

A special meeting of the Board of Aldermen was held Tuesday, October 6, 2020, at 7:00 p.m. via Zoom.

President Lori Wilshire presided; City Clerk Susan Lovering recorded.

Prayer was offered by City Clerk Susan Lovering; Alderman Patricia Klee led in the Pledge to the Flag.

President Wilshire

As President of the Board of Aldermen, I find that due to the State of Emergency declared by the Governor as a result of the COVID-19 pandemic and in accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, this public body is authorized to meet electronically.

Please note that there is no physical location to observe and listen contemporaneously to this meeting, which was authorized pursuant to the Governor's Emergency Order. However, in accordance with the Emergency Order, I am confirming that we are:

Providing public access to the meeting by telephone, with additional access possibilities by video or other electronic means:

To access Zoom, please refer to the agenda or the City's website for the meeting link.

To join by phone dial: 1-929-205-6099 - Meeting ID: 874 0065 0849 - Passcode: 988380

We previously gave notice to the public of the necessary information for accessing the meeting through public postings. Instructions have also been provided on the City of Nashua's website at www.nashuanh.gov and publicly noticed at City Hall, Nashua Public Library and the Nashua Telegraph.

If anybody has a problem accessing the meeting via phone or Channel 16, please call 603-821-2049 and they will help you connect.

In the event the public is unable to access the meeting via the methods mentioned above, the meeting will be adjourned and rescheduled. Please note that **all votes** that are taken during this meeting shall be done by **roll call vote**.

Let's start the meeting by taking a roll call attendance. **When each member states their presence, please also state whether there is anyone in the room with you during this meeting, which is required under the Right-To-Know Law.**

City Clerk Lovering called the roll and asked them to state the reason he or she could not attend, confirmed that they could hear the proceedings, and stated who was present with him or her.

The roll call was taken with 13 members of the Board of Aldermen present: Alderman Michael B. O'Brien, Sr., Alderman Patricia Klee, Alderwoman Shoshanna Kelly, Alderman Richard A. Dowd, Alderman June M. Caron, Alderman Benjamin Clemons, Alderman Lopez, Alderman David C. Tencza, Alderwoman Elizabeth Lu, Alderman Ernest Jette, Alderman Jan Schmidt, Alderman, Alderman Skip Cleaver, Alderman Linda Harriott-Gathright, Alderman Wilshire.

Alderwoman Shoshanna Kelly and Alderman Laws were recorded absent.

Mayor James W. Donchess, Corporation Counsel Steven A. Bolton were also in attendance.

ROLL CALL

Alderman O'Brien

I am present, I can hear the proceedings and I am alone.

Alderman Klee

I am here, I am alone and I can hear everyone.

Alderman Dowd

Yes, I am here, I am alone; I can hear the proceedings and am practicing social distancing.

Alderman Caron

Yes, I am here, I am alone and I can hear everyone.

Alderman Clemons

Thank you, I am here, I am by myself at home and I can hear everyone.

Alderman Lopez

I can see and hear everybody and I am alone.

Alderman Tencza

I am present, I am alone and I can hear everyone.

Alderwoman Lu

I'm here, I am alone and I can hear everyone.

Alderman Jette

I am here, I can hear the proceedings and I am staying safer at home with my wife.

Alderman Schmidt

I am present and I am alone in the room.

Alderman Cleaver

I am present, my daughter is in and out of the room, I can hear the proceedings and we are practicing social distancing.

Alderman Harriott-Gathright

I am present, I can hear everyone, I am in this room alone and I am practicing social distancing.

President Wilshire

I am present, I am alone in this room and I am social distancing.

Susan Lovering, City Clerk

You have 13 in attendance.

President Wilshire

Thank you, also with us this evening is Corporation Counsel, Steve Bolton and the Mayor. As is customary, I will turn this Public Hearing over to the Chairman of the Budget Review Committee, Alderman Dowd. Alderman Dowd?

Chairman Dowd

Yes tonight we are here to have a Public Hearing on R-20-076, Authoring an energy performing contract and leasing finance agreement. Before we get started with Public Comment, who from the School Department is going to give us some words on this arrangement?

Mayor Donchess

Mr. Chair, I thought I would introduce the subject and then let others take over the details.

Chairman Dowd

OK, sounds good to me, Mayor?

Mayor Donchess

I know the Board of Aldermen is very interested in reducing the City's carbon footprint. We have carbon reduction goals which we have articulated. This is a large and very important green project for the City. The proposal basically is to replace the lighting at each of the two High Schools with LED, greatly reducing the City's energy use. Shaun is going to speak soon I am sure, but I want to thank Shaun Smith especially, as well as Dan Donovan. There are the ones who really developed this proposal and brought it to the point where we can present it to you. Also, Doria Brown is on I think somewhere, she was addressing another group, a Statewide Energy Group, but she helped to support the project on the way through.

But in essence, the energy bills for the High Schools are at \$1.2 million dollars. This project would reduce the energy bill by a guaranteed minimum of \$460,000.00. The energy reduction that we would achieve is something like 1,600 tons of carbon emissions a year, the equivalent of taking 348 cars off the road. And I checked just to see what the City's Fleet is cars and SUV's, car and SUV's, it's around 80 something with back ups it is closer to 100 but really 80 some active vehicles, so it's like we taking almost 4 times the City's automobile and SUV fleet off the road.

There is certainly a cost and we are entering, there will be no upfront costs for the City, we do have to make lease payments. The cost of the project after net of rebates is about \$6.7 million dollars. So we need to make lease payments. The lease payment is \$450,000.00 a year but we are guaranteed savings of \$460,000.00 so Doria is optimistic it will be greater than that, but minimum \$10,000.00 savings every year. And, of course, we will be greatly reducing the City's carbon footprint by doing this. Again, Doria's estimate is optimistic but no guarantee. But if the savings were less than the \$460 that would reduce our lease payment. So we could not lose money on the deal.

There's a financing company involved and that's who the contract is with. The contractor to do the work I think is EEI but Shaun Smith who again I want to thank for helping us keep this project on track because things get really delayed with COVID. He's been working very hard on the alternative care side, remote learning, I mean there's a lot going on at the School Department. But we are able to bring, thank you to Shaun and Dan's and Doria's efforts, the project to you tonight. So with that, I will turn it over to Shaun Smith who I think would go forward next.

Chairman Dowd

Mayor, Doria just joined us, I don't know if you want her to speak first or Shaun, it's up to you.

Mayor Donchess

Let's go with Shawn and Doria can fill in any details that she has.

Chairman Dowd

Ok, Shawn?

Shawn Smith, School Department

Good evening everybody. Yes this has been about a 3 ½ year project as of today, to get this off and running we went through an RFP Process to find a contractor, found that we needed to finetune that out. We went out a second time for invitation to bid and we ended up with Energy Efficient Investments, AKA, EEI. And they have been working diligently, culminating in we call it an investment grade audit of both high schools. Those yielded the numbers the Mayor just talked about in terms of savings. I believe he said, but just in case he didn't or I missed it, these savings are guaranteed by EEI. So as you know engineers can be rather conservative, I'm one of those and I'm conservative when it comes to fiscal things. So we are confident that we are at least going to save what they say if not more. And maybe Doria can talk a little bit about that later.

As the Mayor indicated, the large part of the work is going to involve changing out the current lighting at the two high schools to LED. A number of other projects we are also doing, we are upgrading the transformers, upgrading the controls for the HVAC systems. We are replacing what are referred to as mini split air conditioners, it seems like we just finished the high school but it's been 16 or 18 years. Those are starting to show their age; replacing water coolers, and a variety of other smaller projects.

So they all ended up with roughly \$460,000.00 of energy savings per year and I guess I will leave it at that. I believe Mr. Donovan was going to join us or Doria can take it at this point, unless you have some specific questions from me.

Chairman Dowd

Yeah, I don't see Mr. Donovan.

Dan Donovan, COO, School Department

I'm here.

Chairman Dowd

Ok. Would you like to speak?

Mr. Donovan

Sure just the mechanics of the (inaudible) will work as we will reduce our operating budget by the \$460,000.00 each year and then that will, the payment – then we will add the payment for the lease. So within the Operating Budget this will effectively net out. Hopefully, we will actually save a little more as previous speakers have mentioned. So even though it is a lease, it should be offset within the Operating Budget and there will be no increase to the cost of the School District.

Chairman Dowd

Ok, thank you Mr. Donovan. Also, before I turn it over to Ms. Brown, I know that this agreement has been scrutinized in minute detail by Attorney Bolton. I don't know if he wants to say anything, but I know that he's gone through this contract with a fine-tooth comb and it's solid the way it's currently stated. Would you agree with that, Attorney Bolton?

Steve Bolton, Corporation Counsel

We certainly looked at it and it meets with our approval.

Chairman Dowd

Thank you. Ms. Brown, would you like to add some comments?

Doria Brown, Energy Director

Sure I would love to. So fortunately I am here, I know I sent out a Memo earlier today saying that I wouldn't be here with my thoughts on the project. I promise not to read it verbatim to everybody; I know that you all have probably read it. But these projects are extremely important to the City when it comes to meeting our 20% reduction goal by 2025. Just doing these projects alone brings us 62% closer to that 20% reduction. If you factor in the stuff that we have done with transit with switching out to hybrid electric buses and those compressed natural gas buses from our 2016 baseline year, we are virtually at our 20% reduction goal which is amazing by 2021.

So this project is monumental for us as a City and it is also important to me because this week is actually my one year with the City and this is one of the first things that I started working on. So it would be really awesome to get this through today.

Chairman Dowd

Ok does anyone from the School Department, just want to introduce, we have people from the company on-line that could answer questions, if necessary, from any of the Aldermen. But do you just want to introduce them Shaun.

Mr. Smith

I believe Mike Davey should be on-line he is the lead engineer, perhaps even owner of EEI, I'm not exactly sure of his titles. But he's been the one we've been dealing with exclusively through this whole process. I can't see everybody on the screen. I'm using my cell phone.

Unidentified Speaker

(inaudible) from Control Technologies who does the HVAC Controls and Services, here as well.

Chairman Dowd

Alright. So before I take Public Comment, we have been informed by a former Alderman that this is not the time to debate the issue, that's at the Budget Meeting. But if there are any clarifying questions that any of the Aldermen online would like to have clarified, please raise your hand. Alderman Clemons, then Alderman Lopez?

Alderman Clemons

I do but I am wondering if it is better served at the Budget Meeting for the purposes you just stated. Is Mr. Donovan going to be on at the Budget Meeting after?

Chairman Dowd

Mr. Donovan?

Mr. Donovan

Yes, I will stay for the meeting, yes.

Alderman Clemons

Ok most of my questions are for him I think so I will wait until the Budget Meeting, thank you.

Chairman Dowd

Alright, Alderman Lopez?

Alderman Lopez

Yes was the former Alderman Fred Teeboom.

Chairman Dowd

I believe you all got his letter.

Alderman Lopez

Ok just making sure for clarification.

Chairman Dowd

Alright, if there's no other – I am going to open up the Public Hearing. If any member of the Public has a question I am going through Testimony in Favor, then Opposition, then in Favor again, then in Opposition again. I think if I am not mistaken, we have 29 people on so. I am going to ask them to try to keep their comments between 3 and 5 minutes and I will have a timer. So I am going to look at the participant list and see if anybody has their hand up. If not, would you just speak up and I will identify you.

PUBLIC HEARING

R-20-076 - AUTHORIZING AN ENERGY PERFORMANCE CONTRACT AND LEASE FINANCING ARRANGEMENT

TESTIMONY IN FAVOR- None

TESTIMONY IN OPPOSITION – None

Chairman Dowd

Hello? Yes? Name and address? You want to speak in opposition? No? Alright. Once again testimony in favor? Is there anyone in the public that would like to make a comment relative to this Legislation in favor? I am seeing no one raising their hand on the list. I am hearing no one.

TESTIMONY IN FAVOR - None

TESTIMONY IN OPPOSITION - None

Chairman Dowd closed the public hearing on R-20-076 at 7:21 p.m.

ADJOURNMENT

MOTION BY ALDERMAN O'BRIEN TO ADJOURN, BY ROLL CALL

A viva voce roll call was taken which resulted as follows:

Yea: Alderman O'Brien, Alderman Klee, Alderman Dowd, Alderman Caron, Alderman Clemons, Alderman Lopez, Alderwoman Lu, Alderman Jette, Alderman Schmidt, Alderman Cleaver, Alderman Laws, Alderwoman Harriott-Gathright, Alderman Wilshire	13
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Nay:	0
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MOTION CARRIED

The special meeting was declared adjourned at 7:22 p.m.

Attest: Susan K. Lovering, City Clerk