

LONG RANGE CAPITAL PLANNING AND UTILIZATION COMMITTEE

MINUTES

September 13, 2021

The Long Range Capital Planning and Utilization Committee met on Monday, September 13, 2021 at 9:30 a.m. in Room 201-203 of the Legislative Office Building

Members in attendance were as follows:

Representative John Graham
Representative David Milz
Representative John Cloutier
Representative Michael Edgar (Alternate)
Representative Jess Edwards (Alternate)
Senator Lou D'Allesandro
Senator Ruth Ward (Alternate)
Adam Crepeau, Governor's Office

Karen Rantamaki, Department of Administrative Services

The Chair called the meeting to order at 9:30 a.m.

ACCEPTANCE OF MINUTES:

On a motion by Representative Cloutier, seconded by Senator D'Allesandro, that the minutes of the June 21, 2021 meeting be accepted as written. MOTION ADOTPED.

OLD BUSINESS:

None

NEW BUSINESS:

RSA 4:39-b APPROVAL OF STATE AGENCY LEASES EXCEEDING 5 YEARS:

LRCP 21-029 Department of Health and Human Services – David Clapp, Director of Operations, Department of Health and Human Services, presented the request and responded to questions of the Committee.

On a motion by Senator D'Allesandro, seconded by Representative Cloutier, that the Committee approve the request of the Department of Health and Human Services to enter into a two-year lease amendment increasing the original lease beyond the five-year limitation, with Prides Point Investments LLC, 55 Prides Point Way, Laconia, New Hampshire for continued occupation of approximately 15,480 square feet of office space located at 65 Beacon Street in Laconia effective for the period of January 1, 2022 with an end date of December 31, 2023, with

a total lease amendment cost of \$619,200, subject to the schedule of annual rent and conditions as specified in the request dated June 21, 2021. MOTION ADOPTED. (5-Yes; 1-No)

RSA 4:39-c DISPOSAL OF HIGHWAY OR TURNPIKE FUNDED REAL ESTATE:

LRCP 21-030 Department of Transportation – Stephen LaBonte, Administrator, Bureau of Right of Way, Department of Transportation, presented the request and responded to questions of the Committee.

On a motion by Senator D’Allesandro, seconded by Representative Senator Ward, that the Committee approve the request of the Department of Transportation to dispose of approximately 0.18 +/- of an acre of state-owned land, with improvements, located at 20 Old Bartlett Road in the town of Conway directly to Johnathan Chace at the sale price of \$171,600, which includes an \$1,100 Administrative Fee, subject to the conditions as specified in the request dated August 17, 2021. MOTION ADOPTED.

LRCP 21-031 Department of Transportation – Stephen LaBonte, Administrator, Bureau of Right of Way, Department of Transportation, presented the request and responded to questions of the Committee.

Chairman Graham and Representative Edwards expressed concerns with selling one of the parcels for less than what the State paid to originally purchase the parcel.

On a motion by Representative Edwards, seconded by Representative Cloutier, that the Committee table the request of the Department of Transportation to dispose of two (2) parcels of state-owned land located on Skimobile Road in the town of Conway by entering into a listing agreement for a term of one (1) year with Badger Realty, listing 2.94 +/- acres of vacant land (Parcel A) for \$750,000, and 0.49 +/- of an acre, with improvements, (Parcel B) for \$311,000, assessing an Administrative Fee of \$1,100 for each parcel, and allowing negotiations within the Committees current policy guidelines, subject to the conditions as specified in the request dated August 23, 2021. MOTION TO TABLE ADOPTED.

LRCP 21-032 Department of Transportation – Stephen LaBonte, Administrator, Bureau of Right of Way, Department of Transportation, presented the request and responded to questions of the Committee.

On a motion by Senator D’Allesandro, seconded by Representative Edgar, that the Committee approve the request of the Department of Transportation to sell 0.37 +/- of an acre of vacant land, consisting of three parcels, located on the southeasterly side of Central Street in Hudson directly to Nottingham Square Corporation, and Central Hudson LLC in the amount of \$91,100, which includes an \$1,100 Administrative Fee, subject to the conditions as specified in the request dated August 23, 2021. MOTION ADOPTED.

LRCP 21-033 Department of Transportation – Stephen LaBonte, Administrator, Bureau of Right of Way, Department of Transportation, presented the request and responded to questions of the Committee.

On a motion by Senator D’Allesandro, seconded by Representative Milz, that the Committee approve the request of the Department of Transportation to dispose of 2.78 +/- acres of state-owned land, with improvements, located at 59 Old Ferry Road in the town of Charlestown by entering into a listing agreement for a term of one (1) year with H.G. Johnson, LLC at a listing price of \$185,000, plus an Administrative Fee of \$1,100, and allowing negotiations within the Committees current policy guidelines, subject to the conditions as specified in the request dated August 19, 2021. MOTION ADOPTED.

INFORMATIONAL ITEMS:

The informational materials were accepted and placed on file.

DATE OF NEXT MEETING AND ADJOURNMENT:

The next regular meeting of the Long Range Capital Planning and Utilization Committee was scheduled for Tuesday, November 9, 2021 to be held in Room 201 of the Legislative Office Building at 9:30 a.m.

As announced by the Chair and by Committee consensus the meeting adjourned at 10:05 a.m.



Representative David Milz, Clerk