

A regular meeting of the Board of Aldermen was held Tuesday, October 13, 2026, at 7:30 p.m. in the aldermanic chamber, and duly noticed in two places, including the City's website, in accordance with the requirements of RSA 91-A:2 II.

President Lori Wilshire presided; City Clerk Dan Healey recorded.

Prayer was offered by City Clerk Dan Healey; Alderwoman Vengerflutta Smith led in the Pledge to the Flag.

Let's start the meeting by taking a roll call attendance.

The roll call was taken with 13 members of the Board of Aldermen present: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith, Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd, Alderman Sullivan, Alderman Sennott, Alderman Johnson, Alderman Morgan, Alderman Wilshire.

Alderwoman Kelly and Alderman Lopez were recorded absent.

Mayor James W. Donchess and Corporation Counsel Steve Bolton were also in attendance.

REMARKS BY THE MAYOR

Mayor Donchess

RESPONSE TO REMARKS OF THE MAYOR

Alderman Thibeault

Alderman O'Brien

Alderman Johnson

RECOGNITION PERIOD - None

READING MINUTES OF PREVIOUS MEETINGS

There being no objection, President Wilshire declared the minutes of the special and regular Board of Aldermen meetings of March 23, 2026, May 12, 2026, and September 28, 2026 be accepted, placed on file, and the readings suspended.

COMMUNICATIONS REQUIRING ONLY PROCEDURAL ACTIONS AND WRITTEN REPORTS FROM LIAISONS

From: Amy Girard, Purchasing Manager
Doria Brown, Energy Manager
Re: Energy Contract Savings and Cost Avoidance

There being no objection, President Wilshire accepted the communication and placed it on file.

Without objection, President Wilshire suspended the rules to allow for a communication that was received after the agenda was prepared.

From: Liz Hannum, Economic Development Director
Re: Disposition of 342 Main Street

There being no objection, President Wilshire accepted the communication and placed it on file.

PERIOD FOR PUBLIC COMMENT RELATIVE TO ITEMS EXPECTED TO BE ACTED UPON THIS EVENING

Laurie Ortolano

Paul Shea

COMMUNICATIONS REQUIRING FINAL APPROVAL

From: Mayor Jim Donchess

Re: Multi-Year Award - Copier Lease and Maintenance Agreement

MOTION BY ALDERMAN GREGG TO ACCEPT, PLACE ON FILE, AND APPROVE A CONTRACT FOR REPLACEMENT COPIERS FOR RISK MANAGEMENT, TWO IN COMMUNITY DEVELOPMENT, DPW ADMINISTRATION, AND THE LEGISLATIVE OFFICE WITH TOSHIBA FINANCIAL SERVICES IN THE AMOUNT NOT TO EXCEED \$35,220 (\$587/MONTH FOR 60 MONTHS). FUNDING WILL BE THROUGH DEPARTMENT: 120 TECHNOLOGY MAINTENANCE; FUND: GENERAL FUND/54-PROPERTY SERVICES
MOTION CARRIED

From: Mayor Jim Donchess

Re: Multi-Year Contract Award - Internet Service

MOTION BY ALDERWOMAN SMITH TO ACCEPT, PLACE ON FILE, AND APPROVE A 36-MONTH EXTENSION CONTRACT FOR THE CONTINUED USE OF THE CITY'S PRIMARY INTERNET SERVICE WITH FIDIUM ENTERPRISE SERVICES, LLC, IN THE AMOUNT NOT TO EXCEED \$29,484. FUNDING WILL BE THROUGH DEPARTMENT: 120 TECHNOLOGY MAINTENANCE; FUND: GENERAL FUND/55-OTHER SERVICES
MOTION CARRIED

From: Mayor Jim Donchess

Re: Multi-Year Contract Award - Microsoft Software Assurance Program

MOTION BY ALDERMAN CLEMONS TO ACCEPT, PLACE ON FILE, AND APPROVE A 3-YEAR CONTRACT TO CONTINUE THE CITY'S PARTICIPATION IN THE MICROSOFT SOFTWARE ASSURANCE PROGRAM WITH SHI INTERNATIONAL CORP. IN THE AMOUNT NOT TO EXCEED \$68,310.08. FUNDING WILL BE THROUGH DEPARTMENT: 120 TECHNOLOGY MAINTENANCE; FUND: GENERAL FUND/55-OTHER SERVICES
MOTION CARRIED

From: Mayor Jim Donchess

Re: Million Dollar Contract - Construction for the Wastewater Treatment Facility Phase I Upgrade

MOTION BY ALDERMAN GREGG TO ACCEPT, PLACE ON FILE, AND APPROVE A CONTRACT WITH LOUREIRO BUILDING CONSTRUCTION, LLC, FOR THE PHASE I UPGRADE PROJECT, CONTINGENT UPON APPROVAL OF ADDITIONAL BOND FUNDING, IN THE AMOUNT NOT TO EXCEED \$11,692,041.56. FUNDING WILL BE THROUGH DEPARTMENT: 169 WASTEWATER; FUND: BOND – PENDING APPROVAL/81-CAPITAL OUTLAY/IMPROVEMENTS
MOTION CARRIED (Alderman Johnson in opposition)

From: Mayor Jim Donchess

Re: Million Dollar Contract Award - Wastewater Treatment Facility Phase I Upgrade Construction Engineering

MOTION BY ALDERWOMAN SMITH TO ACCEPT, PLACE ON FILE, AND APPROVE A CONTRACT WITH WRIGHT PIERCE FOR CONSTRUCTION ADMINISTRATION SERVICES FOR THE PHASE I UPGRADE PROJECT IN THE AMOUNT NOT TO EXCEED \$1,361,000. FUNDING WILL BE THROUGH DEPARTMENT: 169 WASTEWATER; FUND: BOND – PENDING APPROVAL/81-CAPITAL OUTLAY/IMPROVEMENTS
MOTION CARRIED

From: Mayor Jim Donchess

Re: Tax Increment Financing Development Program - Renaissance Park Audio System Change Order #1

MOTION BY ALDERMAN CLEMONS TO ACCEPT, PLACE ON FILE, AND APPROVE CHANGE ORDER #1 WITH N.E. MOBILE AUDIO TO INCLUDE A DEDICATED CONTROL TABLET AND A MULTI-ANGLE CAMERA SYSTEM IN THE AMOUNT NOT TO EXCEED \$3,597.00. FUNDING WILL BE THROUGH DEPARTMENT: 183 ECONOMIC DEVELOPMENT; FUND: RIVERFRONT TIF FUND/70-PROJECT CONTINGENCY
MOTION CARRIED (Alderman Johnson in opposition)

From: Matt Sullivan, Community Development Director

Re: City of Nashua Right of First Refusal - NHDOT Right-of-Way Adjacent to Main Dunstable Road

MOTION BY ALDERMAN CLEMONS TO APPROVE A COMMUNICATION FROM MATT SULLIVAN, COMMUNITY DEVELOPMENT DIRECTOR, DATED OCTOBER 7, 2026 RELATIVE TO CITY OF NASHUA RIGHT OF FIRST

**REFUSAL – NHDOT RIGHT-OF-WAY ADJACENT TO MAIN DUNSTALBE ROAD AND ISSUE A COMMUNICATION TO NHDOT WAIVING THE CITY’S RIGHT-OF-FIRST REFUSAL
MOTION CARRIED**

PETITIONS - None

NOMINATIONS, APPOINTMENTS AND ELECTIONS

Appointments by the Mayor - None

REPORTS OF COMMITTEE

Budget Review Committee..... 06/03/2025, 03/09/26, 3/23/2026, 6/11/2026, 9/1/2026

There being no objection, President Wilshire declared the reports of the June 3, 2025, March 9, 2026, March 23, 2026, June 11, 2026, and September 1, 2026 Budget Review Committee be accepted and placed on file.

CONFIRMATION OF MAYOR’S APPOINTMENTS

Arts Commission

There being no objection, President Wilshire confirmed the re-appointment of Charles Emmons, 8 Strawberry Bank Road, Unit #4, Nashua, with a term to expire July 30, 2029 to the Arts Commission.

Oath of Office administered at a later date.

Business and Industrial Development Authority

There being no objection, President Wilshire confirmed the re-appointment of Carl Andrade, 12 Mountain Laurels Drive, Nashua, with a term to expire September 13, 2028 to the Business and Industrial Development Authority.

Oath of Office administered at a later date.

Electric Aggregation Committee

There being no objection, President Wilshire confirmed the re-appointment of Frank Teas, 93 Concord Street, Nashua, with a term to expire August 31, 2028 to the Electric Aggregation Committee.

Oath of Office administered at a later date.

Homeless Services Gap Analysis Committee

There being no objection, President Wilshire confirmed the new appointments of Jane Goodman, 2 Quincy Street, Nashua; LaTonya Muccioli, 3 Crown Street, Nashua; and Tonia Knisley, 83 Major Drive, Nashua to the Homeless Services Gap Analysis Committee.

Oaths of Office administered at a later date.

UNFINISHED BUSINESS – RESOLUTIONS

R-26-057

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderman Richard A. Dowd
Alderman Patricia Klee

APPROVING THE BORROWING OF AN ADDITIONAL THREE HUNDRED AND FORTY-FIVE THOUSAND DOLLARS (\$345,000) FROM THE CLEAN WATER STATE REVOLVING FUND FOR THE FOUR HILLS LANDFILL PFAS / LEACHATE REMOVAL AND DESTRUCTION PILOT TEST PROJECT

Given its second reading;

MOTION BY ALDERMAN DOWD FOR FINAL PASSAGE OF R-26-057 BY ROLL CALL PURSUANT TO CHARTER SECTION 49

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sullivan, Alderman Sennott, Alderman Johnson, Alderman Morgan,
Alderman Wilshire 13

Nay: 0

MOTION CARRIED

Resolution R-26-057 is declared duly adopted.

R-26-059

Endorsers: Mayor Jim Donchess
Alderman Patricia Klee
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO BORROW AN AMOUNT NOT TO EXCEED THREE MILLION DOLLARS (\$3,000,000) THROUGH THE ISSUANCE OF BONDS AND/OR A LOAN THROUGH THE NEW HAMPSHIRE DEPARTMENT OF ENVIRONMENTAL SERVICES STATE REVOLVING LOAN FUND FOR THE WASTEWATER TREATMENT PLANT PHASE 1 UPGRADES PROJECT

Given its second reading;

MOTION BY ALDERMAN O'BRIEN FOR FINAL PASSAGE OF R-26-059, BY ROLL CALL

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sennott, Alderman Morgan, Alderman Wilshire 11

Nay: Alderman Sullivan, Alderman Johnson 2

MOTION CARRIED

Resolution R-26-059 is declared duly adopted.

R-26-060

Endorsers: Mayor Jim Donchess
Alderman Patricia Klee
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED FOUR MILLION TWO HUNDRED SEVENTY-FIVE THOUSAND DOLLARS (\$4,275,000) FOR THE CITY'S SEWER INFRASTRUCTURE IMPROVEMENT AND SEWER AND DRAIN CASTING REPLACEMENT PROGRAMS

Given its second reading;

MOTION BY ALDERWOMAN KELLY FOR FINAL PASSAGE OF R-26-060, BY ROLL CALL

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sullivan, Alderman Sennott, Alderman Morgan, Alderman Wilshire 12

Nay: Alderman Johnson 1

MOTION CARRIED

Resolution R-26-060 is declared duly adopted.

R-26-061

Endorsers: Mayor Jim Donchess
Alderman Patricia Klee
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED TWO MILLION FIVE HUNDRED FIFTY THOUSAND DOLLARS (\$2,550,000) FOR VARIOUS WASTEWATER CAPITAL IMPROVEMENTS

Given its second reading;

MOTION BY ALDERMAN THIBEAULT FOR FINAL PASSAGE OF R-26-061, BY ROLL CALL

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sennott, Alderman Morgan, Alderman Wilshire 11

Nay: Alderman Sullivan, Alderman Johnson 2

MOTION CARRIED

Resolution R-26-061 is declared duly adopted.

R-26-062

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED TWO MILLION DOLLARS (\$2,000,000) FOR VARIOUS IMPROVEMENTS AT THE SOLID WASTE DEPARTMENT FOUR HILLS LANDFILL

Given its second reading;

MOTION BY ALDERMAN DOWD TO TABLE R-26-062, BY ROLL CALL

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderwoman Smith, Alderman O'Brien,
Alderman Gregg, Alderman Dowd, Alderman Sullivan, Alderman Johnson,
Alderman Morgan, Alderman Wilshire 10

Nay: Alderman Ravan, Alderman Thibeault, Alderman Sennott 3

MOTION CARRIED

Resolution R-26-062 is declared tabled.

R-26-063

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED TWO MILLION SIX HUNDRED SEVENTY-EIGHT THOUSAND EIGHT HUNDRED TWENTY-EIGHT DOLLARS (\$2,678,828) FOR THE PURCHASE OF SOLID WASTE CAPITAL EQUIPMENT

Given its second reading;

MOTION BY ALDERMAN O'BRIEN FOR FINAL PASSAGE OF R-26-063 BY ROLL CALL PURSUANT TO CHARTER SECTION 49

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sullivan, Alderman Sennott, Alderman Morgan, Alderman Wilshire 12

Nay: Alderman Johnson 1

MOTION CARRIED

Resolution R-26-063 is declared duly adopted.

R-26-065

Endorsers: Mayor Jim Donchess
Alderman Patricia Klee
Alderman James Ravan
Alderman Vengerflutta Smith
Alderman Derek Thibeault
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman-at-Large Amber Morgan
Alderman Thomas Lopez

RELATIVE TO THE FISCAL YEAR 2026 TRANSFER OF \$150,000 FROM DEPARTMENT 191 "SCHOOL", ACCOUNT 71221 "COMPUTER EQUIPMENT" TO-FUND 1000, DEPARTMENT 2100 "FOOD SERVICES FUND", ACCOUNT 49100 "TRANSFER FROM GENERAL FUND" FOR THE PURPOSE OF FUNDING FY2026 EXPENDITURES IN THE FOOD SERVICES SPECIAL REVENUE FUND

Given its second reading;

**MOTION BY ALDERMAN JOHNSON FOR FINAL PASSAGE OF R-26-065
MOTION CARRIED**

Resolution R-26-065 is declared duly adopted.

R-26-066

Endorsers: Mayor Jim Donchess
Alderman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez
Alderman-at-Large Ben Clemons

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED FIVE MILLION DOLLARS (\$5,000,000) FOR THE REPAIR AND RENOVATION OF TWO PUBLIC INGROUND SWIMMING POOLS

Given its second reading;

MOTION BY ALDERMAN O'BRIEN FOR FINAL PASSAGE OF R-26-066 BY ROLL CALL PURSUANT TO CHARTER SECTION 49

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sullivan, Alderman Sennott, Alderman Morgan, Alderman Wilshire 12

Nay: Alderman Johnson 1

MOTION CARRIED

Resolution R-26-066 is declared duly adopted.

R-26-072

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED FORTY-THREE MILLION FIVE HUNDRED THOUSAND DOLLARS (\$43,500,000) FOR THE DESIGN, CONSTRUCTION AND EQUIPPING OF A DIVISION OF PUBLIC WORKS GARAGE AND FLEET MAINTENANCE FACILITY

Given its second reading;

MOTION BY ALDERMAN DOWD FOR FINAL PASSAGE OF R-26-072 BY ROLL CALL PURSUANT TO CHARTER SECTION 49

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sullivan, Alderman Sennott, Alderman Morgan, Alderman Wilshire 12

Nay: Alderman Johnson 1

MOTION CARRIED

Resolution R-26-072 is declared duly adopted.

R-26-073

Endorsers: Mayor Jim Donchess
Alderman Patricia Klee
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman Derek Thibeault
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

CHANGING THE PURPOSE OF UP TO THREE MILLION ONE HUNDRED EIGHTY-THREE THOUSAND TWO HUNDRED DOLLARS (\$3,183,200) OF UNEXPENDED BOND PROCEEDS FROM VARIOUS DIVISION OF

**PUBLIC WORKS CAPITAL PROJECTS TO THE DIVISION OF PUBLIC WORKS GARAGE AND FLEET
MAINTENANCE FACILITY PROJECT**

Given its second reading;

**MOTION BY ALDERMAN THIBEAULT FOR FINAL PASSAGE OF R-26-073 BY ROLL CALL PURSUANT TO
CHARTER SECTION 49**

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman Ravan, Alderwoman Smith,
Alderman Thibeault, Alderman O'Brien, Alderman Gregg, Alderman Dowd,
Alderman Sennott, Alderman Morgan, Alderman Wilshire 11

Nay: Alderman Johnson, Alderman Sullivan 2

MOTION CARRIED

Resolution R-26-073 is declared duly adopted.

R-26-074

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderwoman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman Thomas Lopez

**RELATIVE TO THE CREATION OF THREE NEW EXPENDABLE TRUST FUNDS AND THE TRANSFER OF
\$790,387 FROM PRIOR YEAR ESCROWS INTO VARIOUS EXPENDABLE TRUST FUNDS FOR DIVISION OF
PUBLIC WORKS INFRASTRUCTURE IMPROVEMENTS, PARK REHABILITATION, COMMUNITY
DEVELOPMENT INFRASTRUCTURE IMPROVEMENTS, GENERAL TRANSPORTATION IMPROVEMENTS,
DOWNTOWN IMPROVEMENTS, WATERWAYS AND WATER BODIES, AND SCHOOL DEFERRED
MAINTENANCE**

Given its second reading;

MOTION BY ALDERMAN THIBEAULT FOR FINAL PASSAGE OF R-26-074

MOTION CARRIED (Alderman Sullivan in opposition)

Resolution R-26-074 is declared duly adopted.

**MOTION BY ALDERMAN CLEMONS TO WITHDRAW FROM THE BUDGET REVIEW COMMITTEE RESOLUTION
R-26-064 FOR A SECOND READING**

MOTION CARRIED (Alderman Johnson in opposition)

R-26-064

Endorsers: Mayor Jim Donchess
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd

**AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED FIVE MILLION ONE
HUNDRED SEVENTY-THREE THOUSAND FOUR HUNDRED AND TWENTY-EIGHT DOLLARS (\$5,173,428)
FOR THE PURCHASE OF CAPITAL EQUIPMENT**

Given its second reading;

**MOTION BY ALDERMAN CLEMONS TO AMEND R-26-064 BY REPLACING WITH THE HANDOUT PLACED ON
THE DESKS FROM TREASURER/TAX COLLECTOR MULHOLLAND**

MOTION CARRIED

**MOTION BY ALDERMAN CLEMONS TO MOVE THAT R-26-064 AS AMENDED BE FORWARDED TO THE
BUDGET REVIEW COMMITTEE AND THAT THE PUBLIC HEARING SCHEDULED FOR MONDAY, OCTOBER 26TH
BE HELD ON RESOLUTION R-26-064 AS AMENDED**

MOTION CARRIED**UNFINISHED BUSINESS – ORDINANCES****O-26-002**

Endorsers: Alderman Paula Johnson
Alderman-at-Large Ben Clemons
Alderman Tim Sennott

ALLOWING ELECTRONIC PUBLIC COMMENT FOR PEOPLE WITH WALKING DISABILITIES

Given its second reading;

MOTION BY ALDERMAN JOHNSON FOR FINAL PASSAGE OF O-26-002

MOTION BY ALDERMAN JOHNSON TO AMEND TO ADD “A REQUEST FOR REMOTE PUBLIC COMMENT MAY BE SUBMITTED AT ANY TIME AND SHALL BE DECIDED WITHIN FIVE BUSINESS DAYS OF RECEIPT. AN APPROVED REQUEST SHALL REMAIN IN EFFECT FOR THREE MONTHS. RENEWAL REQUESTS MAY BE APPROVED WITHOUT NEW DOCUMENTATION WHEN THE INDIVIDUAL’S CONDITION IS UNCHANGED. TO PARTICIPATE REMOTELY IN BOARD OF ALDERMEN MEETINGS AS A REASONALBE ACCOMMODATION UNDER TITLE II OF THE AMERICANS WITH DISABILITIES ACT, AN INDIVIDUAL SHALL PROVIDE DOCUMENTATION FROM A MEDICAL OR OTHER QUALIFIED PROVIDER OF A DISABILITY THAT LIMITS THE INDIVIDUAL’S ABILITY TO PARTICIPATE IN PERSON. REQUESTS SHALL BE DECIDED WITHIN FIVE BUSINESS DAYS OF RECEIPT. DOCUMENTATION SHALL BE KEPT CONFIDENTIAL TO THE EXTENT PERMITTED BY LAW. AN INDIVIDUAL WHOSE REQUEST IS DENIED MAY APPEAL IN WRITING TO CORPORATION COUNSEL, WHO SHALL DECIDE THE APPEAL WITHIN FIVE BUSINESS DAYS OF RECEIVING IT.”

MOTION BY ALDERMAN JOHNSON TO FURTHER AMEND TO ADD “A REQUEST FOR REMOTE PUBLIC COMMENT MAY BE SUBMITTED TO THE RISK MANAGEMENT SPECIALIST AT ANY TIME AND SHALL BE DECIDED WITHIN FIVE BUSINESS DAYS OF RECEIPT. AN APPROVED REQUEST SHALL REMAIN IN EFFECT FOR THREE MONTHS. RENEWAL REQUESTS MAY BE APPROVED WITHOUT NEW DOCUMENTATION WHEN THE INDIVIDUAL’S CONDITION IS UNCHANGED. TO PARTICIPATE REMOTELY IN BOARD OF ALDERMEN MEETINGS AS A REASONALBE ACCOMMODATION UNDER TITLE II OF THE AMERICANS WITH DISABILITIES ACT, AN INDIVIDUAL SHALL PROVIDE DOCUMENTATION FROM A MEDICAL OR OTHER QUALIFIED PROVIDER OF A DISABILITY THAT LIMITS THE INDIVIDUAL’S ABILITY TO PARTICIPATE IN PERSON. REQUESTS SHALL BE DECIDED WITHIN FIVE BUSINESS DAYS OF RECEIPT. DOCUMENTATION SHALL BE KEPT CONFIDENTIAL TO THE EXTENT PERMITTED BY LAW. AN INDIVIDUAL WHOSE REQUEST IS DENIED MAY APPEAL IN WRITING TO CORPORATION COUNSEL, WHO SHALL DECIDE THE APPEAL WITHIN FIVE BUSINESS DAYS OF RECEIVING IT.”

Alderman Johnson withdrew her motion.

MOTION BY ALDERMAN CLEMONS TO AMEND THE TITLE OF THE ORDINANCE, “ALLOWING ELECTRONIC PUBLIC COMMENT FOR PEOPLE WITH DISABILITIES AS DEFINED IN THE AMERICANS WITH DISABILITY’S ACT”; SECTION 12 ADD, “ANY PERSON WITH A DISABILITY AS DEFINED IN AMERICANS WITH DISABILITIES ACT (SEE 42 U.S. CODE §12102) MAY ELECTRONICALLY PARTICIPATE IN PUBLIC COMMENT AT A FULL BOARD OF ALDERMEN MEETING, IF, AT LEAST FIVE (5) BUSINESS DAYS PRIOR TO AN UPCOMING MEETING, THE PERSON NOTIFIES THE BOARD OF ALDERMEN’S OFFICE OF THEIR INTENT TO PARTICIPATE IN PUBLIC COMMENT AT A FULL BOARD OF ALDERMEN MEETING, AND PROVIDES DOCUMENTATION OF THEIR DISABILITY. THE RISK MANAGEMENT DEPARTMENT SHALL DETERMINE THE ELIGIBILITY. THE EFFECTIVE DATE OF THIS ORDINANCE SHALL BE NOVEMBER 15, 2026.”

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman O’Brien, Alderman Gregg,
Alderman Dowd, Alderman Sullivan, Alderman Sennott, Alderman Johnson,
Alderman Morgan, Alderman Wilshire

10

Nay: Alderman Ravan, Alderwoman Smith, Alderman Thibeault

3

MOTION CARRIED**MOTION BY ALDERMAN CLEMONS FOR FINAL PASSAGE AS AMENDED**

A viva voce roll call was taken, which resulted as follows:

Yea: Alderman Clemons, Alderman Klee, Alderman O'Brien, Alderman Gregg,
Alderman Dowd, Alderman Sullivan, Alderman Sennott, Alderman Johnson,
Alderman Morgan, Alderman Wilshire 10

Nay: Alderman Ravan, Alderwoman Smith, Alderman Thibeault 3

MOTION CARRIED

Ordinance O-26-002 is declared duly adopted as amended.

BUSINESS UNFINISHED AT THE PREVIOUS MEETING**R-26-015**

Endorsers: Mayor Jim Donchess
Alderman-at-Large Ben Clemons
Alderman Patricia Klee
Alderman Derek Thibeault
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman-at-Large Alicia Gregg
Alderman Richard A. Dowd
Alderman-at-Large Amber Morgan
Alderman-at-Large Lori Wilshire

SUPPORTING THE TOWN OF MERRIMACK IN ITS OPPOSITION TO AN ICE DETENTION CENTER**R-26-020**

Endorsers: Mayor Jim Donchess
Alderwoman Vengerflutta Smith
Alderman Derek Thibeault
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman-at-Large Alicia Gregg
Alderwoman-at-Large Shoshanna Kelly
Alderman-at-Large Ben Clemons
Alderman Patricia Klee
Alderman-at-Large Lori Wilshire

AUTHORIZING THE MAYOR AND CITY TREASURER TO ISSUE BONDS NOT TO EXCEED THE AMOUNT OF NINE HUNDRED THOUSAND DOLLARS (\$900,000) TO FUND THE PURCHASE, DESIGN, PRE-RENOVATION WORK AND RENOVATIONS FOR A RESOURCE CENTER AT 14 MULBERRY STREET**NEW BUSINESS – RESOLUTIONS****R-26-075**

Endorsers: Mayor Jim Donchess
Alderman-at-Large Ben Clemons
Alderman Patricia Klee
Alderman James Ravan
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd

AUTHORIZING THE MAYOR TO ENTER INTO A SECOND AMENDED FEDERAL AID PROJECT AGREEMENT WITH THE STATE OF NEW HAMPSHIRE AND THE TOWN OF HUDSON FOR THE PURPOSE OF REHABILITATING THE TAYLOR FALLS AND VETERANS BRIDGES AND TO ACCEPT AN ADDITIONAL \$231,941.29 FOR THE PROJECT

Given its first reading, assigned to the FINANCE COMMITTEE, by President Wilshire

R-26-076

Endorsers: Mayor Jim Donchess
Alderman-at-Large Lori Wilshire
Alderman Patricia Klee
Alderman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd
Alderman John Sullivan
Alderman Tim Sennott
Alderman-at-Large Amber Morgan

RELATIVE TO THE ACCEPTANCE OF \$45,180 FROM THE UNITED STATES DEPARTMENT OF JUSTICE INTO POLICE GRANT ACTIVITY "2025 JUSTICE ASSISTANCE GRANT (MULTI-JURISDICTIONAL)"

Given its first reading, assigned to the HUMAN AFFAIRS COMMITTEE, by President Wilshire

NEW BUSINESS – ORDINANCES

O-26-025

Endorsers: Alderman-at-Large Ben Clemons
Alderman Patricia Klee
Alderman Paula Johnson
Alderman James Ravan
Alderman Vengerflutta Smith
Alderman-at-Large Alicia Gregg
Alderman John Sullivan
Alderman Tim Sennott
Alderman-at-Large Amber Morgan
Alderman-at-Large Lori Wilshire

INCREASING THE ELDERLY AND DISABLED TAX EXEMPTION MAXIMUM ALLOWED INDIVIDUAL AND COMBINED NET INCOME AMOUNTS

Given its first reading, assigned to the PERSONNEL/ADMINISTRATIVE AFFAIRS COMMITTEE and BOARD OF ASSESSORS, by President Wilshire

O-26-026

Endorsers: Mayor Jim Donchess
Alderman James Ravan
Alderman Vengerflutta Smith
Alderman-at-Large Michael B. O'Brien, Sr.
Alderman Richard A. Dowd

REGARDING APPROVALS FOR GASOLINE, ELECTRICITY, AND NATURAL GAS CONTRACTS AND PURCHASING EXTENSIONS OR RENEWALS

Given its first reading, assigned to the PERSONNEL/ADMINISTRATIVE AFFAIRS COMMITTEE, by President Wilshire

PERIOD FOR GENERAL PUBLIC COMMENT

Laurie Ortolano
Matthew Guiyotte

REMARKS BY THE MEMBERS OF THE BOARD OF ALDERMEN

Alderman Johnson
Alderman Dowd
Alderman Gregg
Alderman Thibeault
Alderwoman Smith
Alderman Ravan
Alderman Klee
Alderman Clemons
Alderman Dowd

Committee announcements:

Alderman O'Brien

ADJOURNMENT

**MOTION BY ALDERMAN CLEMONS THAT THE OCTOBER 13, 2026 MEETING OF THE BOARD OF ALDERMEN
BE ADJOURNED
MOTION CARRIED**

The meeting was declared adjourned at 10:29 p.m.

Attest: Dan Healey, City Clerk



October 5, 2026

To: Board of Aldermen
From: Liz Hannum, Economic Development Director
MEMO Re: Disposition of 342 Main Street

The City recently issued a Request for Proposals for the purchase and redevelopment of 342 Main Street, a tax-deeded property owned by the City. Prior to issuance of the RFP, the City completed all required notices and procedures associated with disposition of the property, including providing any parties with applicable repurchase rights the opportunity to exercise those rights.

The City received one proposal in response to the RFP, submitted by Habitat for Humanity. Habitat proposes to purchase the property and construct an owner-occupied duplex, creating two new affordable homeownership opportunities at the site.

Following review of the proposal, the City is recommending award of the project to Habitat for Humanity, subject to approval by the Board of Aldermen. The intent to award letter is attached. The proposed redevelopment will return a tax-deeded property to productive use, add new housing, support homeownership opportunities, and return the property to the tax rolls.

City staff will bring a Purchase and Sale and Master Development Agreement in the coming months for your approval.

Sincerely,

A handwritten signature in blue ink, appearing to read "Liz Hannum", with a horizontal line extending to the right.

Liz Hannum

ECONOMIC DEVELOPMENT DEPARTMENT

Economic Development Director

603-589-3072



City of Nashua
Purchasing Department
Administrative Services Division
229 Main Street - Nashua, NH 03060

(603) 589-3330
Fax (603) 594-3233

Habitat for Humanity Greater Nashua Manchester

Ms. Christa Tsechrintzis

10 Clinton Drive

Hollis, NH 03049

Date: Thursday, October 8, 2026

Subject: Notice of Intent to Award RFP0742-071326 Development of 342 Main Street

Dear Ms. Tsechrintzis,

We are pleased to inform you that Habitat for Humanity Greater Nashua Manchester has been selected to proceed with the acquisition and redevelopment of 342 Main Street award process. This notice of intent to award is subject to the execution of a written contract and the Board of Aldermen approval. As a result, this notice does NOT constitute the formation of a contract between The City of Nashua and Habitat for Humanity Greater Nashua Manchester. Habitat for Humanity Greater Nashua Manchester shall not acquire any legal or equitable rights relative to the contract until a contract containing terms and conditions acceptable to the City of Nashua is executed. If Habitat for Humanity Greater Nashua Manchester proceeds prior to receiving a signed contract or other written notice of award, it does so without a contract and at its own risk.

The City of Nashua further reserves the right to cancel this Notice of Intent to Award at any time prior to the execution of a written contract.

Thank you for participating in the proposal process. The City of Nashua looks forward to working with you!

Sincerely,

Amy Girard

City of Nashua

Purchasing Manager

Girarda@nashuanh.gov