



# Town Hall Times

## Salem, New Hampshire

VOLUME 1, ISSUE 3

MAY 1, 2017

## Tuscan Village is Coming to Salem

### INSIDE THIS ISSUE:

Tuscan Village	1
Meeting Schedule	2
Explorers	2
Cleanup Day	3
Stand Up Salem	3
Veterans' Tax Credit	3
Drones	4
Finance	5
HB 329	5
Community Services	5
Municipal Services	6
Water Use Restrictions	7

The Tuscan Village project at the former Rockingham Park Racetrack will be the largest development in the history of Salem! Current plans call for close to 3 million square feet of space. The Planning Board has already approved 5 site plans for Tuscan Village, including a new Salem Ford auto dealership, 256 apartments, 96 townhouse condominiums, roads and utilities for the northern portion of the site, and a wetland and floodplain mitigation plan. Construction is expected to begin soon. Next up is 171,000 square feet of retail space, including a new Market Basket supermarket, several other retail stores, a coffee shop, and restaurant. The main portion of the site, where the racetrack and grandstand are located, is slated for over a million square feet of retail stores and restaurants, another 280 residential units, a 175 room hotel, and 2 office buildings. The central feature here will be a downtown-style setting with sidewalks, a parking garage, and outdoor public spaces. Tuscan Village is being proposed under a flexi-

ble zoning provision called the Large Scale Redevelopment Ordinance, which was proposed by the Planning Board (and adopted by voters in 2009) in anticipation of the potential redevelopment of the racetrack. The Ordinance allows the Planning Board to waive normal zoning regulations, such as permitted uses, building height, building setbacks, and parking requirements, if the Board finds that the proposed plan meets the following criteria:

- (a) Creating a well-planned and integrated development with a mixture of land uses, including residential, retail, office, entertainment, hotels, restaurants, or other compatible land uses.
- (b) Mitigating negative impacts on traffic, public utilities, municipal services, and natural resources.
- (c) Limiting new access points on South and North Broadway.
- (d) Providing transitions between existing and proposed land uses which protect residential abutters.

*(Continued on page 2)*



PELLI WITZ CHURSKI ASSOCIATES

04/04/2017

TUSCAN VILLAGE - MASTER PLAN  
SALEM, NEW HAMPSHIRE

6

## MAY 2017

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

### Schedule of Meetings

- } May 1 — Board of Selectmen, 7 PM
- } May 2 — Zoning Board, 7 PM
- } May 3 — Conservation Commission, 7 PM
- } May 9 — Planning Board, 7 PM
- } May 10 — Budget Committee, 7 PM
- } May 15 — Board of Selectmen, 7 PM
- } May 16 — Planning Board, 7 PM
- } May 22 — Board of Selectmen, 7 PM
- } May 23 — Planning Board, 7 PM

## Tuscan Village

(Continued from page 1)

(e) Providing high quality site planning and architectural, landscaping and signage designs that meet the retail design standards in the Site Plan Review Regulations.

(f) Minimizing views of large parking lots from existing streets.

(g) Creating pedestrian and vehicular links to abutting parcels.

(h) Establishing open space and pedestrian amenities, including usable common land and wide sidewalks.

Any project of this size involves numerous complex issues and impacts. Town staff have been meeting and reviewing these issues with the applicant for over 2 years. Outside consultants are reviewing traffic, stormwater management, water supply, fiscal and municipal service impacts, and design issues like architecture, landscaping, and signage. The Planning Board is holding special meetings to review Tuscan Village plans. The Zoning Board of Adjustment and Conservation Commission have also reviewed parts of the project.

For more information on the Tuscan Village project, please see the Town of Salem web page at:

<http://www.townofsalemnh.org/planning-board/pages/tuscan-village>



**EXPLORING**  
DISCOVER YOUR FUTURE  
[WWW.EXPLORING.ORG](http://WWW.EXPLORING.ORG)  
**SIGN UP TODAY**

**FIRE & EMS**

**Interested in a career in the Fire Service?**  
Want to not only learn about a career, but have fun at the same time?  
Come to our Fire Services Explorer Post's Open House  
and join the Salem Fire Explorers!  
When: Wednesday, May 10<sup>th</sup> at 7:00pm  
Where: Salem Central Fire Station, 152 Main Street, Salem  
For more information please contact the Dylan Croston at 603-625-6431 or [dylan.croston@lfmail.org](mailto:dylan.croston@lfmail.org)



# Salem Bike-Ped Corridor Seeks Cleanup Volunteers

**Join us for Salem Rail Trail cleanup day on  
Saturday May 6th at 9AM.  
Volunteers needed!!**

The Salem Bike-Ped Corridor needs a little help from folks who care about Salem's newest public amenity. On Saturday, May 6 at 9 AM, the Friends of the Salem Bike-Ped Corridor will hold its first annual Trail Cleanup Day.

"We need to do a trail cleanup to prepare for our first full season of bicycling, jogging and walking," offered David Topham, Co-Chairman of the FSBPC group that had raised the funds for meeting the local share of the grant that completed the first section of the trail late last year. "We could use about a dozen helpers for about two hours and our trail will be ready to go. We've added benches, signage, trees and flowers but we have

some branches, trash and items that have to be picked up," Topham added. "Hundreds of people of all ages have been using the trail and, hopefully, we can get some of them to give us a little time to take care of our new treasure. FSBPC is a very small group of dedicated trail supporters but a few extra hands will make a big difference."

Anyone interested in helping can meet at the Trail Parking Area located on Route 28, just north of the Range Road / Lake Street traffic lights, at 9 AM. "A few grass rakes and trash pickers would be helpful," suggested Topham. For more information, please call Larry Belair at 603-560-7500 or Dave Topham at 603-898-9926.

**Cleanup Day**

**Saturday, May 6**

**9:00 AM**

**Call 560-7500 or  
898-9926 for  
more info**





**NATIONAL PREVENTION MONTH**



**STAND UP  
SALEM**

PREVENTION  
INTERVENTION  
TREATMENT  
RECOVERY

*A Community Coalition for a Drug-Free Salem, NH*

Youth Tobacco Use  
Underage Drinking and Alcohol Abuse  
Prescription Drug and Opioid Misuse  
Illicit Drug and Youth Marijuana Use  
Suicide Awareness  
Mental Health & Wellness Awareness

**For Emergencies call:**  
**9-1-1**

**For Help call:**  
**2-1-1**

[www.drugfreenh.org](http://www.drugfreenh.org)

[www.samhsa.gov](http://www.samhsa.gov)

## Veterans' Tax Credits

Salem now offers two veterans' tax credits: the original credit adopted pursuant to RSA 72:28 and a new one under RSA 72:28-b. The original tax credit was offered only to veterans who had served during specified periods of war or armed conflict. The new All Veterans' Tax Credit is available to all veterans who served at least 90 days in active duty and were honorably discharged or separated from service. The \$500 tax credit is applied towards the veteran's local property tax bill. In order to receive the credit, the veteran must apply in the Assessor's office by April 15 of the tax year.

Based on an extrapolation from state-wide population data, it was originally estimated that approximately 485 additional veterans could be eligible for the tax credit here in Salem. For 2017, only 39 veterans applied for the new All Veterans' Tax Credit before the April 15 deadline. In 2016, a total of \$606,500 was offered as tax credits to veterans. This year, \$637,917 has been offered. Of this, \$19,500 is attributed to the 39 veterans who applied under the new All Veterans Tax Credit. For more information, please contact the Town of Salem Assessor's Office at 603-890-2115.

# Putting Drones to Work



The drone

When I was a consulting engineer in private practice, I was always looking for new technologies to apply to expand and improve service to clients. Now, as the Town's Director of Engineering, I continue this approach with the goal of providing improved services to the Town's residents as efficiently as possible. One such technology is the use of Unmanned Aerial Vehicles (UAV) commonly known as drones. The evolution of their ability to collect high resolution images and video has moved them from a toy to a critical tool in the assessment of infrastructure.



A beaver lodge can be seen at the center of this photo



View of the beaver dam and lodge

We recently contracted with EagleEye Aero-botics to fly the large wetland behind the Soule Elementary School. While students were enjoying a well-deserved vacation, a drone was used to assess the 28-acre wetland and determine why water levels are higher than expected. In less time than it would take me to slide into a set of chest waders and waddle across the soccer field to the wetland, a beaver dam and lodge were positively located and the extent of flooding documented. With the collected imagery we can more efficiently coordinate addressing the problem. We will soon be flying the Pine Grove Cemetery to document existing conditions and support a future master planning effort. There will be many future opportunities to use drones in our work and this is one only one of many exciting new technologies.

*-Dan Hudson, Director of Engineering*



Soule Wetland



# Finance

- Finance is working with a leasing company so that the Fire and Municipal Services Departments can begin obtaining the various vehicles and equipment that were approved in the FY 2017 budget. Fire is acquiring an ambulance, a Ford Interceptor, a Chevy Tahoe, and a Chevy 3500 stake body with a plow. Municipal services is acquiring a loader, a large dump truck, and a utility 4x4. The lease term is a three years. At the end of the lease the Town will own all of the vehicles and equipment.
- Finance will be presenting four financial management policies for the Board of Selectmen to review and adopt on Monday, May 1<sup>st</sup> at the Board of Selectmen's meeting. The policies that will be reviewed are the fund balance policy, enterprise fund reserve policy, debt management policy, and capital assets policy.
- Accounting and Budget Manager Melanie Murray's 16<sup>th</sup> anniversary with the town was on April 30<sup>th</sup>. Congratulations Melanie!
- Purchasing Agent Christine Wholley's 6<sup>th</sup> anniversary with the Town is on May 9<sup>th</sup>. Christine began her employment with the Town as a Collections Clerk but has transitioned to the role of Purchasing Agent. Congratulations Christine!
- The Finance Department is hard at work processing payroll, paying vendor invoices, answering utility billing questions, ensuring departmental purchases comply with the town's purchasing and procurement policy, and providing support for all departments in town.

# HB 329

Governor Sununu recently signed HB 329, allowing towns to ratify the results of voting postponed due to the March 14 snow storm. Like many other towns across the state, Salem's town moderator decided to postpone voting after careful consideration and guidance from both the NH Municipal Association and town counsel. In a letter to our state representatives in support of HB 329, Town Manager Goodwin stated, "this decision was not taken lightly, but was a good faith attempt by the Town's moderator to ensure that as many voters as possible could exercise their constitutional right in a safe manner." The NH Secretary of State disputed the authority of town moderators to postpone voting day due to inclement weather, casting doubt about the legality of the vote and making it impossible to get a "clean" bond opinion for our \$3.1 million Depot Intersection bond. HB 329 resolves this issue by providing an avenue by which towns can ratify the results. We have scheduled a [public hearing](#) on Monday, May 1<sup>st</sup> to do that for our election/voting day that was postponed to Saturday, March 18<sup>th</sup>. You can read the full text of HB 329 [here](#).



A group of volunteers pose for a photo at a recent meeting at the Senior Center. The Ingram Senior Center has 180 volunteers who help make the center what it is.

# Community Services

## RECREATION:

- The Fishing Derby was held on Saturday, April 29. We had a few hundred people attend the event which was one of the nicest derbies ever weather-wise
- The summer brochure is available [online](#), at the Town Hall, and has gone out through the schools
- The Summer Fun program is filling up quickly
- The Field of Dreams is having their annual clean up on Saturday, May 6<sup>th</sup> from 8:30 to 1:00
- You can sign up for most programs online by going through the [town's website](#)

## SENIORS:

- Golf registrations will be held the first week in May
- Please pre-register for the Senior Prom which will be on May 12<sup>th</sup> from 7 to 10
- Senator Chuck Morse will be speaking to our Men's Roundtable on May 1<sup>st</sup> at 10:00am
- We will be having a tea party on May 17<sup>th</sup> with a "Forensic Science Roadshow" sponsored by The Residence at Salem Woods
- We will be holding a Senior Health & Fitness Day on May 31<sup>st</sup> from 9:30-2

## SALEM MUNICIPAL SERVICES

Roy E. Sorenson - *Director*

### ENGINEERING DIVISION

Contractors are mobilizing for the start of road construction this week. Look for updates on Engineering's webpage and Twitter feed (@SalemNHEngDiv). Demolition work continues at the former Wastewater Treatment Facility on SARL Drive. The Main Building that housed control systems and pumps will soon be coming down. N. Main St. bridge rehabilitation work to-date includes placement of stone fill in a scour hole at the upstream end and repairs where the corrugated metal pipe meets the concrete abutment. Repairs to the upstream headwall are on hold until Spicket River levels subside. Tuscan Village construction is underway, including off-site improvements at the S. Broadway / Post Office intersection. S. Broadway will be widened to the west to support additional turn lanes and a new traffic signal system with decorative lighting will be installed. Survey work will soon be occurring throughout Town, including on Zion Hill Road and at the Pine Grove Cemetery, to support planning and design of future projects.



N. Main Street Bridge

### PUBLIC WORKS DIVISION

Litter clean-up is complete and crews are switching to summer tasks, including road and drainage repairs, paving, and maintenance of cemeteries, parks, and Town facilities. The mill and overlay program will be starting this week, pending favorable weather. Adjustment of manholes is underway on N. Broadway to set covers flush with the surrounding pavement and improve the ride. Purchase of new equipment contained in the 2017 budget is underway, including a new loader, dump truck, and utility 4x4.

### UTILITIES DIVISION



12" water main

We received 6.03" of rain in April (2.94" above average). With the recent rain Canobie Lake has risen to 219.45', approaching full capacity (220.00'). We produced an average of 1.8 MGD of Finish Water for the month of April which is average for the month. Crews repaired a major water main break on South Broadway on April 26<sup>th</sup>. Repairs to the 100 year old 12" cast iron water main were complicated by the proximity of drain, sewer, and gas utilities. The new Manor Parkway Booster Station has been tested for fire flow. Domestic pumps are up and running and the old booster pumps are being dismantled.



Domestic Variable Frequency Drives  
(VFD for pumps)



Fire flow test



## Town of Salem, NH

33 Geremonty Drive  
Salem, NH 03079  
603-890-2000

Town Hall Times will be published biweekly  
and will be available on the [Town website](#).

Please [subscribe](#) to receive notification of  
each new issue!



INDUSTRY - COMMERCE - RECREATION

# Water Use Restrictions Still in Effect

As result of the moderate drought conditions that the Town is experiencing, the Board of Selectmen have adopted the following water restrictions for all customers of the Town's water system to help conserve our water resources:

- No outside use of water of any kind between the hours of 7:00 AM and 12:00 AM by any residences or businesses. The only exceptions to this restriction are commercial car washes, cash crops, farms, flower shops or garden centers.
- Use of outside water is permitted between the hours of 12:00 AM and 7:00 AM for irrigation or watering of lawns/gardens only on **ODD** numbered days.
- Watering by hose is allowed for incidental use only such as filling watering cans and children's pools of no greater than 100 gallons.
- Filling of any swimming pool greater than 100 gallons capacity is prohibited.
- Washing of vehicles including automobiles, trailers, trucks, etc. by hose is prohibited.

- Enforcement and Penalties shall be carried out by authorized agents of the Town of Salem and include:
- First Offense – Written warning hand delivered to site of violation
- Second Offense – \$100 fine
- Third offense – \$500 fine
- Subsequent offense - \$500 fine and shut off water service
- All current fees will be applicable in addition to fines including but not limited to fees for water shut-off and turn-on

The Town of Salem appreciates your effort and cooperation with these **Mandatory Water Restrictions** in an effort to sustain our drinking water supply during these dry conditions. It is important to reprogram your sprinkler system to the restrictions set forth above. Please follow town announcements closely over the coming summer months for further guidance.

