

**Public Minutes of the Board of Assessors  
Meeting of January 20, 2022**

A meeting of the Board of Assessors was held on Thursday, January 20, 2022 in the 3<sup>rd</sup>-Floor Auditorium at Nashua City Hall, located at 229 Main Street, Nashua, NH 03060. The meeting was called to order at 9:00 AM by Chairman Daniel Hansberry

**Members Present:**

Daniel Hansberry      Robert Earley      Paul Bergeron

**Assessing Staff Present:**

Richard Vincent      Jessica Marchant      Lindsay Monaghan      Doug Dame  
Greg Turgiss

**Other City of Nashua Staff Present:**

Diane Veino (via zoom)      Attorney Steve Bolton  
Director of Administrative Services Kimberly Kleiner (via zoom)  
Director of Economic Development Tim Cummings

**Chairman Daniel Hansberry**

I'll call the meeting of the Nashua Board of Assessors to order at 9 AM on Thursday, January 20, 2022. Let the record show that present from the Board are Robert Earley, Paul Bergeron, and myself, Daniel Hansberry.

**MOTION BY** Robert Earley to waive the reading of the public minutes from the Board of Assessors meeting held on Thursday, January 6, 2022 accept them and place them on file.

**SECONDED BY** Paul Bergeron

**VOTE:** Motion passed on a voice vote

**MOTION BY** Robert Earley to waive the reading of the non-public minutes from the Board of Assessors meeting held on Thursday, January 6, 2022, accept them and place them on file.

**SECONDED BY** Paul Bergeron

**VOTE:** Motion passed on a voice vote

**COMMUNICATIONS:** Director of Economic Development Tim Cummings gave a presentation on the Nashua Performing Arts Center (NPAC). He gave an overview of funding for the project; sources include a city bond, a federal New Market Tax Credit, and a donation from Nashua Community Arts. He noted that the New Market Tax Credit funds were issued to 201 Main Street Financing Corp, a 162-G entity created by the city for this purpose. In turn, NPAC Corp, a for-profit subsidiary of 201 Main Street Financing Corp, owns the Nashua Performing Arts Center location at 201 Main Street, with the City of Nashua as a master tenant. Director Cummings also noted that the New Market Tax Credit of \$2,446,150 (which amounts to 10% of the total project cost) is structured to be forgivable after 7 years, with the debt then converted into equity. Chairman Hansberry inquired as to whether the funds raised by Nashua Community Arts (\$1,553,850) were used for construction costs, which they were. Mr. Bergeron asked why NPAC Corp needed to be created, and Director Cummings explained that the City of Nashua could not be the direct beneficiary of the New Market Tax Credit; hence the need to create a private entity to receive those funds.

**NEW BUSINESS:**

- Jessica Marchant with an in-house corrections

**MOTION BY** Robert Earley to approve the in-house correction in the amount of \$113.78 for the property located at 27 Countryside Drive (account 21396).

**SECONDED BY** Paul Bergeron

**VOTE:** Motion passed on a voice vote

**UNFINISHED BUSINESS:** None

**PUBLIC COMMENT:** None

**COMMENTS BY BOARD MEMBERS:** None

**Chairman Daniel Hansberry**

Is there a motion to go into non-public session for two reasons, first to discuss matters which, if discussed in public, would likely affect adversely the reputation of any person, other than a member of this board, unless such person requests an open meeting? This exemption shall extend to include any application for assistance or tax abatement or waiver of a fee, fine or other levy, if based on inability to pay or poverty of the applicant, pursuant to RSA 91-A:3, II(c). Second, under 91-A: 3, II (L), for the “consideration of legal advice provided by legal counsel, either in writing or orally, to one or more members of the public body, even where legal counsel is not present.”

**MOTION BY** Robert Earley to enter non-public session

**SECONDED BY** Paul Bergeron

**VOTE:**

**Mr. Earley-**Yes

**Mr. Hansberry-** Yes

**Mr. Bergeron-** Yes

(The Board entered non-public session at 9:37 AM)

(The Board resumed public session at 10:00 AM)

**Chairman Dan Hansberry**

Is there a motion to seal the minutes of the non-public session because divulgence of the information likely would 1) affect adversely the reputation of any person other than a member of this public body, and 2) render the proposed action ineffective?

**MOTION BY** Robert Earley to seal the non-public minutes.

**SECONDED BY** Paul Bergeron

**VOTE:**

**Mr. Earley-Yes**

**Mr. Bergeron- Yes**

**Mr. Hansberry-Yes**

**MOTION BY** Robert Earley to adjourn.

**SECONDED BY** Paul Bergeron

**VOTE: Motion passed on a voice vote.**

**The board adjourned at 10:01 AM.**