000 more annually to stay. We're dealing with
400 significant hiring issues even when we find candidates.
401 xv. She worked on a resident complaint regarding telephone poles at the
402 train station.
403 xvi. She received a nice email from Steve Dalton thanking our IT Director
404 Steve Bailey for work he had done.
405

406 d. Select Board Committee Reports

- 407 i. Ms. Gilman had no report. She said the Heritage Commission and Energy
408 Committee meetings were cancelled.
409 ii. Ms. Belanger said regarding finding a new Board member for the Housing
410 Advisory Committee, it can wait, since the next meeting isn't until after the
411 next Select Board meeting. At the Planning Board meeting, it was the first
412 of two meetings on the Capital Improvement program. It went well. Julia
413 Lanter, the Library Director, asked about coming to the Select Board, and
414 she will reach out to the Chair. On August 28, they'll have the second CIP
415 discussion and 97 Portsmouth Ave will come back with some changes.
416 They'll also consider a Wetlands Conditional Use Permit for Ashbrook
417 Road.
418 iii. Ms. Cowan had no report.
419 iv. Mr. Chartrand attended a Conservation Commission meeting. At
420 RiverRun manufactured home park, there is a project being developed to
421 cut erosion in the river. The Conservation Commission did a good job
422 advising the contractor. They also did some great work with Kristen
423 Murphy on the budget proposal. They made some tough choices. The
424 tree contractor from Unitil attended, and the committee listened carefully
425 to his presentation. He talked about balancing the different utilities: the
426 utility of the electric wires, but also the utility of the shade trees which take
427 decades to grow. The contractor agreed to not do a 5-year clearance, just
428 a 1- to 2-year clearance.
429 v. Mr. Papakonstantis said he attended a Tree Committee meeting, where
430 members of Unitil came in to describe their work. The Tree Committee
431 will come before the Select Board in the fall. He also met with Corey
432 Stevens and Melissa Roy for their weekly meeting.
433

434 e. Correspondence

- i. An email from Beverly Whitehouse. Mr. Papakonstantis said he responded and also spoke with Keith Whitehouse.

9. Review Board Calendar

- a. The next meetings are September 2, September 15, and September 29.

10. Non-Public Session

MOTION: Ms. Cowan moved to enter into non-public session under RSA 91-A3II(l). Mr. Chartrand seconded. In a roll-call vote, the motion passed 5-0 and the meeting entered non-public session at 8:30 PM.

MOTION: Ms. Belanger moved to exit non-public session at 8:19 PM. Mr. Chartrand seconded. The motion passed 5-0.

MOTION: Mr. Chartrand moved to seal the non-public minutes until the matter is resolved. Ms. Belanger seconded. The motion passed 5-0.

11. Adjournment

MOTION: Ms. Belanger moved to adjourn the meeting. Mr. Chartrand seconded. The motion passed 5-0. The meeting adjourned at 8:22 PM.

Respectfully Submitted,
Joanna Bartell
Recording Secretary

Appointments/Resignations

D. PIERRE G. CAMERON, JR.
15 SANDSTONE WAY
EXETER, NH 03833



July 28, 2025

Chairperson and Members of the Selectboard
Town of Exeter, New Hampshire
10 High Street
Exeter, NH 03833

Good morning all:

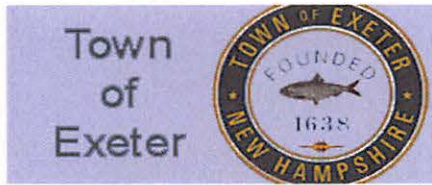
At a timely reminder earlier this morning from Langdon Plummer, as Chairman of the Town of Exeter Planning Board, please accept this letter as my formal resignation as a regular member of the Planning Board effective immediately for the remainder of my current term.

Just a few final thoughts!

I want to express my deep appreciation for all the help and friendship I was accorded when I joined the Board in 2012, first as an alternate and soon thereafter as a regular member. While not an Exeter resident I was former PSNH General Counsel with a familiarity for the NH Seacoast, its Lakes Region and the high peaks of the White Mountains.

I well know you will always 'keep the faith'. Best to all.

CC Langdon Plummer



Greg Bisson <gbisson@exeternh.gov>

Agenda

Danielle Capalbo <dcapalbo@alumni.upenn.edu>

Tue, Aug 26, 2025 at
7:46 AM

To: Greg Bisson <gbisson@exeternh.gov>

Hello Greg, it's been two years I believe that I participated in the committee. Over the period, I gained insight in how the town operates. As I recently switched job, the work is much more demanding. I would therefore like to pause my volunteering.

Thank you for giving me an opportunity to listen at these meetings.

Danielle

On Mon, Aug 25, 2025 at 2:52 PM Greg Bisson <gbisson@exeternh.gov> wrote:

[Quoted text hidden]



Pam McElroy <pmcelroy@exeternh.gov>

Fwd: Maisie Sanderson is leaving town

2 messages

Niko Papakonstantis <npapakonstantis@exeternh.gov>

Fri, Aug 29, 2025 at 6:05 AM

To: Melissa Roy <mroy@exeternh.gov>, Pam McElroy <pmcelroy@exeternh.gov>

Good morning,

If possible, please add to the packet under resignations.

Thanks,

NP

----- Forwarded message -----

From: **Steven Jones** <stevenclarkjones@gmail.com>

Date: Thu, Aug 28, 2025 at 8:53 PM

Subject: Maisie Sanderson is leaving town

To: Niko Papakonstantis <npapakonstantis@exeternh.gov>

CC: maisie sanderson <maisiesanderson4014@gmail.com>

Niko,

Maisie Sanderson is moving to Alton. In her short tenure she has been a terrific addition to the Pairpoint Park Stakeholders Advisory Committee, but unfortunately she will shortly no longer be an Exeter resident, she says. She has resigned from the committee, effective after our meeting this evening.

-Steve

Pam McElroy <pmcelroy@exeternh.gov>

Fri, Aug 29, 2025 at 6:39 AM

To: Niko Papakonstantis <npapakonstantis@exeternh.gov>

Cc: Melissa Roy <mroy@exeternh.gov>

Good morning. Received. Thank you.

Pam McElroy

Town of Exeter

Senior Executive Assistant, Town Manager's Office

603-773-6102

[Quoted text hidden]



Barbara Mcevoy <bmcevoy@exeternh.gov>

Resignation

1 message

Mark Lemos <mark.lemos01@gmail.com>
To: Barbara McEvoy <bmcevoy@exeternh.gov>

Wed, Aug 13, 2025 at 6:42 PM

Hello,

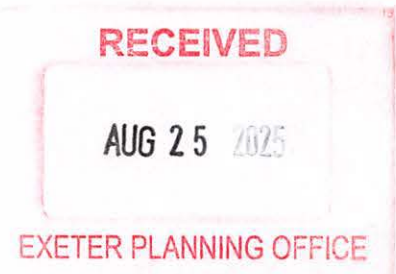
To whom it may concern, I am writing to inform you that I need to resign from my position as an alternate of the ZBA following the upcoming meeting on 08/19/2025 (making my effective resignation date 08/20/2025).

This is due to my moving out of Exeter to Salt Spring Island in British Columbia, Canada.

It has been a great honor to have served Exeter during my stay here and I thank everyone for the opportunity.

Thank you,

Mark Lemos



August 27, 2025

Mr. Niko Papakonstantis
Chair, Select Board
Town of Exeter
10 Front Street
Exeter, NH 03833

Re: Exeter Zoning Board of Adjustment

Dear Niko,

The Zoning Board is currently short one voting member as Theresa Page has, unfortunately, moved away from Exeter. On behalf of the Board, I would like to request that alternate member Laura Montagno be appointed a voting member with a term running through April 2027.

With Laura as a voting member and with the announcement at our last meeting that alternate member Mark Lemos will also be leaving Exeter, we will soon have three vacancies for alternate members.

As of early September, ZBA membership will be:

Robert Prior, Chair
Laura Davies, Vice Chair
Esther Olson-Murphy, Clerk
Kevin Baum, Voting Member
Laura Montagno, Voting Member
Martha Pennell, Alternate Member
John Dal Santo, Alternate Member

I would appreciate the Select Board's consideration of possible candidates for the ZBA and your also making an announcement at the next Select Board meeting that there are multiple positions available on the ZBA.

Many thanks,



Robert V. Prior
Chair, Exeter Zoning Board of Adjustment

Discussion/Action Items

Drought Update



TOWN OF EXETER, NEW HAMPSHIRE

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www.exeternh.gov

Memo

To: Melissa Roy

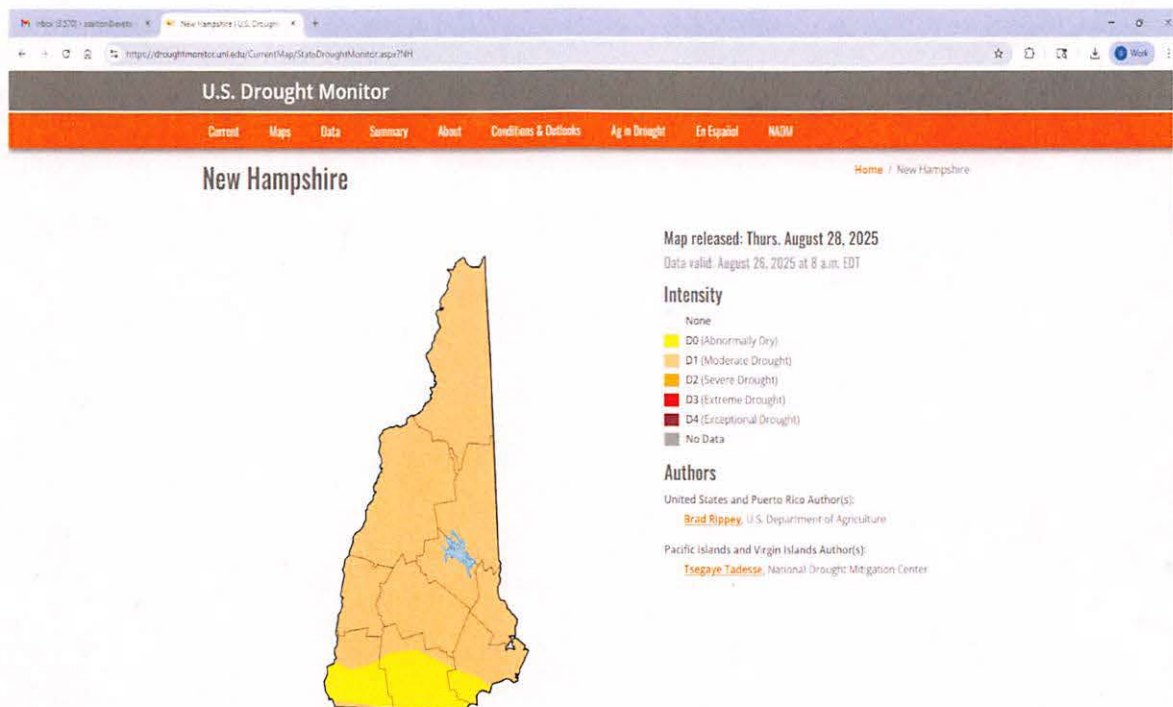
From: Stephen Dalton

CC: Stephen Cronin, Pam McElroy

Date: August 28, 2025

Re: Water Restriction

The U.S. Drought Monitor dated August 28, 2025, has indicated that more of the state has been classified as being in a moderate drought (D1). The Town water supplies are decreasing. Due to these conditions the Public Works Department recommends that the Select Board increase the water restriction beyond the current Level 2 restriction.



Rapid Intubation Sequence



EXETER FIRE DEPARTMENT

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Advanced Life Support / EMS - Fire Suppression - Health Department - Emergency Management

INTEROFFICE MEMORANDUM

TO: MELISSA ROY, ACTING TOWN MANAGER
FROM: JUSTIN PIZON, FIRE CHIEF
SUBJECT: RSI & EXETER HOSPITAL COLLABORATION
DATE: AUGUST, 26 2025

A handwritten signature in black ink, appearing to be "JP", is written over the "FROM" line of the memorandum.

Hi Melissa,

Can you please add me to the Select Board agenda for the September 2nd meeting? I would like to come in and address the board regarding the rapid sequence intubation (RSI) initiative the fire department started late in 2024 and provide an update on a collaboration with Exeter Hospital BILH. I will also provide an update on ambulance billing. Though there is nothing solidified I will share where we stand today.

Please let me know if you have any questions or concerns and thank you,

Justin

"A Tradition of Service"

EMS Reimbursable Rate Litigation

Permit Verbiage Updates



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MEMORANDUM

TO: Select Board

DATE: 9/2/25

FROM: Melissa Roy 
Interim Town Manager

RE: Permit Additions

Administrative updates are requested on 2 permit applications: Peddling/Soliciting/Vending and Town House Common Mobile Vending.

Add: Liability Insurance Required: Certificate of Insurance and endorsement/provisions to be submitted with completed application.
Required Amounts: General Liability/Bodily Injury/Property Damage: \$1,000,000 per occurrence, \$2,000,000 aggregate; the Town of Exeter must be listed as additional insured.

Add: Complete Ordinance 802 is available on the Exeter website at exeternh.gov/bcc/town-ordinances or upon request.

These additions are already included in other permits pertaining to Ordinance 8.

MR/pam



Town of Exeter
10 Front Street
Exeter, NH 03833

Phone: 603-773-6102 Email: pmcelroy@exeternh.gov

PERMIT APPLICATION FOR PEDDLING – SOLICITING – VENDING 802
(See separate application for Mobile Vending)

Permit Fee: \$25.00 per day or \$100.00 per week or \$250.00 per calendar year or any part thereof, in accordance with Town Ordinance 802; to be submitted with permit application. Permit fee is non-refundable.

Liability Insurance Required: Certificate of Insurance and endorsement/provisions to be submitted with completed application. Required Amounts: General Liability/Bodily Injury/Property Damage: \$1,000,000 per occurrence, \$2,000,000 aggregate; the Town of Exeter must be listed as additional insured.

Today's Date: _____

Representative Information:

Name: _____

Street Address: _____ Town/State/Zip: _____

Phone#: _____ Email: _____

Organization Information:

Name: _____ Organization Tax ID#: _____

Street Address: _____ Town/State/Zip: _____

Phone#: _____ Email: _____

Dates of Activity: _____ Times of Activity: (9AM to 9PM limit): _____

Type of Activity: _____

Requested location(s) of peddling, soliciting or vending: (The use of Swasey Parkway requires an additional application acquired through Parks & Recreation).

Method of Peddling/Soliciting/Vending: _____

Attach copies of proposed contracts, agreements, promotional or other materials used in peddling/soliciting/vending.

Motor Vehicle Information:

License plate#: _____ State: _____ Vehicle Description: _____

License plate#: _____ State: _____ Vehicle Description: _____

Attach additional sheet if necessary.

Complete the following information for each individual involved:

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

This permit is issued to the representative/organization listed on this permit for the purpose indicated on this permit. This permit shall be valid for said representative/organization only during the time and dates indicated on this permit. This permit is non-transferable.

Town of Exeter Ordinance: 802

To regulate Vendors, Hawker, Peddlers, Solicitors, and other Itinerant Vendors, and Door-to-Door Solicitations and Canvassing.

Town of Exeter Ordinance: 802.1

Requirement: No person, partnership, corporation, or other entity, whether maintaining permanent location in the Town of Exeter or not, may sell, barter, purchase, or otherwise carry on commerce in goods or services within the Town of Exeter, or attempt to do so, through door-to-door solicitations, or on the streets, sidewalks, or other property of the Town without first applying for and receiving a permit to do so from the Town of Exeter.

Complete Ordinance 802 is available on the Exeter NH website at exeternh.gov/bcc/town-ordinances or upon request.

For Town Use:

Date Application Received: _____

Fee Received: \$ _____ Cash: ☐ Check #: _____

Police Chief: _____

Date: _____

Fire Chief: _____

Date: _____

Highway Dept.: _____

Date: _____

Code Enforcement Officer: _____

Date: _____

Health Officer: _____

Date: _____

Approved as authorized by the Select Board/Designee:

_____ Date



Town of Exeter
10 Front Street
Exeter, NH 03833

Phone: 603-773-6102 Email: pmcelroy@exeternh.gov

PERMIT APPLICATION FOR TOWN HOUSE COMMON MOBILE VENDING 802

Fee: \$1,200.00 per calendar year (or prorated monthly), in accordance with Town Ordinance 802.9

PERMIT FEE: To be submitted with permit application. Permit fee is non-refundable.

Mobile Vending will occur at Town House Common Municipal Parking Lot within designated parking spaces.

Liability Insurance Required: Certificate of Insurance and endorsement/provisions to be submitted with completed application. Required Amounts: General Liability/Bodily Injury/Property Damage: \$1,000,000 per occurrence, \$2,000,000 aggregate; the Town of Exeter must be listed as additional insured.

Today's Date: _____

Representative Information:

Name: _____

Street Address: _____ Town/State/Zip: _____

Phone#: _____ Email: _____

Business Information:

Name: _____ Organization Tax ID#: _____

Street Address: _____ Town/State/Zip: _____

Phone#: _____ Email: _____

Dates of Activity: _____ Times of Activity: (7AM to 9PM limit): _____

Type of Product to be Sold: _____

Attach copies of proposed contracts, agreements, promotional materials, or other materials designed to be used in mobile vending.

Mobile Vending Unit Information:

License plate#: _____ State: _____ Vending Unit Description: _____

Complete the following information for each individual involved:

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

Name: _____ DOB: _____ SS#: _____

This permit is issued to the representative/business listed on this permit for the purpose indicated on this permit.
This permit shall be valid for said representative/business only during the time and dates indicated on this permit.
This permit is non-transferable.

Town of Exeter Ordinance 802:

To regulate Vendors, Hawkers, Peddlers, Solicitors and other Itinerant Vendors, and Door-to-Door Solicitations and Canvassing, Mobile Vending.

Town of Exeter Ordinance: 802:1

Requirement: No person, partnership, corporation or other entity, whether maintaining permanent location in the Town of Exeter or not, may sell, barter, purchase, or otherwise carry on commerce in goods or services within the Town of Exeter, or attempt to do so, through door-to-door solicitations, or on the streets, sidewalks, or other property of the Town without first applying for and receiving a permit to do so from the Town of Exeter.

Town of Exeter Ordinance 802:9

Mobile Vendors shall not conduct their mobile vending business in such a way as would restrict or interfere with the ingress or egress of the abutting property owner or tenant, create or become a public nuisance, increase traffic congestion or delay, or constitute a hazard to traffic, life or property, or an obstruction to adequate access to Fire, Police or Town/State vehicles;

A vendor selling from a mobile vending unit shall not stop, stand or park their mobile vending unit upon any public location, public parking space or public street for the purpose of selling under any circumstances, except through the acquisition of a Mobile Vendor Permit and/or by the parking ordinances of the Town unless specifically authorized to do so by the Select Board or designee;

Mobile Vendor is responsible for removal of their own trash.

Mobile vending units, approved signage and garbage receptacles must be removed daily.

Dumping of grease, oil or greywater is strictly prohibited.

Mobile Vending Permits must be applied for at least two (2) weeks prior to the beginning of approved start of business at the permitted location. Blackout dates may apply due to special event scheduling.

Additional Specifications Related to Town House Common Mobile Vending:

Unless otherwise approved by the Select Board or designee, mobile vending will be limited to six (6) designated spaces in the public parking lot abutting Town House Common. Parking on greenspace is prohibited.

Unless otherwise approved by the Select Board or designee, mobile vending in the Town House Common public parking lot will be allowed year-round January 1 through December 31 of the calendar year specified on the approved permit, Sunday – Saturday 7:00 AM – 9:00 PM.

Signage will identify designated spaces as reserved for mobile vendors, and will refer potential automobile parkers to a website page for access to the schedule of reserved mobile vending dates and times. Violators will be towed at the owner's expense.

Complete Ordinance 802 is available on Exeter NH website at exeternh.gov/bcc/town-ordinances or upon request.

.....

For Town Use:

Date Application Received: _____

Fee Received: \$ _____ Cash: ☐ Check #: _____

Approval: Code Enforcement Officer: _____ Date: _____

Health Officer: _____ Date: _____

Highway Superintendent: _____ Date: _____

Exeter Police Chief: _____ Date: _____

Police Dept Notes: _____

Approved as authorized by the Select Board/Designee: _____ Date _____

Train Committee Reinstatement



TOWN OF EXETER, NEW HAMPSHIRE

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www.exeternh.gov

MEMORANDUM

TO: Select Board

DATE: August 29, 2025

FROM: Melissa Roy, Interim Town Manager RE: Exeter Train Committee Charge

We are looking to reinstate the Exeter Train Committee. Please review the proposed Exeter Train Committee Charge.

Exeter Train Committee Charge

Purpose

The Train Committee is established to advocate for and support efforts to expand and promote increased train service and ridership in Exeter. The committee will advise and collaborate with key town departments and boards on train-related priorities.

Responsibilities

- Advise the:
 - Select Board
 - Town Manager
 - Economic Development Department
 - Planning Board
 - Budget Recommendations Committee
 - Department of Public Works (DPW)
- Provide input on:
 - Train station construction, renovation, maintenance, and operation
 - Development of a long-term train enhancement strategy
- Coordinate efforts with other local boards, committees, and departments as appropriate.
- Submit an annual report to the Select Board for inclusion in the Town's Annual Report.
- Abide by NH State "Right-to-Know" laws (RSA Chapter 91-A).

Membership Structure

Role	Residency	Term	Voting Status
Member #1	Exeter Resident	1 Year	Voting
Member #2	Exeter Resident	2 Years	Voting
Member #3	Exeter Resident	3 Years	Voting
Alternate #1	Exeter Resident	1 Year	Voting when needed
Alternate #2	Exeter Resident	1 Year	Voting when needed
Select Board Representative	N/A	N/A	Non-Voting
Ex Officio Member	N/A	1 Year	Non-Voting
Exeter Area Chamber of Commerce	N/A	3 Years	Non-Voting
Economic Development Director (Staff Support)	N/A	N/A	Non-Voting

Note: Members are appointed by the Select Board. The Board will conduct interviews for all applicants.

Terms and Officers

- Initial resident member terms will be staggered (1, 2, and 3 years), then all terms will be 3 years, ending April 30 annually.
- Members may be reappointed.
- Officers: Chairperson, Vice-Chairperson, Clerk (elected annually; renewable terms)

Meetings

- Monthly meetings are scheduled.
- Open to the public under the NH Right-to-Know law (91:A).

Should the Select Board decide to accept the attached Exeter Train Committee Charge, as proposed, a suggested motion follows.

Motion: The Exeter Select Board approves the updated Exeter Train Committee Charge as reviewed and suggested.

Tax Collector Appointment



TOWN OF EXETER, NEW HAMPSHIRE

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www.exeternh.gov

MEMORANDUM

TO: Select Board

DATE: August 28, 2025

**FROM: Melissa Roy
Interim Town Manager**

RE: Tax Collector Appointment

Per Warrant Article 43, approved by the voters in March 1984, the position of Town Manager in Exeter also encompasses the responsibilities and title of Tax Collector. Accordingly, when the Select Board voted to appoint Melissa Roy as Interim Town Manager at its meeting on August 18, 2025, the intent was for Ms. Roy to assume both roles.

Following consultation with legal counsel, the Mitchell Municipal Group has advised that the Select Board should formally appoint Ms. Roy as Interim Tax Collector in addition to her appointment as Interim Town Manager to ensure full compliance with statutory and administrative requirements.

37:16 Acting as Collector of Taxes. – Any town which shall have adopted the provisions of this chapter may at the annual or a special meeting, under a proper article in the warrant, vote to authorize the selectmen to appoint the town manager to also be collector of taxes within and for such town and to fix his compensation therefor. In such case, and while such vote is in effect, the town shall not vote to elect a collector of taxes.

Suggested Motion:

Move to appoint Melissa Roy, Interim Town Manager, to also serve as Interim Tax Collector, in accordance with Warrant Article 43 (March 1984) and upon the recommendation of legal counsel.

Tax Abatements, Veteran's Credits & Exemptions

Permits & Approvals

Park Improvement Fund – Spray Pad



EXETER PARKS & RECREATION

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TOWN OF EXETER MEMORANDUM

TO: Melissa Roy, Interim Town Manager
FROM: Greg Bisson, Director of Parks and Recreation
David Tovey, Assistant Director of Parks and Recreation
Corey Stevens, Finance Director
RE: Park Improvement Fund Spending Request - Spray Pad Renovation
DATE: 09/02/2025

The municipal spray pad, constructed in 2007 by the Water Department, holds the distinction of being the first facility of its kind in New Hampshire. Since its initial construction, the spray pad has aged significantly and is now showing substantial signs of deterioration. One of the most pressing concerns is the daily loss of approximately 500 gallons of water. The system is also struggling to maintain proper water chemistry in accordance with safety standards, largely due to aging infrastructure and ongoing piping failures. These failures have led to the closure of several spray pad features.

Our department currently has the personnel in place to move forward with a renovation that emphasizes both cost efficiency and quality. Parks Foreman Scott Thomas brings valuable expertise from his time at Water Country, where he gained extensive experience constructing water park attractions. With his guidance, we have developed a comprehensive renovation plan to restore the facility, improve water management, and extend the spray pad's lifespan.

The renovation will begin with a complete redesign of the water management system. A new 3,000-gallon tank will be installed in the nearby green space to prevent contaminants from the adjacent parking lot from entering the water supply. The piping will be rerouted to allow continuous filtration and circulation, even during non-operational hours. This adjustment will improve water quality and simplify routine maintenance. The spray pad's pump system will be connected to the new tank but will function independently of the filtration system. To maintain proper water levels, a new makeup water line will also be installed.

One of the common issues faced by pool operators in Exeter is the challenge of adding makeup water without introducing chloramines. Chloramines are undesirable in recreational water systems due to the requirement for zero parts per million. The upgraded system will help reduce the use of such chemicals and make it easier to maintain balanced, safe water conditions.

Following these upgrades, the existing spray pad surface will be carefully cut to access the damaged underground piping. All fractures and leaks will be identified and repaired. Inoperable spray features will be repositioned for reactivation. Once all repairs are complete, the concrete surface will be restored and coated with a new rubberized material that seals cracks, prevents

future leaks, and provides a safe, slip-resistant surface for users. In the spring of 2025, the area surrounding the new tank will be covered with loam and sod to complete the landscaping.

Due to current staffing limitations, the department will not be able to complete the entire renovation using in-house labor alone. Instead, we will oversee all aspects of the project while contracting out most major tasks. Our in-house staff will complete two critical components: rerouting and replacing the piping system and applying the new rubber surface, both of which are essential to the project's success. All remaining tasks, including excavation, concrete cutting, tank installation, debris removal, backfilling, and concrete work, will be performed by outside contractors.

Securing a vendor for the tank installation and associated work was particularly challenging. Many vendors either declined to provide formal estimates or quoted prohibitively high costs. Ultimately, we identified two qualified vendors capable of meeting the project's timeline. Of these, Cover Bridge Construction presented a clear and comprehensive plan that includes tank installation, proper hole cutting, sand backfilling, removal of concrete debris, pipe excavation, and final concrete work. Additionally, Moore Concrete will perform all concrete cutting. As the only vendor with extensive experience working on municipal projects for the Town, Moore Concrete is well-qualified for this role.

This renovation is expected to significantly reduce water and chemical use, improve water quality and safety, and extend the overall lifespan of the spray pad. The department is committed to ensuring the project is completed to a high standard while remaining cost-effective and sustainable for years to come.

Subcontractors:

1. **Tank Installation:** Two Vendors

Select Excavation: \$18,647.54

Covered Bridge Construction: \$11,000 ←

Motion: *To authorize the Parks and Recreation Department to contract with Covered Bridge Construction in the amount of \$11,000 to be paid from the Parks Improvement Fund, to install the 3,000-gallon tank for the Dan Healy Spray Pad.*

2. **Concrete Cutting:** (Sole Source)

Moore Concrete Cutting: \$3600 ←

Motion: *To authorize the Parks and Recreation Department to contract with Moore Concrete Cutting in the amount of \$3600 to be paid from the Parks Improvement Fund, to renovate the Dan Healy Spray Pad.*

3. Concrete and Backfill:

Moore Concrete Cutting (Sub): \$13,900

Covered Bridge Construction: \$12,750 ←

Motion: *To authorize the Parks and Recreation Department to contract with Covered Bridge Construction in the amount of \$12,750, to be paid from the Parks Improvement Fund. This contract is for the purpose of clearing and exposing the pipes to facilitate repairs, backfilling, and re-concreting those areas at the Dan Healy Spray Pad.*

4. Parks and Recreation:

Dura Rubber Coating: \$4500, includes shipping and handling

Misc Materials (PVC Pipes, Fittings, etc.): \$3000

Motion: *To authorize the Parks and Recreation Department to utilize \$7500 from the Parks Improvement Fund to purchase materials and supplies to complete the Dan Healy Spray Pad renovation.*

Total to complete the Spray Pad Renovation Project: \$34,850

Current Balance of Park Improvement Fund: \$48,895, ending balance of \$14,045

The department has submitted a grant application to Life Floor, the industry leader in rubber tile surfacing for aquatic play areas. Each year, Life Floor awards two complete surfacing installations nationwide. We have obtained a formal quote from the company for our spray pad, but the cost of procurement and installation would not be financially feasible without grant funding. The estimated value of the grant is approximately \$100,000. If awarded, the department will move forward with installing Life Floor tiles in place of the originally planned rubberized coating. This premium surface will enhance safety, durability, and long-term maintenance while aligning with best practices for spray pad surfacing.

Respectfully Yours,

Greg Bisson, Director

Exeter Parks and Recreation

Exeter Hospital Community Grant Agreement



Exeter Hospital Community Grant Agreement

Grantor:	Exeter Hospital, Inc.
Grantee:	Exeter Parks and Rec Dept
Project Title:	Senior Programming through Exeter Parks & Recreation Department
Total Award:	\$30,000 over a 1-year period Year 1: \$30,000
Award Period:	October 1, 2025 (Start Date) – September 30, 2026 (End Date)
Payment Schedule:	A one time check will be awarded.

The 2022 Exeter Hospital Community Health Needs Assessment identified mental and behavioral health, access to care, transportation, social determinants of health and needs of older adults and other underserved populations as the pressing health care needs in the Exeter Hospital Community Benefits Service Area. At the May 2024 Exeter Hospital Board of Trustees meeting, the Board approved funding to address these pressing needs through community grant awards.

Funding Disbursement Schedule and Invoicing

Grant funds will be disbursed in one payment, **of \$30,000 before September 30, 2025.**

To initiate the disbursement, Grantee will provide the Grantor an invoice that includes: Payee Name (who the check should be addressed to), Address, Phone Number, Dates of Service, Brief Description with reference to this grant agreement, Invoice Payment Amount, Unique Invoice Number, Federal Tax ID and DUNS (if applicable). See Appendix A for a sample invoice.

Grantee Requirements

Scope of Work

Attached as Appendix B and C are the agreed upon Scope of Work and Budget. Activities will be conducted between October 1, 2025 and September 30, 2026 (the Award Period).

Any adjustments to the Scope of Work and/or Budget variances must be submitted to the Grantor and authorized in writing, prior to making any changes in spending.



Metrics and Reporting Schedule

Grantee will work with the BILH Director of Evaluation and Data ("Evaluator") to define and determine the impact of the funded proposal. In general the evaluation will answer:

- To what extent have the funds supported your organization in meeting its identified program goals?

Metrics to be reported are:

- Number and demographics of individuals utilizing the services including zip codes
- Number and types of activities offered to participants during the grant period
- Any outcomes collected during the grant period

During the grant implementation period (approximately October 1, 2025 – September 30, 2026), Grantees are expected to:

- Implement program activities and collect and report on data as defined in the grant submission
- Participate in technical assistance calls with Evaluator as needed.
- Participate in a mid-year progress check-in in March 2026. This may be in person or by phone.
- Submit a year end report in the Community Benefits Database
- Provide data for two additional years post-grant term

All written reports must be entered in the BILH Community Benefits Database (CBD).

Report Due	Reporting Period
October 15, 2026	October 1, 2025 – September 30, 2026
October 15, 2027	October 1, 2026 – September 30, 2027
October 15, 2028	October 1, 2027 – September 30, 2028

Award Conditions

Grantee agrees and consents to the following conditions of the grant:

Grantee has provided Grantor with verification of the Grantee's public charity status under Sections 501(c)(3) of the Internal Revenue Code and agrees to notify the Grantor of any change in the Grantee's status that takes place during the Award Period.

Grantee will use the grant funds exclusively for the purposes and objectives specified in the approved proposal submitted to Grantor.

Grantee will be awarded a grant in the amount listed on page 1 of this agreement, to be disbursed based on the final approved budget.

- Any additional costs and expenses needed to complete Grantee's participation in the Project will be the sole responsibility of the Grantee.
- No disbursement will be made until the Grantee has provided the Grantor with a signed IRS Form W-9. The Grantor will not reimburse for expenses incurred before the Start Date nor after the End Date of the Award Period.

- Grantee shall provide to the Grantor any records relevant to the Project that the Grantor requests.
- Grantee agrees to regular communication with Grantor and regular review of progress being made. Unsatisfactory reviews or actions not in accordance with the grant agreement may result in probationary periods and/or immediate termination of the award and this agreement.

Grantor may terminate this agreement at any time upon thirty (30) days' prior written notice to Grantee, or immediately upon any breach of the terms and conditions of this agreement.

Transferring Funds

Grantee shall not, under any circumstance, transfer, assign or encumber any portion of the grant. The Grantee agrees that the grant funds will not be expended, transferred, or used for any purpose or in any fashion that is prohibited by an applicable law of the United States.

Communication and Publicity

Grantee agrees that in all media, such as printed materials, social media, annual reports and any press releases or articles publicizing this grant, the Grantor shall be recognized in the following manner: "Exeter Hospital community grant funding." No press release, advertising, sales literature or other written statements or oral statements to the public in connection with or alluding to this grant having contained any reference to the Grantor or its affiliates, shall be made by any Party without the prior written approval of the other party. Grantee agrees to forward any draft public statements, as described above, to the Grantor at least five business days in advance.

Data Sharing and Use

Grantee agrees to grant the Grantor the right to access, possess and use (including sharing with third parties) any non-identifying information or data developed or produced by Grantee (or anyone working on Grantee's behalf) as part of the work covered by this Agreement, and any similar information or data provided to Grantee by another party for use in the work covered by this Agreement. Grantee will provide such information or data upon request, and Grantee is responsible for maintaining the confidentiality and security of such information or data, and removing any personally identifiable information (e.g., name, address, phone number, social security number) from any such information or data provided to the Grantor.

**Liability**

Grantee acknowledges and agrees, in undertaking the Project, Grantee is acting on Grantee's own behalf, and the Grantor is not and shall not be liable for any acts or omissions of Grantee. Further, Grantee is solely responsible and liable to the Grantor for the actions of Grantee's employees, volunteers, contractors, subcontractors and other individuals or entities performing work on Grantee's behalf.

Choice of Law, Venue

This agreement shall be interpreted according to the laws of New Hampshire without regard to or application of choice-of-law rules or principles. Grantee hereby consents to the jurisdiction of any state or federal court of competent jurisdiction in the state of New Hampshire for any litigation arising from this agreement.

Unspent Funds

In the event that Grantee does not expend all grant funds by the end of the Award Period or termination of this Agreement, Grantee shall notify Grantor. It shall be within Grantor's sole discretion whether to direct Grantee to establish a no-cost extension to extend the amount of time for activities or return such funds. Should Grantor require the return of the unexpended funds Grantee shall timely return such funds to Grantor. A detailed description of funds spent and funds remaining will be required at the end of each grant year.

IN WITNESS WHEREOF, this Grant Agreement is signed by:

Exeter Hospital, Inc.

Exeter Parks and Rec Dept

Name: Deb Cresta

Title: President

Date:

Name:

Title:

Date:

Appendix A: Sample Invoice

Note: Below are the required fields for invoicing Grantor. Grantees are welcome to customize the invoice further per their organization's needs.

To: Beth Israel Lahey Health

For: Exeter Hospital Community Benefits Grant

Invoice #: 1 (invoice number must be unique)

Federal Tax ID #: XX-XXX-XXXX

DUNS # (if applicable): XX-XXX-XXXX

Billing Period: 10/1/25-9/30/26

Summary of Services: [Refer to grant agreement and provide brief summary of planned activities]

Funding Amount Requested: [\$XX.00]

Make check payable to: [XYZ Organization]

Contact: [Contact Info and Organization Name and Address, including telephone number and email]

Appendix B: Scope of Work / Project Proposal

Project Description, Context, and Anticipated Reach

Exeter Parks & Recreation will offer a variety of popular programs for older adults, at little to no cost, starting October 2025. We also would like to use a small portion of the grant to match the town's portion of hiring a part time Senior Program Coordinator for 1 year, in hopes the town will fully subsidize a part time employee (if no additional funding is awarded in 2025). Below is a list of programs we plan to use BILH grant money:

1. Senior Luncheons. Our monthly senior luncheons continue to be one of our most popular programs offered to older adults. If it weren't for space constraints, we would have over 100 people in attendance each month. These events offer so many important benefits to the community; they provide an opportunity to socialize and make new friends, to share a good meal with their neighbors, listen to entertainment like a classic fiddle band or second graders sing songs, it is a time to hear about what Exeter Parks & Recreation and other Senior Service Providers have to offer for them.
2. Health, wellness & Fitness Classes. Thanks to BILH, we have increased the number of health, wellness & fitness classes offered to the community at little to no cost! Programs such as Adult Lunch & Games and Adult Strength & Balance have been added to our senior program offerings and have been addressing issues such as social isolation, physical and mental health and improving quality of life. We are excited to continue to offer these programs to older adults who are not able to participate due to financial constraints and mobility issues. We plan to use these funds to purchase supplies and/or pay instructors so there is little to no cost to participants. EPRD will offer these programs at our NEW Multi-Generational Community Center that is opening in September 2025. Programs in this category we will focus on are: chair yoga, stretch & strength, balance, dancing and social activities like table games, educational/learning, crafts and painting.
3. Senior trips. Our trips are another fan favorite and often sell out fast. In 2024 we brought a group of 39 people to visit New York City in December and received great feedback! We have since opened registration for two additional coach bus trips, which are filling up. We intend to use a portion of the grant to subsidize a coach bus for 2 trips to keep registration fees low enough so anyone can join. We also intend to use a portion of the grant (Day Trips for seniors line item in our grant budget) to help subsidize a portion of the fees for our van trips so people on a fixed income can join.
4. Part Time Senior Coordinator. Since being awarded this grant in 2024, EPRD has hired a talented Senior Coordinator who is already making a positive impact on the community. Additional funding would allow us to continue our current operations with our new staff person with zero increase in our Senior Coordinator budget. The Town of Exeter is already planning for a challenging budget year in 2026 due to increases in health insurance as well as implementation of three new union contracts. Therefore, each department of the Town has been tasked with 'tightening their belts' in regards to budgeting. Similar to the last grant round, we will use a portion of the grant (\$8,600) as a partial match to the town's portion to alleviate the burden on tax payers.

The greatest need we are seeing is the need for social interaction and financial stability. We hear too often that seniors are lonely and are looking for social activities. The main challenges they face are either financial or transportation. We have the transportation and thanks to BILH, we have been able to increase affordable programming and have seen new community members that normally would not have been able to attend a program, event or luncheon due to financial hardship. BILH funding would lessen the financial burden on the department and enable us to offer programs at little to no cost to a population that desperately needs interaction.

The population that our projects will primarily focus on are older adults, ages 50+. Although we define "Seniors" as ages 50+, many people on the younger side have the means to participate in programs they chose and travel to destinations they desire. Therefore, we will focus on older (ages 70+) low-income adults who are living on more of a fixed income and may no longer drive or have mobility issues.

Social isolation has been a key challenge for older adults since the pandemic and we plan to address this challenge with all of our proposed projects. Food insecurity is another challenge we see with lower income adults, our luncheons will help alleviate that challenge. Physical and mental health will be addressed in programs such as chair yoga, aqua zumba and stretch/strengthening classes.

Exeter Parks & Recreation already reaches many people in the area and we continue to meet more and more people thanks to new programs and events that were made possible through BILH funding. We estimate to reach more individuals through continued outreach and partnerships with organizations like the YMCA, Exeter Senior Housing Authority (low-income senior housing) and other local recreation departments.

Project Goals:

1. Part-time senior program coordinator: EPRD will retain 1 part-time Senior Coordinator (S & M) to work on Senior Programming similar to other communities with a dedicated staff person for seniors (A) to increase and expand on senior programs that are low-cost, inclusive and meet the needs of this demographic (R) within two months of being posted (T).
2. Senior Luncheons: EPRD will organize and offer monthly senior lunches (12 in total) starting October 2025 for older adults ages 50+ to address issues such as social isolation and food insecurity (S). Our goal is to have at least 50 people attend each of these 12 luncheons and each luncheon our goal is to have at least 5 new participants (M), similar to our past senior luncheons (A). These luncheons align with our goals to be inclusive as they will be little to no cost and we offer transportation, address participants' needs for community connectedness and nutritious food (R). We will have our 12th senior luncheon in September 2026 (T).
3. Health, Wellness & Fitness Classes: EPRD will offer at least 5 new health, wellness and fitness classes to adults ages 50+, these programs will increase quality of life by improving participants physical and/or mental health, create new friendships and learning a new skill within the designated program (S). Our goal is to offer 5 new programs, tracked within our registration software, that we currently do not offer by January 2026 (M). A successful new program will be determined by meeting the minimum number of participants required to run the class/program

(minimum number of participants varies from class to class). EPRD is constantly looking for and offering new programs, but the goal is to make a sustainable program whereas participants continue to register session after session (A). These programs will align with our mission and vision statements; they will be affordable, inclusive, accessible and designed to promote an active, healthy and engaged community (R). We hope to meet these goals by January of 2026. Once Accomplished, we plan to add an additional 2-3 new successful/sustainable programs (T).

Appendix C

Project Budget

BUDGET CATEGORIES					Budget Granted from BILH - Year 2	Spent	Remaining
A. Personnel (including time spent on evaluation-related tasks)							
	Position	Effort (FTE)	Base Salary (w/ fringe)	Requested Salary (w/ fringe)			
1	Part-time Senior Coordinator			\$8,000.00	\$ 8,000		
2	FICA/MEDI			\$600.00	600		
3				\$0.00			
4				\$0.00			
6				\$0.00			
7				\$0.00			
	Subtotal Personnel Cost				\$ 8,600		
B. Contractual/Consultant Services							
1	Day Trips for Seniors			\$7,600.00	\$ 7,600		
2	Program Instructors			\$5,300.00	\$ 5,300		
3	Senior luncheons			\$6,000.00	\$ 6,000		
	Subtotal Consultant Cost				\$ 18,900		
C. Non-Personnel Direct Program Costs (e.g. Travel, Supplies, Equipment, Stipends, Etc.)							
1	Luncheon Supplies			\$1,500.00	\$ 1,500		
2							
5							
8							
	Subtotal Non-Personnel Direct Program Cost				\$ 1,500		
D. Sub-Grantee / Partner Costs (if applicable)							
	Name of Sub-Grantee organization, brief description of role						
1						\$0.00	
2						\$0.00	
	Subtotal Sub-Grantee Cost				\$ -	\$0.00	\$0.00
E. Other Evaluation-Related Costs (recommend that total evaluation costs are 10% of the budget)							
1	Postage			\$1,000.00	\$ 1,000.00		
2							
	Subtotal Evaluation-Related Cost				\$ 1,000.00		\$0.00
F. Other Administrative and Overhead Costs (See RFP for Maximum Allowed)							
1						\$0.00	
2						\$0.00	
	Subtotal Admin and Overhead Cost				\$ -	\$0.00	\$0.00
	TOTAL				\$ 30,000	\$0.00	\$30,000.00

Donation Acceptance Approval



TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 • FAX 772-4709

www.exeternh.gov

DONATION ACCEPTANCE FORM

Name of Donor: THE CASTRO FAMILY - DEANNA CASTRO

Contact Information (address, phone, email): (978) - 821-5660
DEANNA CASTRO @ COMCAST.NET

Description of Donation: BALLISTIC K9 VEST FOR K9 BOBO

Conditions of Acceptance or Donor Designation: N/A - FAMILY REQUESTED
"IN LOVING MEMORY OF DUKE" BE ACKNOWLEDGED

Intended Use: BALLISTIC PROTECTION FOR POLICE K9

Donor Estimate of Current Value (non-cash): \$3,000

TOWN USE ONLY

Potential immediate or initial acquisition or installation cost, any on-going maintenance or replacement cost:

Remarks: _____

Selectboard: ACCEPTED / DENIED Date: _____

MS-1 – Summary Inventory of Valuation

Memorandum

To: Exeter Select Board

From: Janet Kenerson, CNHA
Scott P. Marsh, CNHA
Municipal Resources, Inc.,
Contracted Assessing Agents

Date: September 2, 2025

Re: MS 1 - Comparison

On the attached spreadsheet is a comparison of the MS1 report information from the 2024 and 2025 tax years. This report was generated from the Town's assessing system with the electric and gas utility assessments that are generated by the Town using the new utility formula for distribution only. Some utility and transmission assessments have not yet been received from the State, and we have made applicable adjustments to prior year amounts. We have provided a dollar change column and a % change column to assist you in reviewing the information.

Changes in assessments are a result of the continued residential and commercial property construction permits as well as physical changes because of subdivisions, lot line adjustments and cyclical property reviews.

The town's total taxable assessment (after exemptions and TIF retained value) increased around \$17,802,000 for this year. It should also be noted that the TIF retained value increased roughly \$2,078,000.

I hope this information is helpful and if there are any questions or additional data desired, please let me know.

MS-1 COMPARISON 2024-2025

VALUE COMPARISONS				
LAND	2024 TAX YR	2025 TAX YR	\$ CHANGE	% CHANGE
CURRENT USE	\$187,537	\$190,007	\$2,470	1.30%
CONSERVATION RESTRICT ASMNT	\$0	\$0	\$0	
DISC ESMNT	\$2,800	\$2,800	\$0	0.00%
DISC PRESERVATION ESMNT	\$1,100	\$1,100	\$0	0.00%
TAXATION OF FARM STRUCT	\$0	\$0	\$0	
RESIDENTIAL	\$966,496,705	\$972,857,205	\$6,360,500	0.65%
COMMERCIAL/INDUSTRIAL	\$193,827,295	\$193,679,195	-\$148,100	-0.08%
<u>TOTAL TAXABLE</u>	<u>\$1,160,515,437</u>	<u>\$1,166,730,307</u>	<u>\$6,214,870</u>	<u>0.53%</u>
EXEMPT/NON-TAXABLE	\$85,819,270	\$85,942,099	\$122,829	0.14%
BUILDINGS				
RESIDENTIAL	\$1,887,084,521	\$1,899,854,306	\$12,769,785	0.67%
MOBILE HOMES	\$148,899,500	\$150,671,400	\$1,771,900	1.18%
COMMERCIAL/INDUSTRIAL	\$414,458,817	\$414,508,895	\$50,078	0.01%
DISC PRESERVATION ESMNT	\$75,800	\$75,800	\$0	0.00%
<u>TOTAL TAXABLE</u>	<u>\$2,450,518,638</u>	<u>\$2,465,110,401</u>	<u>\$14,591,763</u>	<u>0.59%</u>
EXEMPT/NON-TAXABLE	\$366,632,000	\$375,237,900	\$8,605,900	2.29%
PUBLIC UTILITIES	\$70,619,500	\$71,341,600	\$722,100	1.01%
<u>VALUE BEFORE EXEMPTIONS</u>	<u>\$3,681,653,575</u>	<u>\$3,703,182,308</u>	<u>\$21,528,733</u>	<u>0.58%</u>
EXEMPTIONS				
DISABLED VET	\$1,318,800	\$1,318,800	\$0	0.00%
SCHOOL EXEMPTION	\$150,000	\$150,000	\$0	0.00%
MODIFIED ASSESSED VALUATION	\$3,680,184,775	\$3,701,713,508	\$21,528,733	0.58%
BLIND	\$90,000	\$90,000	\$0	0.00%
ELDERLY	\$31,714,706	\$32,735,355	\$1,020,649	3.12%
DISABLED	\$3,119,500	\$3,683,800	\$564,300	15.32%
SOLAR	\$2,638,500	\$2,702,000	\$63,500	2.35%
TOTAL OF EXEMPTIONS	\$37,562,706	\$39,211,155	\$1,648,449	4.20%
<u>NET VALUATION</u>	<u>\$3,642,622,069</u>	<u>\$3,662,502,353</u>	<u>\$19,880,284</u>	<u>0.54%</u>
LESS TIF RETAINED VALUE	\$159,380,372	\$161,458,500	\$2,078,128	1.29%
<u>NET TAXABLE VALUATION</u>	<u>\$3,483,241,697</u>	<u>\$3,501,043,853</u>	<u>\$17,802,156</u>	<u>0.51%</u>
VETERAN CREDITS	\$302,500	\$310,000	\$7,500	2.42%
TOTAL VALUATION	\$4,134,104,845	\$4,164,362,307	\$30,257,462	0.73%



Exeter
Summary Inventory of Valuation

Reports Required: RSA 21-J:34 as amended, provides for certification of valuations, appropriations, estimated revenues and such other information as the Department of Revenue Administration may require upon reports prescribed for that purpose.


Note: The values and figures provided represent the detailed values that are used in the city/towns tax assessments and sworn to uphold under Oath per RSA 75:7.

For assistance please contact:
NH DRA Municipal and Property Division
(603) 230-5090
<http://www.revenue.nh.gov/mun-prop/>

Assessor		
Scott Marsh		

Municipal Officials		
Name	Signature	
Daniel Chartrand		
Julie Gilman		
Molly Cowan		
Nancy Belanger		
Niko Papakonstantis		

Preparer		
Name	Phone	Email
Janet Kenerson	603-773-6110	jwhitten@exeternh.gov


Signature



New Hampshire
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Revenue Administration

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MS-1

Land Value Only

	Acres	Valuation
1A Current Use RSA 79-A	2,677.58	\$190,007
1B Conservation Restriction Assessment RSA 79-B	0.00	\$0
1C Discretionary Easements RSA 79-C	17.00	\$2,800
1D Discretionary Preservation Easements RSA 79-D	0.23	\$1,100
1E Taxation of Land Under Farm Structures RSA 79-F	0.00	\$0
1F Residential Land	3,496.00	\$972,857,205
1G Commercial/Industrial Land	1,122.21	\$193,679,195
1H Total of Taxable Land	7,313.02	\$1,166,730,307
1I Tax Exempt and Non-Taxable Land	4,275.93	\$85,942,099

Buildings Value Only

	Structures	Valuation
2A Residential	0	\$1,899,854,306
2B Manufactured Housing RSA 674:31	0	\$150,671,400
2C Commercial/Industrial	0	\$414,508,895
2D Discretionary Preservation Easements RSA 79-D	4	\$75,800
2E Taxation of Farm Structures RSA 79-F	0	\$0
2F Total of Taxable Buildings	0	\$2,465,110,401
2G Tax Exempt and Non-Taxable Buildings	0	\$375,237,900

Utilities & Timber

	Valuation
3A Utilities	\$71,341,600
3B Other Utilities	\$0
4 Mature Wood and Timber RSA 79:5	\$0
5 Valuation before Exemption	\$3,703,182,308

Exemptions

	Total Granted	Valuation
6 Certain Disabled Veterans RSA 72:36-a	0	\$1,318,800
7 Improvements to Assist the Deaf RSA 72:38-b V	0	\$0
8 Improvements to Assist Persons with Disabilities RSA 72:37-a	0	\$0
9 School Dining/Dormitory/Kitchen Exemption RSA 72:23-IV	0	\$150,000
10A Non-Utility Water & Air Pollution Control Exemption RSA 72:12	0	\$0
10B Utility Water & Air Pollution Control Exemption RSA 72:12-a	0	\$0
11 Modified Assessed Value of All Properties	0	\$3,701,713,508

Optional Exemptions

	Amount Per	Total Granted	Valuation
12 Blind Exemption RSA 72:37	\$15,000	6	\$90,000
13 Elderly Exemption RSA 72:39-a,b		196	\$32,735,355
14 Deaf Exemption RSA 72:38-b	\$0	0	\$0
15 Disabled Exemption RSA 72:37-b	\$125,000	31	\$3,683,800
16 Wood Heating Energy Systems Exemption RSA 72:70		0	\$0
17 Solar Energy Systems Exemption RSA 72:62		126	\$2,702,000
18 Wind Powered Energy Systems Exemption RSA 72:66		0	\$0
19 Additional School Dining/Dorm/Kitchen Exemptions RSA 72:23		0	\$0
19A Electric Energy Storage Systems RSA 72:85		0	\$0
19B Renewable Generation Facilities & Electric Energy Systems		0	\$0

20 Total Dollar Amount of Exemptions	\$39,211,155
21A Net Valuation	\$3,662,502,353
21B Less TIF Retained Value	\$161,458,500
21C Net Valuation Adjusted to Remove TIF Retained Value	\$3,501,043,853
21D Less Commercial/Industrial Construction Exemption	\$0
21E Net Valuation Adjusted to Remove TIF Retained Value and Comm/Ind Construction	\$3,501,043,853
22 Less Utilities	\$71,341,600
23A Net Valuation without Utilities	\$3,591,160,753
23B Net Valuation without Utilities, Adjusted to Remove TIF Retained Value	\$3,429,702,253



**New Hampshire
Department of
Revenue Administration**

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Utility Value Appraiser

The municipality **DOES NOT** use DRA utility values and **DOES** equalized by the ratio.

Electric Company Name	Distribution	Generation	Transmission	Valuation
HUDSON LIGHT & POWER DEPT GENERATION	\$0	\$100	\$0	\$100
MASS MUNICIPAL WHOLESALE ELECTRIC GENERATION	\$0	\$8,700	\$0	\$8,700
NEXTERA ENERGY SEABROOK LLC	\$0	\$65,900	\$0	\$65,900
PSNH DBA EVERSOURCE ENERGY	\$273,837	\$0	\$2,209,863	\$2,483,700
TAUNTON MUNICIPAL LIGHTING CO GENERATION	\$0	\$100	\$0	\$100
UNITIL ENERGY SYSTEMS INC	\$34,197,700	\$0	\$0	\$34,197,700
	\$34,471,537	\$74,800	\$2,209,863	\$36,756,200

Gas Company Name	Distribution	Generation	Transmission	Valuation
GRANITE STATE GAS TRANSMISSION INC	\$64,800	\$0	\$2,040,100	\$2,104,900
MARITIMES & NORTHEAST PIPELINE LLC	\$0	\$0	\$6,442,200	\$6,442,200
NORTHERN UTILITIES INC	\$22,162,400	\$0	\$0	\$22,162,400
PORTLAND NATURAL GAS TRANSMISSION SYSTEM	\$0	\$0	\$3,556,100	\$3,556,100
	\$22,227,200	\$0	\$12,038,400	\$34,265,600

Water Company Name	Distribution	Generation	Transmission	Valuation
PENNICHUCK EAST UTILITY INC	\$319,800	\$0	\$0	\$319,800
	\$319,800	\$0	\$0	\$319,800



Veteran's Tax Credits	Limits	Number	Est. Tax Credits
Veteran's Tax Credit (RSA 72:28)	\$500	458	\$229,000
Surviving Spouse (RSA 72:29-a)	\$700	0	\$0
Tax Credit for Service-Connected Total (RSA 72:35)	\$2,000	41	\$81,000
All Veteran's Tax Credit (RSA 72:28-b)	\$0	0	\$0
Combat Service Tax Credit (RSA 72:28-c) RSA 72-28-c	\$0	0	\$0
		499	\$310,000

Deaf & Disabled Exemption Report

Deaf Income Limits		Deaf Asset Limits	
Single	\$0	Single	\$0
Married	\$0	Married	\$0
Disabled Income Limits		Disabled Asset Limits	
Single	\$35,000	Single	\$150,000
Married	\$45,000	Married	\$150,000

Elderly Exemption Report

Total Number of Individuals Granted Elderly Exemptions for the Current Tax Year and Total Number of Exemptions Granted

Age	Number	Amount	Maximum	Total
65-74	58	\$152,251	\$8,830,558	\$7,595,828
75-79	42	\$183,751	\$7,717,542	\$6,076,369
80+	96	\$236,251	\$22,680,096	\$19,063,158
	196		\$39,228,196	\$32,735,355

Income Limits		Asset Limits	
Single	\$40,427	Single	\$194,251
Married	\$51,977	Married	\$194,251

Has the municipality adopted an exemption for Electric Energy Systems? RSA 72:85

If Yes, Enter the number of properties that get incentives.

Has the municipality adopted an exemption for Renewable Gen. Facility & Electric Energy Storage? RSA 72:87

If Yes, Enter the number of properties that get incentives.

Has the municipality adopted Community Tax Relief Incentive? RSA 79-E

If Yes, Enter the number of structures that get incentives.

5

Has the municipality adopted Taxation of Certain Chartered Public School Facilities? RSA 79-H

If Yes, Enter the number of properties that get incentives.

Has the municipality adopted Taxation of Qualifying Historic Buildings? RSA 79-G

If Yes, Enter the number of properties that get incentives.

Has the municipality adopted the optional commercial and industrial construction exemption? RSA 72:76-78 or RSA 72:80-83

If Yes, Enter the number of properties that get incentives.

If Yes, Enter the percent of assessed value attributable to new construction to be exempted

If Yes, Enter the total exemption granted

Has the municipality granted any credits under the low-income housing tax credit tax program? RSA 75:1-a

If Yes, Enter the number of properties that get incentives.

5



New Hampshire
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If Yes, Enter the assessed value prior to effective date of RSA 75:1-a

13,189,247

If Yes, Enter the current assessed value

16,871,823



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Current Use RSA 79-A

	Total Acres	Valuation
Farm Land	207.33	\$49,179
Forest Land	1,314.48	\$98,431
Forest Land with Documented Stewardship	581.97	\$28,796
Unproductive Land	70.15	\$1,584
Wet Land	503.65	\$12,017
	2,677.58	\$190,007

Other Current Use Statistics

Total Number of Acres Receiving 20% Rec. Adjustment	Acres:	266.77
Total Number of Acres Removed During Current Tax Year	Acres:	0.00
Total Number of Owners	Owners:	81
Total Number of Parcels	Parcels:	111

Land Use Change Tax

Gross Monies Received for Calendar Year			\$25,000
Conservation Allocation	Percentage:	0	Dollar Amount: \$0
Monies to Conservation Fund			\$0
Monies to General Fund			\$25,000

Conservation Restriction Assessment Report RSA 79-B

	Acres	Valuation
Farm Land	0.00	\$0
Forest Land	0.00	\$0
Forest Land with Documented Stewardship	0.00	\$0
Unproductive Land	0.00	\$0
Wet Land	0.00	\$0
	0.00	\$0

Other Conservation Restriction Assessment Statistics

Total Number of Acres Receiving 20% Rec. Adjustment	Acres:	0.00
Total Number of Acres Removed During Current Tax Year	Acres:	0.00
Total Number of Owners	Owners:	0
Total Number of Parcels	Parcels:	0



New Hampshire
Department of
Revenue Administration

2025 (Filer)
MS-1

Discretionary Easements RSA 79-C

Description	Acres	Owners	Assessed Value Land
52/1 Golf Course	17.00	1	\$2,800

Taxation of Farm Structures and Land Under Farm Structures RSA 79-F

Number	Structures	Acres	Assessed Value Land	Assessed Value Structures
0	0	0.00	\$0	\$0

Discretionary Preservation Easements RSA 79-D

Owners	Structures	Acres	Assessed Value Land	Assessed Value Structures
4	4	0.23	\$1,100	\$75,800

Map	Lot	Block	%	Description
62	57	0	50	BARN
71	38	0	50	BARN
101	34	0	50	BARN
112	9	0	50	BARN

Tax Increment Financing District	Date	Original	Unretained	Retained	Current
Epping Road	3/11/2015	\$78,625,463	\$0	\$161,458,500	\$240,083,963

Revenues Received from Payments in Lieu of Tax

Revenue	Acres
---------	-------

Payments in Lieu of Tax from Renewable Generation Facilities (RSA 72:74) Amount

Amount
\$0

Other Sources of Payments in Lieu of Taxes (MS-434 Account 3186)

Exeter Housing Authority

Amount
\$42,262
\$42,262

Do you use the PA-28 form for the upcoming year?

If yes, how many?

0

Town Manager Report

Select Board Committee Reports

Correspondence



Melissa Roy <mroy@exeternh.gov>

Russ Dean Resignation Letter

Tom Closson <thomas.closson@nhlaborlaw.com>

Mon, Aug 18, 2025 at 2:02 PM

To: Niko Papakonstantis <npapakonstantis@exeternh.gov>, Melissa Roy <mroy@exeternh.gov>

See attached with below email.

Tom


Thomas M. Closson
Thomas M. Closson, Attorney At Law, PLLC
[379 Amherst Street, Suite #2](#)
PMB #231
Nashua, New Hampshire 03063
603-759-6614
thomas.closson@nhlaborlaw.com

From: Russell Dean <ejbrangersruss@gmail.com>
Sent: Monday, August 18, 2025 1:58 PM
To: Tom Closson <thomas.closson@nhlaborlaw.com>
Subject: Russ Dean Resignation Letter

Dear Tom,

Please find attached my resignation letter to the Town. Thank you,

Russ

 **Resignation Letter.docx**
14K

Niko Papakonstantis, Chair
Exeter Select Board
10 Front Street
Exeter, NH 03833

Dear Niko,

Please accept this letter of resignation as Town Manager effective September 30, 2025. I have greatly enjoyed serving the Town in my capacity as Town Manager and I wish you all the very best in your search for a successor.

Sincerely,

Russell Dean

Aug. 15, 2025

Town of Exeter
Select Board

I am extremely senior happy
that at close to (my age) of
91 I can no longer use
the parkway. I waited for
it to open again. Never to
happen. ^{as previous} One of the big reasons
I moved to Exeter is certainly
gone.

The only spider I ever
saw was a town truck I
believe from Public Works
years ago.

Being able to turn around
on the Parkway is a great
excuse.

An extremely disgraced voter.

Carl Walter i Shady Lane
Exeter N.H.

RECEIVED

AUG 18 2025

Town Manager's Office

Review Board Calendar

Non-Public Session