



## **TOWN OF DEERING**

### ***Board of Selectmen***

762 Deering Center Road  
Deering, NH 03244

### **Meeting Minutes September 20, 2017**

Selectmen present: Allen Belouin, Sharon Fife, Aaron Gill.

The meeting was called to order at 1900.

#### **MEETING MINUTES:**

##### **Meeting Minutes – September 6<sup>th</sup>.**

Mr. Gill made the motion to approve the meeting minutes of September 6<sup>th</sup>. Mr. Belouin seconded the motion. The vote was unanimous and so moved.

#### **New Business**

##### **Bruce Bowler – Contribution to the Deering Fire & Rescue Association**

Mr. Bowler, who has a place at Oxbow Campground, held a pig roast and raffle to raise money for the Hillsborough and Deering Fire Associations. He presented a check in the amount of \$700 to the Deering Fire & Rescue Association in appreciation of the work they do. Both Deputy Fire Chief Doug Conner and Lt. Deb Boyle were on hand to accept the donation. The Board expressed their gratitude to Mr. Bowler.

#### **Highway Department**

Road Agent Brian Houghton briefed the Board about the department's activities along with the status of the East Deering road project. Mr. Houghton estimated that paving will begin the third week of October. Ms. Fife expressed concern about road safety because of a lifeless and rotted tree whose limbs were falling on the Glen Road. Given that the Glen Road is designated a scenic road Ms. Fife will seek planning board approval for removing the tree.

#### **MS-434 Revised Revenue Estimates**

The TA reviewed the estimated revenues with the Board. See attached.

#### **MS-1 Summary Inventory of Valuation**

The Board reviewed and signed the MS-1. The modified assessed value of all properties is \$183,484,177 up from \$179,770,752 in 2016. (see attached)

#### **Budget Advisory Committee Scheduled Workshop dates**

The Board reviewed the meeting schedule with the TA noting that he would get the dates out to the budget advisory committee in the morning.

#### **Dell PC Quotes**

The TA explained that the PC's used by the deputy town clerk and administrative assistant were end of useful life and therefore the purchase of replacement PC's is underway. The cost of both is \$1,669, or \$813 each inclusive of Microsoft office business edition.

**Primex CAP**

The Board reviewed the 3-year maximum increase program offered for worker's compensation and signed the extension. Deering purchases workers compensation insurance from Primex.

**Kenworth Truck Purchase Agreement**

The TA explained that the paperwork necessary for the purchase of the new highway truck approved at town meeting needed a signature. The truck will be delivered within the next week. Mr. Belouin signed off on the purchase agreement.

**Online GIS Property Maps**

The TA announced that the new GIS powered property maps were now available on line. Mr. Gill noted that the assessing cards were not the Avitar cards everyone is used to seeing. The TA acknowledged that to have that option a software plugin from Avitar is necessary and that he will look into the pricing.

**Per Diem Pay Adjustment**

The TA related that two Deering fire and rescue volunteers, Cindy Gidley and Sarah Munson, were added to the per diem program, but were not being paid the per diem program rates. Mr. Belouin made the motion to approve the Fire Chief's per diem program wage recommendation of \$17/hour for Ms. Gidley and \$13/hour for Ms. Munson. Ms. Fife seconded the motion. The vote was unanimous and so moved.

**Website Development**

Mr. Gill reported that website development using Foursquare was proving problematic because of its inability to distribute email blasts – requests by people interested in receiving meeting minutes and so on. While the town has largely relied on volunteers to provide design and maintenance of the website moving to another platform like Foursquare simply introduces similar problems with maintenance and troubleshooting. At least with Virtual Town Hall if there is a problem they have customer service representatives who can solve it.

**CIP**

The Board discussed the process that will make annual funding of the CIP part of the yearly budget process. Using the regional planning commission to help out with the process as they have done in the past is necessary as well as working with the planning board. The TA is in the process of getting a cost update by department for rolling stock which should be available at the next meeting.

**Power Purchase Agreement**

Mr. Gill spoke to the issue of solar energy to partially power utility needs of town buildings. He explained that solar companies will install panels at no charge to the host (the town). In turn, the town agrees to purchase power from them at a fixed rate for a number of years. The rate is typically 2/3 the cost of current electrical rates. Investors help fund the solar installation in return for tax credits which last on average 7-years. In the 7<sup>th</sup> year the municipality buys the panels at a discounted rate. Electricity generated by the panels first feeds the building and any additional electricity not used goes onto the grid. The Board members liked the concept and directed the TA to further research the issue.

**TO BE REVIEWED AND/OR SIGNED:**

- Employee Payroll	<u>September 13<sup>th</sup></u>
	\$14,428.88
- Employee Payroll	<u>September 20<sup>th</sup></u>
	\$13,646.64
- AP Manifest	\$51,780.31
- Yield Tax 220-011-000	\$1,663.71
- Yield Tax 215-006/7-000	\$544.67

There being no further business to come before the Board Mr. Belouin made the motion to adjourn. Mr. Gill seconded the motion. The vote was unanimous and so moved. The meeting adjourned at 2125.

Respectfully Submitted,

\s\ Russell McAllister  
Town Administrator




New Hampshire  
Department of  
Revenue Administration

2017  
MS-434

**DRAFT: Estimated  
Revenues have not been  
submitted as final**

**Revised Estimated Revenues**  
**Deering**  
(RSA 21-J:34)

**For Assistance Please Contact:**  
**NH DRA Municipal and Property Division**  
Phone: (603) 230-5090  
Fax: (603) 230-5947  
<http://www.revenue.nh.gov/mun-prop/>

Preparer's Certification		
Name	Position	Signature
Russell McAllister	Town Administrator	

This form must be signed, scanned, and uploaded to the Municipal Tax Rate Setting Portal:  
<https://www.proptax.org/>

**Revenues**

Account Code	Source of Revenue	Warrant Article #	Estimated Revenue
<b>Taxes</b>			
3120	Land Use Change Tax - General Fund		\$0
3180	Resident Tax		\$0
3185	Yield Tax	04	\$20,000
3186	Payment in Lieu of Taxes		\$0
3187	Excavation Tax	04	\$100
3189	Other Taxes		\$0
3190	Interest and Penalties on Delinquent Taxes	04	\$60,000
9991	Inventory Penalties		\$0

Account Code	Source of Revenue	Warrant Article #	Estimated Revenue
<b>Licenses, Permits, and Fees</b>			
3210	Business Licenses and Permits	04	\$500
3220	Motor Vehicle Permit Fees	04	\$280,000
3230	Building Permits	04	\$8,000
3290	Other Licenses, Permits, and Fees	04	\$10,000
3311-3319	From Federal Government		\$0
<b>State Sources</b>			
3351	Shared Revenues		\$0
3352	Meals and Rooms Tax Distribution	04	\$92,000
3353	Highway Block Grant	04	\$82,000
3354	Water Pollution Grant		\$0
3355	Housing and Community Development		\$0
3356	State and Federal Forest Land Reimbursement	04	\$125
3357	Flood Control Reimbursement	04	\$13,000
3359	Other (Including Railroad Tax)		\$0
3379	From Other Governments	04	\$18,840
<b>Charges for Services</b>			
3401-3406	Income from Departments	04	\$10,000

3401-3406	Income from Departments	04	\$10,000
3409	Other Charges		\$0
<b>Miscellaneous Revenues</b>			
3501	Sale of Municipal Property		\$0
3502	Interest on Investments	04	\$2,500
3503-3509	Other		\$0
<b>Interfund Operating Transfers In</b>			
3912	From Special Revenue Funds	,07	\$45,000
3913	From Capital Projects Funds		\$0
3914A	From Enterprise Funds: Airport (Offset)		\$0
3914E	From Enterprise Funds: Electric (Offset)		\$0
3914O	From Enterprise Funds: Other (Offset)		\$0
3914S	From Enterprise Funds: Sewer (Offset)		\$0
3914W	From Enterprise Funds: Water (Offset)		\$0
3915	From Capital Reserve Funds	,08	\$80,339
3916	From Trust and Fiduciary Funds	,09,11	\$20,810
3917	From Conservation Funds		\$0
<b>Other Financing Sources</b>			
3934	Proceeds from Long Term Bonds and Notes		\$0

Revised Estimated Revenues Summary		Deering	
<b>Subtotal of Revenues</b>			<b>(\$200,661)</b>
Unassigned Fund Balance (unreserved)		\$0	
Less Emergency Appropriations (RSA 32:11)		\$0	
Less Voted from Fund Balance		\$200,661	
Less Fund Balance to Reduce Taxes		\$0	
Fund Balance Retained		\$0	
<b>Total Revenues and Credits</b>			<b>\$0</b>

<b>Requested Overlay</b>	<b>\$0</b>	3320
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## Deering 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
Mark Stetson (Avitar)

Municipal Officials		
Name	Position	Signature
Allen Belouin	Selectman	
Aaron Gill	Selectman	
Sharon Fife	Selectman	

Preparer		
Name	Phone	Email
Mark Stetson	798-4419	mark@avitarassociates.com

Preparer's Signature



**New Hampshire**  
Department of  
Revenue Administration

**2017**  
**MS-1**

<b>Land Value Only</b>	<b>Acres</b>	<b>Valuation</b>
1A Current Use RSA 79-A	14,521.82	\$1,155,503
1B Conservation Restriction Assessment RSA 79-B	16.77	\$1,609
1C Discretionary Easements RSA 79-C	0.00	\$0
1D Discretionary Preservation Easements RSA 79-D	0.00	\$0
1E Taxation of Land Under Farm Structures RSA 79-F	0.00	\$0
1F Residential Land	3,026.32	\$71,312,925
1G Commercial/Industrial Land	110.78	\$914,800
<b>1H Total of Taxable Land</b>	<b>17,675.69</b>	<b>\$73,384,837</b>
1I Tax Exempt and Non-Taxable Land	1,526.62	\$4,129,200

<b>Buildings Value Only</b>	<b>Structures</b>	<b>Valuation</b>
2A Residential		\$89,554,840
2B Manufactured Housing RSA 674:31		\$4,024,800
2C Commercial/Industrial		\$3,568,500
2D Discretionary Preservation Easements RSA 79-D	0	\$0
2E Taxation of Farm Structures RSA 79-F	0	\$0
<b>2F Total of Taxable Buildings</b>		<b>\$97,148,140</b>
2G Tax Exempt and Non-Taxable Buildings		\$7,229,460

<b>Utilities &amp; Timber</b>	<b>Valuation</b>
3A Utilities	\$12,951,200
3B Other Utilities	\$0
4 Mature Wood and Timber RSA 79:5	\$0

**5 Valuation before Exemption** **\$183,484,177**

<b>Exemptions</b>	<b>Total Granted</b>	<b>Valuation</b>
6 Certain Disabled Veterans RSA 72:36-a	0	\$0
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	\$0
10 Non-Utility Water & Air Pollution Control Exemption RSA 72:12-a	0	\$0
10 Utility Water & Air Pollution Control Exemption RSA 72:12-a	0	\$0

**11 Modified Assessed Value of All Properties** **\$183,484,177**

<b>Optional Exemptions</b>	<b>Amount Per</b>	<b>Total Granted</b>	<b>Valuation</b>
12 Blind Exemption RSA 72:37	\$15,000	2	\$30,000
13 Elderly Exemption RSA 72:39-a,b		56	\$2,860,500
14 Deaf Exemption RSA 72:38-b	\$0	0	\$0
15 Disabled Exemption RSA 72:37-b	\$15,000	9	\$133,000
16 Wood Heating Energy Systems Exemption RSA 72:70		0	\$0
17 Solar Energy Systems Exemption RSA 72:62		0	\$0
18 Wind Powered Energy Systems Exemption RSA 72:66		0	\$0
19 Additional School Dining/Dorm/Kitchen Exemptions RSA 72:23 IV		0	\$0
<b>20 Total Dollar Amount of Exemptions</b>			<b>\$3,023,500</b>
<b>21 Net Valuation</b>			<b>\$180,460,677</b>
<b>22 Less Utilities</b>			<b>\$12,951,200</b>
<b>23 Net Valuation without Utilities</b>			<b>\$167,509,477</b>



**Utility Value Appraiser**

New Hampshire Department of Revenue Administration

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

<b>Electric Company Name</b>	<b>Valuation</b>
PSNH DBA EVERSOURCE ENERGY	\$12,951,200
	<b>\$12,951,200</b>





<b>Veteran's Tax Credits</b>	<b>Limits</b>	<b>Number</b>	<b>Est. Tax Credits</b>
Veterans' Tax Credit RSA 72:28	\$500	86	\$43,000
Surviving Spouse RSA 72:29-a	\$700	0	\$0
Tax Credit for Service-Connected Total Disability RSA 72:35	\$1,400	9	\$12,600
All Veterans Tax Credit RSA 72:28-b	\$0	0	\$0
		<b>95</b>	<b>\$55,600</b>

**Deaf & Disabled Exemption Report**

<b>Deaf Income Limits</b>	
<b>Single</b>	\$0
<b>Married</b>	\$0

<b>Deaf Asset Limits</b>	
<b>Single</b>	\$0
<b>Married</b>	\$0

<b>Disabled Income Limits</b>	
<b>Single</b>	\$46,900
<b>Married</b>	\$53,600

<b>Disabled Asset Limits</b>	
<b>Single</b>	\$250,000
<b>Married</b>	\$250,000

**Elderly Exemption Report**

First-time Filers Granted Elderly Exemption for the Current Tax Year

<b>Age</b>	<b>Number</b>
<b>65-74</b>	0
<b>75-79</b>	0
<b>80+</b>	0

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

<b>Age</b>	<b>Number</b>	<b>Amount</b>	<b>Maximum</b>	<b>Total</b>
<b>65-74</b>	23	\$45,000	\$1,035,000	\$929,900
<b>75-79</b>	13	\$60,000	\$780,000	\$695,800
<b>80+</b>	20	\$75,000	\$1,500,000	\$1,234,800
	<b>56</b>		<b>\$3,315,000</b>	<b>\$2,860,500</b>

<b>Income Limits</b>	
<b>Single</b>	\$46,900
<b>Married</b>	\$53,600

<b>Asset Limits</b>	
<b>Single</b>	\$250,000
<b>Married</b>	\$250,000

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

**Adopted?** No

**Number of Structures:**

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

**Adopted?** No

**Number of Properties:**

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

**Adopted?** No

**Number of Properties:**



<b>Current Use RSA 79-A</b>	<b>Total Acres</b>	<b>Valuation</b>
Farm Land	842.35	\$291,095
Forest Land	7,967.96	\$695,415
Forest Land with Documented Stewardship	4,178.16	\$143,093
Unproductive Land	289.03	\$4,935
Wet Land	1,244.32	\$20,965
	<b>14,521.82</b>	<b>\$1,155,503</b>

**Other Current Use Statistics**

Total Number of Acres Receiving 20% Rec. Adjustment	<b>Acres:</b>	6,351.50
Total Number of Acres Removed from Current Use During Current Tax Year	<b>Acres:</b>	1.28
Total Number of Owners in Current Use	<b>Owners:</b>	265
Total Number of Parcels in Current Use	<b>Parcels:</b>	450

**Land Use Change Tax**

Gross Monies Received for Calendar Year		\$11,575
Conservation Allocation	<b>Percentage:</b> 100.00 %	<b>Dollar Amount:</b> \$0
Monies to Conservation Fund		\$11,575
Monies to General Fund		\$0

<b>Conservation Restriction Assessment Report RSA 79-B</b>	<b>Acres</b>	<b>Valuation</b>
Farm Land	2.06	\$647
Forest Land	8.30	\$801
Forest Land with Documented Stewardship	3.43	\$107
Unproductive Land	2.00	\$36
Wet Land	0.98	\$18
	<b>16.77</b>	<b>\$1,609</b>

**Other Conservation Restriction Assessment Statistics**

Total Number of Acres Receiving 20% Rec. Adjustment	<b>Acres:</b>	0.00
Total Number of Acres Removed from Conservation Restriction During Current Tax Year	<b>Acres:</b>	0.00
Owners in Conservation Restriction	<b>Owners:</b>	4
Parcels in Conservation Restriction	<b>Parcels:</b>	4



Discretionary Easements RSA 79-C	Acres	Owners	Assessed Valuation
	0.00	0	\$0

Taxation of Farm Structures and Land Under Farm Structures RSA 79-F				
Number Granted	Structures	Acres	Land Valuation	Structure Valuation
0	0	0.00	\$0	\$0

Discretionary Preservation Easements RSA 79-D				
Owners	Structures	Acres	Land Valuation	Structure Valuation
0	0	0.00	\$0	\$0

Map	Lot	Block	%	Description
This municipality has no Discretionary Preservation Easements.				

Tax Increment Financing District	Date	Original	Unretained	Retained	Current
This municipality has no TIF districts.					

Revenues Received from Payments in Lieu of Tax	Revenue	Acres
State and Federal Forest Land, Recreational and/or land from MS-434, account 3356 and 3357	\$255.00	234.00
White Mountain National Forest only, account 3186	\$0.00	0.00

Payments in Lieu of Tax from Renewable Generation Facilities (RSA 72:74)	Amount
This municipality has not adopted RSA 72:74 or has no applicable PILT sources.	

Other Sources of Payments in Lieu of Taxes (MS-434 Account 3186)	Amount
This municipality has no additional sources of PILTs.	

Please Sign in

---

John Shaw

Bob

Don

Gale Palmer

Lang Fabry

Bob