

LONG RANGE CAPITAL PLANNING AND UTILIZATION COMMITTEE

MINUTES

May 26, 2023

The Long Range Capital Planning and Utilization Committee met on Friday, May 26, 2023 at 9:30 a.m. in Room 201-203 of the Legislative Office Building

Members in attendance were as follows:

Representative Mark McConkey

Representative John Cloutier

Senator Timothy Lang

Senator Lou D'Allesandro

Senator Howard Pearl

James Gerry, Governor's Office

The Chair called the meeting to order at 9:31 a.m.

ACCEPTANCE OF MINUTES:

On a motion by Senator Lang, seconded by Senator D'Allesandro, that the minutes of the April 21, 2023 meeting be accepted as written. MOTION ADOTPED. (6-Yes; 0-No)

OLD BUSINESS:

None

NEW BUSINESS:

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

LRCP 23-015 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 Lang, seconded by Senator D'Allesandro, that the Committee approve the request of the Department of Transportation to sell an easement over state-owned land on the southerly side of Harris Pond Road in the Town of Merrimack directly to Lansing Melbourne Group for \$6,100, which includes an \$1,100 Administrative Fee, subject to the conditions as specified in the request dated May 4, 2023. MOTION ADOPTED. (6-Yes; 0-No)

LRCP 23-016 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 Lang, seconded by Senator D'Allesandro, that the Committee approve the request of the Department of Transportation to grant an access point through the Limited Access Right of Way (LAROW) on the NH Route 4 (Hoit Road) at Old Boyce Road in the City of Concord directly to Robert and Mary Ann Wolfe in the amount of \$44,100, which includes an \$1,100 Administrative Fee, subject to the conditions as specified in the request dated May 4, 2023. MOTION ADOPTED. (6-Yes; 0-No)

LRSP 23-017 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 Lang, seconded by Senator Pearl, that the Committee approve the request of the Department of Transportation to grant a 1,530 square foot maintenance easement on state-owned land within the Limited Access Right of Way, located on the easterly side of NH I-95, Exit 1 northbound off-ramp and the southerly side of NH Route 107/US Route 1 in the Town of Seabrook, to be granted directly to BJ's Wholesale Club, Inc. for \$2,300, which includes an \$1,100 Administrative Fee, subject to the conditions as specified in the request dated May 8, 2023. MOTION ADOPTED. (6-Yes; 0-No)

RSA 4:40 DISPOSAL OF REAL ESTATE:

LRCP 23-019 Department of Environmental Services – Mark Sanborn, Assistant Commissioner, and Corey Clark, Chief Engineer, Dam Bureau, Department of Environmental Services presented the request and responded to questions of the Committee.

On a motion by Senator Lang, seconded by Senator D'Allesandro, that the Committee approve the request of the Department of Environmental Services to sell its York Dam and Canal Dike on the Contoocook River in Concord, NH, its easements at the Rolfe Canal Gates and Rolfe Canal, and its associated flowage and water rights and access easements to Briar Hydro Associates for \$600,000, and 2) waive the \$1,100 Administrative Fee, subject to the conditions as specified in the request dated May 12, 2023. MOTION ADOPTED. (6-Yes; 0-No)

RSA 4:40 DISPOSAL OF REAL ESTATE AND RSA 228:57-a LEASING CERTAIN PORTIONS OF RAILROAD PROPERTIES:

LRCP 23-018 Department of Transportation – Louis Barker, Railroad Planner, Department of Transportation, presented the request and responded to questions of the Committee.

On a motion by Senator Lang, seconded by Senator Pearl, that the Committee approve the request of the Department of Transportation to; 1) extend the current lease for approximately 1,000 +/- square feet on the state-owned Manchester & Lawrence Railroad corridor in the City of Manchester under a Participating 10-year Lease for five (5) additional years to Outfront Media (revising to a 15-year lease), amending the expiration from December 31, 2027 to December 31,

2032, with an optional 5-year renewal provision, for the proposed lease rate for the extension period is 35% of the annual advertising income, or a minimum annual base rent of \$28,500 per year for five (5) years totaling \$142,500, and 2) amend the current lease to increase the minimum annual base rent of \$28,500 per year for the remaining four (4) years, January 1, 2024 to December 31, 2027, of the existing lease, totaling \$114,000, and 3) waive the \$1,100 Administrative Fee, subject to the conditions as specified in the request dated May 9, 2023. MOTION ADOPTED. (6-Yes; 0-No)

MISCELLANEOUS:

None

INFORMATIONAL:

The informational materials were accepted and placed on file.

DATE OF NEXT MEETING AND ADJOURNMENT:

The next meeting of the Long Range Capital Planning and Utilization Committee was scheduled for Friday, September 15, 2023 to be held at 9:00 a.m. in Room 201-203 of the Legislative Office Building.

On a motion by Senator D'Allesandro, seconded by Senator Lang, that the meeting adjourn. (Whereupon the meeting adjourned at 9:16 a.m.)


Representative David Milz, Clerk