

Approved Minutes
Northern Pass Advisory Committee Meeting, Tuesday July 5, 2011

Meeting resumed at 5:40pm at the GBW Building

Members present: Jeanne Menard, Steve Neily, Michael O'Neil, Matthew Reed, Erick Berglund, Erika Heilman

Members absent: Kathy Shigo & Tom True

Interested citizens sitting in: Nicole Ruderman & Kirk Schiola

The Advisory Committee discussed the best way to handle minutes going forward. Unapproved minutes will be provided to the Town Administrator within 5 business days as required. The minutes will then be approved as a group at the next meeting of the Committee (in this case, July 25). It was agreed that members will amend these unapproved minutes, circulated here, by providing a one paragraph statement as to why they joined the committee as well as stating any conflict of interest for the record. These descriptions will in turn be omitted from the June 25th minutes, which are now approved and will be submitted in final form to Leslie Boswak by Jeanne Menard.

After hearing a presentation made to the BOS regarding the potential effects of the Northern Pass project on Deerfield property values, the Advisory Committee discussed ways to widen the scope of that assessment to include other issues: effect on views throughout Deerfield, health concerns, marketability/commercial appeal of Deerfield as a whole, effect on the town's rural character, consideration of the alternate route, etc. It became clear from written comments submitted by Gary Roberge, CEO of Avitar, that the town assessor could be of little assistance in giving an accurate view of the valuation impact until more specifics about the project are known. In the Advisory Committee's collective opinion, the most comprehensive impact to Deerfield's town-wide property values and tax revenue should be sought.

To aid in this, Jeanne volunteered to research and represent the market value component from her vantage point as a realtor in Deerfield. She will also look more closely at how views and the "view tax" might be impacted.

Erika requested that we get additional information from Northern Pass on the assumptions made re: tower heights. Are they based on existing rights of way or the expanded rights of way they seek? If the latter, the concern is that it would skew the "most common tower height" to greater than 110". It was suggested that Committee member Tom True might be able to provide expertise here.

Erick volunteered to look into the mechanics behind a special vote for the town, should one be needed to fund further analysis of property values.

Jeanne and Matt volunteered to provide the Advisory Committee with a better understanding of voltage lines and how electricity is supplied to the State of NH as a whole (within the broader region) to increase our knowledge as to the benefit, or lack thereof, of the project.

Mike represented his concern about a broad range of information be made available to townspeople and it was suggested again that we ask the BOS to consider including links beyond Northern Pass's official project journal on our town website. A specific request of this nature will be made of the BOS.

Steve is going to look into the burying of lines in Connecticut and the viability of this option in NH. Steve also suggests holding another informational meeting in the Fall with invited guests such as Jack Savage of the Forest Society. He also continues to be concerned with EMFs and will be addressing this further for the Committee.

Nicole requested we create a timeline so that the Committee could better understand the steps involved in the full process. It was suggested that we invite Jack Savage or Will Abbott of the Forest Society and/or a rep from NP to our next meeting to provide such overview. Nicole also expressed additional environmental concerns and that she would access her colleagues in the field and bring reports back to the team.

There was discussion that no decisions could be made via broad email distribution but that subcommittees (as loosely defined here) could research topics and distribute information via email to prepare for our next meeting to take place on Monday, July 25, 2011 from 5:30-7:00 pm at the GBW. Notice and agenda to be posted in accordance with rules.

Minutes amended with each member's reason for joining:

Matthew Reed joined the committee to represent JCR Construction's land interest in Deerfield which contains a significant portion of the current Northeast Utilities transmission right of way through Deerfield. For disclosure, Matthew Reed is an employee of JCR Construction who is a contractor for Northeast Utilities and conducts business with PSNH on a daily basis.

Tom True has been an active resident of Deerfield for 23 years and his house lies within 500' of the proposed line. Tom has been a lifelong advocate of hydropower and is mostly concerned about Carbon footprint, views and taxes. He is a civil engineer, licensed in 6 states, and works for Coler & Colantonio, Inc, who is a consultant working on the Northern Pass. He is participating in this committee as a resident.

Stephen Neily is a property owner on Haynes Road in Deerfield and has lived here for over 10 years. A PSNH easement exists on his property and the Northern Pass project seeks to expand it in order to accommodate a proposed new 345kv transmission line. His family and home stand to be directly and negatively impacted by the Northern Pass transmission line. He joined the advisory committee as part of a comprehensive effort to advocate for his position as an affected landowner. His goal as a member of the committee is to maintain an open and direct

line of communication as well as a continued exchange of information with the Deerfield Select Board.

Jeanne Menard, resident of 36 Mountain Road, managing member of the Menard Family Forest which has an existing ROW on a conserved 233 acre parcel of woodland in Deerfield. Jeanne is owner/broker of the real estate company Parade Properties and is very concerned with the proposed project's impact on property values in town and the impact on Deerfield's rural character.

Erika Heilman lives on Meetinghouse Hill Road, about a mile as the crow flies from the PSNH ROW. She joined the committee because of her concern that the impact to individual property owners (both in tax revenue and personal wealth) could be affected negatively by the project. Erika came to the committee after requesting that the Select Board look at both the benefits and costs of the Northern Pass project for the town as a whole, in addition to properties on the ROW, with the specific concern that landowners not be charged with inadvertently subsidizing the private project.

Michael O'Neil has volunteered to serve on the Northern Pass committee because he is concerned about the negative impact the project will have on his property and the Town of Deerfield. The short term economic benefits, if any, will be more than offset by the negative effect on the rural character of Deerfield and the downside economic risk to the Town of Deerfield in the future due to public health issues and declining property values.

Erick Berglund Jr submits that Deerfield has been his home for 40 years. He has raised his family here. The PSNH ROW over which NP plans to pass runs over his property. He is concerned that the impact of NP on Deerfield and NH will be severely negative and far exceed the presumed benefits. He feels it is critical that Deerfield's governing body (Select Board) make a fully informed decision on behalf of the town to support or oppose NP. He wants to help in that endeavor.

Nicole Ruderman moved to Deerfield approximately 5 years ago from MA to move into the country and get away from the city and congestion. She has started her family here. The proposed PSNH Northern Pass project will run through properties in her neighborhood. She has seen large companies negatively influence the lives of private citizens who were unaware of the impacts of these large projects. She wants to try to help the citizens of Deerfield understand the full cost/benefit of this Northern Pass project as well as what rights we have as citizens of this town to influence the exact design / outcome of the project. She wants to ensure that Deerfield's governing body (Select Board) make a fully informed decision on behalf

of all the citizens of this town to support / oppose / provide town conditions to the Northern Pass Project.

Kathy Shigo (see attached scanned document)

Meeting adjourned at 7:25 pm

Minutes submitted by Erika Heilman