



# **Capital Improvements Program 2020-2029**

Prepared by  
Greenfield Planning Board  
Summer 2019

# Contents

CIP introduction	1
Planning Board CIP Process	2
Completed 2018 CIP Projects	3
Vehicle/Equipment Projects	
Police Department	4
Fire Department	7
Highway Department	9
Rolling Equipment Gantt Chart	13
Buildings and Grounds Projects	
Recycling Center	14
Buildings and Grounds	17
Library	19
Town Administration / town clerk	21
Approximate Capital Reserve Funds (Dec. 2019)	22
Planning Board Recommendations	23
Appendix	
Individual Department Spreadsheets	Tab 1
Vendor quotes	Tab 2



## **Greenfield Capital Improvements Program**

### **2020-2029**

The Capital Improvements Program (CIP) purpose is to provide recommendations to the town's Select Board for consideration as part of the annual budgeting process. The Planning Board or a committee of its members is charged with that task under New Hampshire RSA 674:5-7 and conducts a CIP every two years.

The Greenfield Planning Board has defined a capital project as one that is projected to cost at least \$5,000 and is depreciable over a minimum three-year life span. A survey of department heads along with personal interviews reveals those projects they feel are most important over the next ten years.

Information that follows includes Planning Board recommendations for addressing the town's immediate and future needs. This list will primarily have specific items that address long term planning by suggesting realistic, annual funding of key Capital Reserve accounts. Some projects that may not have reserve funds are also included in this list.

Spreadsheets for each department list projects discussed with Department heads. While projects may not be specifically mentioned as Planning Board recommendations, it does not diminish their importance, nor does it preclude individual department heads from presenting their case before the Select Board.

Mason Parker chairman  
Kathleen Carpenter, resigned  
Neal Brown, secretary  
Ken Paulsen, alt.  
George Ranier, vice chairman  
Rob Wachenfeld, resigned  
Bob Marshall, Select Board ex officio

## **Greenfield Planning Board CIP Process**

The Capital Improvements Program (CIP) as documented in RSA 674:5-8 suggests a general outline of what needs to be accomplished. While a minimum planning horizon of six years is recommended, the Greenfield Planning Board has extended its vision to ten years. Some neighboring towns have formed an ongoing CIP committee with scheduled meetings throughout the year. Greenfield takes a biannual survey of what projects town departments have considered to be important to them.

In years when the CIP is to be conducted, the Planning Board forms a committee for that purpose. This happens soon after the annual town meeting when new board members have been sworn in. The first committee priority is to establish a schedule.

An April notice about the CIP to department heads includes a form that can be used to describe details on each project with sections for recording cost data, why the project is needed and related information. The RSA states that "The program shall be based on information submitted by the departments ....." The reality is that personal interviews conducted by the committee, typically in May, are needed to gather information in a timely fashion. As projects are discussed important data such as cost figures or materials may need further research. A second round of interviews in July would be conducted to record missing items.

During this time, spreadsheets for each area get built listing the projects and the proposed year it will be completed. This is the key reference document of the CIP. The department head will rank each project in the spreadsheet, validate all data is correct and review the committee write up text for accuracy.

The committee will then combine text, spreadsheets, appropriate Gantt Charts and anything else it deems appropriate into a draft CIP document. At an August meeting of the Planning Board, this document is presented where changes, additions or deletions will be discussed among the members. The final product will be accepted as the Planning Board document for the select board.

At an early fall select board meeting, the CIP is presented by a committee member. This document is advisory only. Its purpose is to aid the select board in its annual budget planning process.



## Completed 2018-2027 CIP Projects

1. Acquired 2019 GFD tanker
2. Acquired 2018 Ford F550 6-wheeler
3. Annual road paving 2018 – East Road section 1
4. Annual road paving 2019 – East Road section 2
5. Acquired 2019 Dodge Charger police cruiser
6. Replace sill plate at town office
7. Replace town office server

The GFD tanker and Dodge police cruiser were made entirely possible by the establishment and continual funding of capital reserve accounts at levels significantly above what Greenfield has done prior to 2015. The importance of these accounts in financial planning of the town's future capital projects should be elevated.



Through state monies, we were also able to acquire a new Ford F550 and relegate the used Freightliner 6-wheeler to hauling and plowing. While it was listed on the prior CIP as a candidate for replacement in 2022, it was a good choice for the DPW equipment inventory upgrade.

## Police Department



After years of using Ford sedans for police cruisers, the Greenfield police have upgraded to a 2017 Ford Explorer and a 2019 Dodge Charger. Both vehicles are equipped with drivetrains suitable for winter conditions. The cruisers they replaced were kept too long to the point where repairs made their availability problematic.

The department prides itself on taking care of all equipment, however, a reasonable replacement schedule for vehicles needs to be followed to have a level of confidence that the cars will be in service. Some area departments are on a four-year replacement schedule. In our interview a five-year schedule was discussed, however, it was decided to stick with a six-year service life with one new vehicle scheduled to be purchased every three years. With this plan in place, a new vehicle would be purchased in 2022, 2025 and 2028. The key determinant will be the level of servicing these cars need. We do not have a service history with either type of vehicle like we did with the Ford Crown Victoria models they replaced.

The Explorer was financed over four years at a cost close to \$40,000 while the Charger was entirely purchased using capital reserve funds at just over \$32,000. We should plan to add \$15,000 to the Police Department CRF annually. This amount will allow purchase of an SUV type vehicle if that is the choice. It also provides the buffer needed to counteract the effects of inflation. Remember that the Ford sedan purchased in 2011 was around \$25,000 and our latest sedan was \$32,336.

The Greenfield Police Department is unique in its strong commitment to always being "on call" to the residents of Greenfield. Evening shift officers are required to stay on call until 3am at which time the day shift officer would take over being on call. None of the similar sized surrounding towns offer this level of service to their residents. Instead they rely heavily on State Police to cover gaps in their shifts. Relying upon State Troopers has some very serious downsides. First, there is the potential for overly long response times since troopers might be as far away as Concord. Second, troopers are sometimes unable to navigate directly to a call (GPS giving wrong information). Thirdly, Troopers will be unfamiliar with the specifics of a particular situation if it has been an ongoing one. Finally,



there is always the potential of a trooper not informing the Greenfield Department that they responded to a call, resulting in critical information not being shared. Being aware of these unfortunate downsides in relying on State Troopers, our officers respond to every call no matter the time of day or night. Since surrounding towns know this is the case in Greenfield, they sometimes rely upon our officers to be dispatched as mutual aid when State Troopers are too far away to respond to an emergency.

With this level of service comes additional costs. The first being Greenfield employs three full time officers while towns similar in size generally have only one or two. The second expense is the need to have reliable vehicles. Currently the department has two new and reliable vehicles however, at times, they need to have a backup vehicle. There have been some wrinkles that have yet to be ironed out as a result of only having two vehicles and three full time officers. First, if one of the on-call officers is required to respond they will may have to first stop at the department to pick up a cruiser, then head to the emergency. There is the potential that the officer might have to drive by the emergency location in their personal vehicle only to have to double back with the cruiser. This negatively impacts the purpose of the on-call service. Second, if a cruiser is in for service it generally is at the shop for a half day or more. A conflict that arises when this happens is when the day shift on call overlaps the night shift. Both day shift and night shift may have to travel into the department before responding to an emergency. Additionally, when the cruiser is being serviced it may potentially be the same day one of the officers is required to appear in court. This would result in that officer being required to take their personal vehicle and being reimbursed.

The question becomes what to do with a six-year old police vehicle that will have approximately 100,000-120,000 miles and a lot of time sitting at idle while on radar patrol. It is this necessary idling time that has the biggest impact on an engine's life. The market value would probably be very low. It could still provide Greenfield with useful service as a backup and as the chief's car until normal servicing and minor repairs are no longer an option at which time it would be taken off inventory. Service times will also be affected as the number of Greenfield automotive technicians has dwindled.

No other capital needs were mentioned during this planning horizon. The chief is concerned about possibly needing more space in the future. Should space become available to the town, he would welcome the opportunity to discuss a relocation of his department. It would then become a project on a future CIP.

Line items in the spreadsheet address the Master Plan (2017) Implementation Schedule for the Community Facilities chapter, Objective 2, action 3.

## Police Department

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
2017 Ford Explorer	\$38,760		\$10,201										\$10,201
2019 Dodge Charger	\$32,336												
2022 SUV	\$40,000	1			\$43,720								\$43,720
2025 SUV	\$40,000	2						\$47,760					\$47,760
2028 SUV	\$40,000	3									\$53,643		\$53,643
<b>Total</b>	<b>\$191,096</b>		<b>\$10,201</b>	<b>\$0</b>	<b>\$43,720</b>	<b>\$0</b>	<b>\$0</b>	<b>\$47,760</b>	<b>\$0</b>	<b>\$0</b>	<b>\$53,643</b>	<b>\$0</b>	<b>\$155,324</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

**Notes:**

A new police cruiser was purchased in 2017 on lease-purchase for four years. Figures for 2020 represent committed expenditures.

The CIP schedule for replacement of Police Cruisers is after 6 years of service. This should allow a spread of purchase cycle to be implemented if a cruiser remains in good condition. Police cruiser historical trends indicate typical usage of about 21,000 miles per year. Replacement of cruisers would therefore be necessary between 100,000 and 120,000 miles.

## Greenfield Fire Department



Chief McQuade took over command at the start of 2019 with the retirement of chief Hall. As with all personnel heading a vital town department, there needs to be a period of reflection on what is in place and what is needed in the short and long term. It should also be noted that Rick fulfills another important town position as Greenfield's Building and Grounds Division manager.

Other communities our size typically plan for a 30-year life for most fire apparatus which is the planning horizon that is used in the spreadsheet for Greenfield's fire department. Figures appearing in that spreadsheet are not actual quotes. They are approximations or representative figures of purchases from area towns. Chief McQuade is carefully considering the actual mix and type of equipment that will best serve our town.

### CIP Data for 2020 - 2029 / Fire Department

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
1993 Mack Ladder	\$500,000					\$563,000							\$563,000
1999 Ford Ambulance	\$180,000							\$214,920					\$214,920
1998 Ford Utility/rescue													\$0
1999 Freightliner Pumper / rescue													\$0
1967 International Brush truck	\$20,000									\$25,340			\$25,340
2019 Freightliner tanker													\$0
Rescue Boat													\$0
Air packs	\$90,000											\$120,960	\$120,960
<b>Total</b>	<b>\$790,000</b>		<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$563,000</b>	<b>\$0</b>	<b>\$214,920</b>	<b>\$0</b>	<b>\$25,340</b>	<b>\$0</b>	<b>\$120,960</b>	<b>\$924,220</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: 1993 Mack replacement is for new truck, but not necessarily a ladder. Brush truck replacement is for a used vehicle.



Air packs are becoming more sophisticated and, also, more expensive. Chief McQuade will need to have 10 new ones when the current set is due for replacement. Continual funding of the Non-Apparatus CRF will greatly offset the cost when the time comes.

The 1998 Ford Utility/rescue does not show a replacement in the spreadsheet. Its function and the 1999 Ford Ambulance can be combined into a Ford F450 type four door (crew cab) model truck with a utility box on the chassis. It provides seating for five. This vehicle would be similar to what is in place at Lyndeborough shown below. Since Greenfield will not be doing any transporting, an ambulance will not be necessary. The rescue and utility functions will be combined with this one vehicle. In addition, by adding a trailer hitch, it will be the only town vehicle that would be capable of towing the rescue boat when needed.



(Photo is the Lyndeborough rescue/utility vehicle that Chief McQuade is considering)

## Department of Public Works



The trackless tractor used to clear the sidewalks is undergoing a major overhaul. It was proving difficult to find a replacement piece of equipment that fit the width of our sidewalks and duplicated the trackless' ability to articulate and pivot around corners. Seeing how the engine and transmission are still considered in good condition, the decision was made to extend its life. All new wiring harness and other upgrades have been ordered and will be installed. The necessary repairs stay within the \$15,000 budgeted to improve it. It is estimated that this piece of equipment will last another 5-10 years.

The backhoe and loader are deteriorating faster than expected. The backhoe is a core piece of equipment to the department; the DPW cannot function without it. The backhoe will need to be replaced in the next 5 years. The loader is in worse condition than the backhoe. It will need to be replaced within the next 3 years. Additionally, the grader is nearing its life cycle also and its replacement is scheduled to take place in 4 years.

### CIP Data for 2020 - 2029 / Department of Public Works

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
1998 Trackless	\$140,000	6								\$177,380			\$177,380
2007 Cat. Loader	\$167,000	2			\$182,531								\$182,531
2009 Cat. Backhoe	\$120,000	4					\$139,080						\$139,080
2003 JD Grader	\$300,000	3				\$337,800							\$337,800
2014 Mack 10 Wheel	\$250,000	5							\$307,500				\$307,500
2007 Ford F550													\$0
2010 Ford F550	\$72,000												
2012 Ford Pickup	\$55,000	1	\$56,650										\$56,650
2010 Freightliner													
Storage building	\$100,000	1	\$103,000										\$103,000
<b>Total</b>	<b>\$1,204,000</b>		<b>\$159,650</b>	<b>\$0</b>	<b>\$182,531</b>	<b>\$337,800</b>	<b>\$139,080</b>	<b>\$0</b>	<b>\$307,500</b>	<b>\$177,380</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,303,941</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Trackless will be outfitted with a new wiring harness. Engine and transmission appear to be good. Est. 5-10 more years of service



Unfortunately, our 2010 Freightliner dump truck, which was purchased used in 2015 has been accumulating some heavy maintenance costs. It too will need to be replaced in the next 3-4 years. It is recommended that the replacement dump be a new purchase. Our last used purchase has not proven to be reliable.

It has been suggested that the town look into a storage facility to house equipment that must sit out in the elements. Other surrounding towns have these types of facilities. It was brought to our attention that a neighboring town bought a similar grader at the same time as Greenfield. Their grader still has many years left for service; ours needs replacement. The main difference is in the fact their equipment is stored inside a garage when not in use. This helps to protect the equipment from the winter elements as well as rodents that can cause massive damage to the interior. An example of rodent damage can be seen with our current trackless tractor. Most of the electrical wiring was damaged by rodents and was one of the main problems leading to its unreliability.

We believe there is enough space to construct a Morton style building to the left of the DPW garage for housing the end loader, grader, backhoe, and trackless. The York rake and items currently stored in a trailer are also candidates. New prices for acquiring just the first three items could total \$660,000. That is a sizable investment that justifies inside storage when not in use. Specifications for the building should include cement floor, electricity, plumbing, doors large enough to accommodate the grader.

This project directly addresses the Master Plan / Implementation, Community Facilities Chapter, Objective 3, action 2.



The Planning Board recommends that this project be proposed to the voters in the form of a warrant article at the 2020 town meeting.

### **Roads-Scenic**

During the 2019 Town Meeting many residents expressed their frustration with the condition of our dirt roads. The DPW has put a great deal of effort into coming up with a plan to revitalize our dirt roads and to properly maintain them going forward. A recommendation set forth is to present a warrant article each year to the voters at town

meeting. The warrant article would be in the amount of \$25,000 annually to rebuild and maintain our dirt roads. Each year one major dirt road or several smaller dirt roads will undergo an improvement project. The roads would be cycled much in the same way our current paved road warrant article works.

#### CIP Data for 2020 - 2029 / Highway - Dirt Roads

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Old Bennington	\$25,000	1	\$25,750										\$25,750
Cavender	\$25,000	2		\$26,525									\$26,525
Cornwell	\$25,000	3			\$27,325								\$27,325
Slip	\$25,000	4				\$28,150							\$28,150
Swamp	\$25,000	5					\$28,975						\$28,975
Francestown	\$25,000	6						\$29,850					\$29,850
Miner	\$25,000	7							\$30,750				\$30,750
County	\$25,000	8								\$31,675			\$31,675
New Boston	\$25,000	9									\$32,625		\$32,625
Muzzey Hill	\$25,000	10										\$33,600	\$33,600
<b>Total</b>	<b>\$250,000</b>		<b>\$25,750</b>	<b>\$26,525</b>	<b>\$27,325</b>	<b>\$28,150</b>	<b>\$28,975</b>	<b>\$29,850</b>	<b>\$30,750</b>	<b>\$31,675</b>	<b>\$32,625</b>	<b>\$33,600</b>	<b>\$295,225</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Depending on the length of the road, it may be possible to do an additional road in the same year.

Road reconditioning would include a 2-3" gravel addition, ditching and crowning, trim brush and trees where necessary. DPW has placed each road in one of three categories: Main Roads, Secondary Roads, and Minimal Travel (dead ends) with priority given to Main Roads. It should be noted that at a figure of \$25,000 the scheduled road could only be partially done or there could be excess funds depending on the length of the road. If there is excess, DPW will look at applying it to another road.

### Roads-Paved

Residents have come to expect a paved road warrant article at the annual town meeting. It is a sign that the governing body is serious about maintaining Greenfield's infrastructure. The schedule depicted on the paved roads spread sheet should continue.

The third (and final) stage of East Road is scheduled for 2020. It is believed that Stage 2 will end at Sundine Farm Road (formerly Dodge Road). While the figure of \$125,000 has been the amount presented to voters in the past, DPW will need to carefully measure the final distance from Sundine Farm intersection to the terminus of East Road at New Boston Road. Based on the material price at the time the warrant article is written, a higher figure may be needed to complete all of East Road.

**CIP Data for 2020 - 2029 / Highway - Paved Roads**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
East - stage 3	\$125,000	1	\$128,750										\$128,750
New Boston - stage 1	\$125,000	2		\$132,625									\$132,625
New Boston - stage 2	\$125,000	3			\$136,625								\$136,625
New Boston - stage 3	\$125,000	4				\$140,750							\$140,750
Mountain - stage 1	\$125,000	5					\$144,875						\$144,875
Mountain - stage 2	\$125,000	6						\$149,250					\$149,250
Mountain - stage 3	\$125,000	7							\$153,750				\$153,750
Russell Station	\$125,000	8								\$163,125			\$163,125
TBD	\$0	9										\$0	\$0
<b>Total</b>	<b>\$1,000,000</b>		<b>\$128,750</b>	<b>\$132,625</b>	<b>\$136,625</b>	<b>\$140,750</b>	<b>\$144,875</b>	<b>\$149,250</b>	<b>\$153,750</b>	<b>\$163,125</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,149,750</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

**NOTES:**

It is intended that all town paved roads be on a 10-12 year cycle for resurfacing. As each road comes up for consideration, actual cost estimates will have to be solicited as part of the budgeting cycle.  
 The order of paving may be impacted by culvert replacement considerations, engineering opinions and conservation requirements.  
 Likewise, the estimated cost in today's dollars could be impacted by current petroleum prices, actual footage of the project and unforeseen environmental restrictions.  
 Roads are projected to be done in stages due to the length of each road and the probability of reconstruction versus shim overlay.

Both road projects address the Master Plan Implementation / Traffic and Transportation Chapter, Objective 1.



### Greenfield Vehicle / Equipment Replacement Schedule

Product	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029
---------	------	------	------	------	------	------	------	------	------	------	------

2017 SUV	10	10										G P D
2019 cruiser	32											
2022 SUV				44								
2025 SUV							48					
2028 SUV										54		

Rescue boat																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																				
-------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

1998 trackless										177		D P W
2007 Cat. Loader				183								
2009 Cat. Backhoe						139						
2003 JD Grader					338							
2014 Mack 10 wheel								308				
2018 Ford F-550												
2007 Ford F-550												
2010 Freightliner												
2012 Pickup			57									

	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029
--	------	------	------	------	------	------	------	------	------	------	------

Sum of expenditures (\$000)	\$42	\$10	\$57	\$227	\$901	\$139	\$263	\$308	\$202	\$54	\$0
-----------------------------	------	------	------	-------	-------	-------	-------	-------	-------	------	-----

## Recycling Center



Exterior improvements have been made to the Recycling Center building since the last CIP. A fresh coat of stain and new bin window frames have added to the overall appearance. Inside, additional compactors have aided in reducing the cluttered floor allowing better movement within the facility.



The current furnace was installed in 2004 and its projected life was fifteen years. A price quote for a new furnace is \$6573. The furnace is still working fine and replacing it now is not a priority, however, from a planning standpoint replacement in 2024 should be the target.

Enlarging the parking area would provide a safer area during high utilization time periods. Removing trees and the small hill behind the Recycling Center and repurposing the materials has been a discussion topic in the past. Doing this would enable diagonal parking and then exiting behind the mini mall buildings. Current parking on both sides of the drive past the bin area can sometimes leave a very narrow center lane. The safety of pedestrians (including small children) is compromised with the current area. Removing two utility poles and redirecting wires underground from a pole behind the DPW building into the recycling building would provide additional parking space. Eversource has quoted \$13,855 for their portion which includes relocating the transformer on the pole next to the



metal disposal bin. Greenfield would need to enlist a contractor for work within the building. DPW would be responsible for digging the trench and laying conduit.

Mold is an issue inside the RC building. During rainstorms leaks are occurring at several spots in the ceiling. The staff must move items to keep them dry. Suspect is the metal roof that has been installed since the building was constructed.



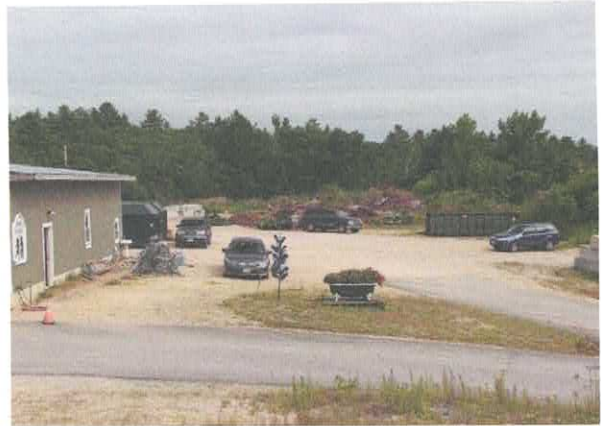
Metal roofing has come a long way in the installation process to guarantee no leaks. Older installs may have used rubber grommets to seal where the screw went through the metal. These grommets deteriorate over time and an entry point for water is created around the screw. That may be the case at the Recycling Center. Water enters and settles on the ceiling insulation with mold formation being the result.

Modern seamless seal construction by a qualified contractor uses one continuous length of metal from the eave to the lower overhang. Our building roof currently has three overlapping sections of approximately eight-foot lengths to cover the same area.

The Planning Board recommends that a replacement metal roof be installed on the Recycling Center building by proposing a warrant article or using Town Building Maintenance CRF. This proposal addresses the Community Facilities Chapter, Objective #2, of the Greenfield Master Plan (2017). Sections of insulation where mold is present should also be replaced as part of the warrant article cost. The chimney may have to be investigated as a leakage source and the entire roof checked for strength.

Four years ago, the Recycling Center entrance and exit was paved fulfilling the number one project request of that department at that time. Continuing the paving around the front of the building is their top priority project for this CIP. Benefits include eliminating mud in the pedestrian area, minimize blowing sand and dust, and making snow plowing easier. A quote of \$14,080 has been obtained for paving the front. A second quote of \$14,550 would complete paving around the Recycling Center building in a second phase. Contractor for these quotes did relate that if he had to return at another time additional

costs would be incurred. These prices only hold if both phases are completed the same day.



These improvements provide a better surface when snowplowing is required, minimizes the amount of dust and sand that patrons experience, and eliminates the effects of mud season.

We believe that these projects address the Master Plan / Implementation – Community Facilities, Objective 1, action 1.

**CIP Data for 2020 - 2029 / Recycling Center**

Project	Est Cost in Today's \$	Dept. Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Pavement Parking Phase #1	\$14,080	1	\$14,502										\$14,502
New Roof	\$10,000	2		\$10,610									\$10,610
Pavement Phase #2	\$14,550	3			\$15,903								\$15,903
Underground Utilities	\$13,855	4				\$15,601							\$15,601
New Furnace	\$6,573	5					\$7,618						\$7,618
<b>Total</b>	<b>\$59,058</b>		<b>\$14,502</b>	<b>\$10,610</b>	<b>\$15,903</b>	<b>\$15,601</b>	<b>\$7,618</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$64,234</b>

Inflation factors	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
-------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

**Notes:** The Recycling Center Facilities and Equipment CRF will have approximately \$3,800 in December of 2019



## Buildings & Grounds



A couple of items have been removed from the prior edition of the CIP as it relates to DPW. The line item for an outdoor wood fired boiler has been removed because of lack of viability in keeping it operational. Additionally, the drain project has been downgraded in its extent and should be able to be covered out of operating budget and DPW manpower.

There are several items associated with the town hall building that will need to be addressed. First is the refurbishing of the windows of the building in 2020. It was estimated that cost for this would be roughly \$30,000. This would be far below replacing them all with new. Also, in 2020 it is proposed that the cupola be restored to wooden siding. Sometime ago the wood siding was removed and replaced with vinyl siding which caused the building lose its historical status. The durability of vinyl is better and there is no need to repaint, however because it does not conform to historic standards the building does not qualify for any grants. Finally, a refurbishing of the AC units or possible replacement with a heat pump is proposed for 2022. Currently there are no estimates for that cost.

Oak Park is a tremendous asset to the town. However, it needs some upgrades and modernizations. Cost estimates need to be determined. For this CIP a placeholder figure of \$5001 was used. The first upgrade would be to the playground area. Some new equipment and new ground cover would be the focus. The baseball diamond and tennis court would be other priorities. They will need to be overhauled to bring them back to a quality expected by users. Finally, the roof on the pavilion will need to be replaced. This project may be undertaken by B&G. If that is the case, its cost will probably be below the CIP threshold.

This CIP does not reflect any future needs of the Meeting House even though it is a part of Buildings and Grounds. Indeed, it is the focal point of Greenfield and its most important historical structure. Costs for restoration and bringing its facilities up to the current century are astronomical. Funding sources need to be identified, a project manager should be in place, a multi-year schedule established, potential contractors identified, and list goes on. While the B & G manager should play some role in the project, he has too many other items on his plate to take a lead role in it.



**CIP Data for 2020 - 2029 / Buildings and Grounds**

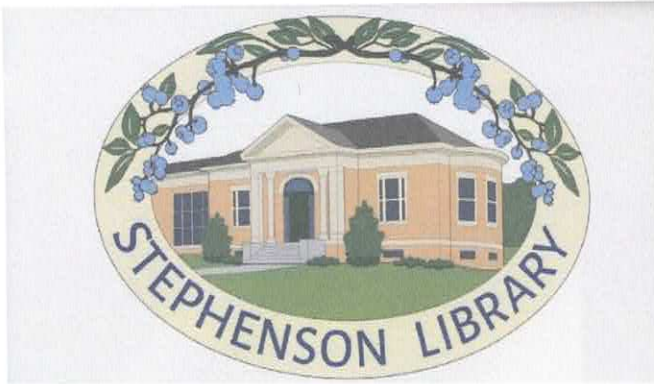
Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Remove trees - OP	\$5,001			\$5,306									\$5,306
Tennis Courts -OP	\$5,001				\$5,466								\$5,466
Track - OP	\$5,001				\$5,466								\$5,466
Replace swings - OP	\$5,001					\$5,631							\$5,631
Pavillion Roof - OP	\$5,001						\$5,796						\$5,796
Cupola Restore	\$5,001		\$5,151										\$5,151
Ball diamond - OP	\$5,001					\$5,631							\$5,631
Replace window ACs with heat pump	\$5,001				\$5,466								\$5,466
Town Office window refurbish	\$5,001		\$5,151										\$5,151
													\$0
<b>Total</b>	<b>\$45,009</b>		<b>\$5,151</b>	<b>\$5,306</b>	<b>\$16,398</b>	<b>\$11,262</b>	<b>\$5,796</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$43,914</b>

Inflation factors	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
-------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Column "Est Cost in Today's \$" is a placeholder until figure can be established.

All projects listed on the B & G spreadsheet address the 2017 Master Plan Implementation, Community Facilities Chapter goal, objectives 1 and/or 2.

## Stephenson Memorial Library



The Library has two projects on their schedule that are carried over from the 2018 CIP. Back in the spring of 2015, the Library conducted an energy audit of the building. The findings from that audit gave validity to an already common consensus: The Library needs climate management overhaul. Ironically the older part of the Library was in an acceptable condition. However, the newer addition had vast room for improvement. The audit found a major source of heat loss was from the attic ductwork and the likely cause of ice damming. A result was the heating system having a hard time providing adequate heat to occupants. Additionally, the report went on to say, "Although the lack of a sealed air barrier at the attic flat is part of the issue, the heating system and heat ducts located and running above the thermal envelope is the main reason for ice damming, discomfort, and high energy costs at the new library addition. Aside from moving all mechanical systems and ductwork out of the attic, moving the thermal envelope above the ductwork to the roof will help to maintain heat levels and prevent heat loss out of the roof. Ironically, the blueprints for the new addition showed the insulation installed at the roofline rather than the attic flat. For reasons unknown, that detail was not followed, and the insulation was dropped below the roof line." Unfortunately, this problem was addressed on the original design of the addition, but for some reason the plans changed, and the current problem has developed.

In addition to heat loss is the inadequacy of the climate management systems. The library houses a sprawling collection. The items that are being stored need proper climate control management in order to preserve and care for them. Also, the overall comfort of the patrons is of primary concern. If the Library cannot provide an overall enjoyable experience to patrons and the collection cannot be properly preserved its primary functions are negated.

The Library has formulated a plan to accomplish its needed climate management overhaul. The estimated cost for its combined projects was approximately \$80,000 in 2017. The Library will seek to target matching private grants associated with energy efficiency and climate management to raise the funds. These grants are based on funds already available. As of December 2019, the Library Capital Reserve Fund balance will be roughly \$22,700. If it continues to be funded at a rate of \$12,000 annually, then the fund will have approximately \$46,700 in December of 2021. With this amount on hand,

the Library can actively begin seeking the needed grants. Applicants typically need to show that matching funds are available to qualify. With an approximate 6 to 12 month approval time, the Library should have the necessary funds in hand to accomplish its climate management project by 2022. A local grant writer would be working with the library on this project.

**CIP Data for 2020 - 2029/ Library**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Climate Management	\$19,098	1			\$20,874								\$20,874
Energy Conservation	\$60,500	2			\$66,127								\$66,127
<b>Total</b>	<b>\$79,598</b>		<b>\$0</b>	<b>\$0</b>	<b>\$87,001</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$87,001</b>

Inflation factors:	1.03	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	------	-------	-------	-------	-------	-------	-------	-------	-------	-------

**NOTES:**

Library CRF will have \$22,700 by December 2019, projects will attempt to be paid for with a matching grant

This project addresses the Master Plan / Implementation, Community Facilities Chapter, Objective 2, action 1 and action 3. In Objective 1 of that chapter, action 1 is addressed.

## Administration

The prior CIP had one entry for the administration area. That entry was accomplished in 2018 with an upgrade to the town office server. Because the useful life of a server is less than ten years, that entry appears again on this CIP with an anticipated replacement in 2025.

### CIP Data for 2020 - 2029 / Administration

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Town Office Server	\$7,000							\$8,358					\$8,358
													\$0
													\$0
													\$0
<b>Total</b>	<b>\$7,000</b>		<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$8,358</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$8,358</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

A discussion of the former firehouse/town office building on Francetown Road left several CIP project possibilities happening should the current lease not be renewed. None of those ideas are candidates for the spreadsheet at this time.

Digitizing documents was also discussed. We are not certain that this would fall under the CIP umbrella since no depreciation would happen.

## Town Clerk

A brief meeting with Wendy did not produce any CIP candidates. At some point, an additional fireproof storage cabinet may be needed. She did not have cost figures to know if it would meet the \$5000 CIP threshold.



## **Approximate Capital Reserve Funding Principal in December 2019**

Fire Rescue Apparatus	\$52,460
Highway Equipment	\$120,290
Police Vehicle	\$17,730
Town Building Maintenance	\$81,240
Non-Apparatus Fire Dept	\$30,000
Recycling Center	\$3,790
Library B & G Maintenance	\$22,700
Meeting House Improvements	\$25,000



## **Planning Board Recommendations**

1. Annually fund the Police Department CRF for \$15,000
2. Annually fund the Highway Department CRF for \$80,000
3. Propose a second Highway Department Garage/storage building by warrant article at 2020 town meeting
4. Annual warrant article for scenic road improvements
5. Propose a warrant article for new Recycling Center metal roof
6. Fund Library Building and Grounds CRF at \$12,000 for two years

## Police Department

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
2017 Ford Explorer	\$38,760		\$10,201										\$10,201
2019 Dodge Charger	\$32,336												
2022 SUV	\$40,000	1			\$43,720								\$43,720
2025 SUV	\$40,000	2						\$47,760					\$47,760
2028 SUV	\$40,000	3									\$53,643		\$53,643
<b>Total</b>	<b>\$191,096</b>		<b>\$10,201</b>	<b>\$0</b>	<b>\$43,720</b>	<b>\$0</b>	<b>\$0</b>	<b>\$47,760</b>	<b>\$0</b>	<b>\$0</b>	<b>\$53,643</b>	<b>\$0</b>	<b>\$155,324</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

### Notes:

A new police cruiser was purchased in 2017 on lease-purchase for four years. Figures for 2020 represent committed expenditures.

The CIP schedule for replacement of Police Cruisers is after 6 years of service. This should allow a spread of purchase cycle to be implemented if a cruiser remains in good condition. Police cruiser historical trends indicate typical usage of about 21,000 miles per year. Replacement of cruisers would therefore be necessary between 100,000 and 120,000 miles.

# CIP Data for 2020 - 2029 / Department of Public Works

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
1998 Trackless	\$140,000	6								\$177,380			\$177,380
2007 Cat. Loader	\$167,000	2			\$182,531								\$182,531
2009 Cat. Backhoe	\$120,000	4					\$139,080						\$139,080
2003 JD Grader	\$300,000	3				\$337,800							\$337,800
2014 Mack 10 Wheel	\$250,000	5							\$307,500				\$307,500
2007 Ford F550													\$0
2018 Ford F550	\$72,000												
2012 Ford Pickup	\$55,000	1	\$56,650										\$56,650
2010 Freightliner													
Storage building	\$100,000	1	\$103,000										\$103,000
<b>Total</b>	<b>\$1,204,000</b>		<b>\$159,650</b>	<b>\$0</b>	<b>\$182,531</b>	<b>\$337,800</b>	<b>\$139,080</b>	<b>\$0</b>	<b>\$307,500</b>	<b>\$177,380</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,303,941</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Trackless will be outfitted with a new wiring harness. Engine and transmission appear to be good. Est. 5-10 more years of service



## CIP Data for 2020 - 2029 / Highway - Paved Roads

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
East - stage 3	\$125,000	1	\$128,750										\$128,750
New Boston - stage 1	\$125,000	2		\$132,625									\$132,625
New Boston - stage 2	\$125,000	3			\$136,625								\$136,625
New Boston - stage 3	\$125,000	4				\$140,750							\$140,750
Mountain - stage 1	\$125,000	5					\$144,875						\$144,875
Mountain - stage 2	\$125,000	6						\$149,250					\$149,250
Mountain - stage 3	\$125,000	7							\$153,750				\$153,750
Russell Station	\$125,000	8								\$163,125			\$163,125
TBD	\$0	9									\$0		\$0
TBD	\$0	10										\$0	\$0
<b>Total</b>	<b>\$1,000,000</b>		<b>\$128,750</b>	<b>\$132,625</b>	<b>\$136,625</b>	<b>\$140,750</b>	<b>\$144,875</b>	<b>\$149,250</b>	<b>\$153,750</b>	<b>\$163,125</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,149,750</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

### NOTES:

It is intended that all town paved roads be on a 10-12 year cycle for resurfacing. As each road comes up for consideration, actual cost estimates will have to be solicited as part of the budgeting cycle.

The order of paving may be impacted by culvert replacement considerations, engineering opinions and conservation requirements.

Likewise, the estimated cost in today's dollars could be impacted by current petroleum prices, actual footage of the project and unforeseen environmental restrictions.

Roads are projected to be done in stages due to the length of each road and the probability of reconstruction versus shim overlay

### CIP Data for 2020 - 2029 / Highway - Dirt Roads

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Old Bennington	\$25,000	1	\$25,750										\$25,750
Cavender	\$25,000	2		\$26,525									\$26,525
Cornwell	\$25,000	3			\$27,325								\$27,325
Slip	\$25,000	4				\$28,150							\$28,150
Swamp	\$25,000	5					\$28,975						\$28,975
Francetown	\$25,000	6						\$29,850					\$29,850
Miner	\$25,000	7							\$30,750				\$30,750
County	\$25,000	8								\$31,675			\$31,675
New Boston	\$25,000	9									\$32,625		\$32,625
Muzzey Hill	\$25,000	10										\$33,600	\$33,600
<b>Total</b>	<b>\$250,000</b>		<b>\$25,750</b>	<b>\$26,525</b>	<b>\$27,325</b>	<b>\$28,150</b>	<b>\$28,975</b>	<b>\$29,850</b>	<b>\$30,750</b>	<b>\$31,675</b>	<b>\$32,625</b>	<b>\$33,600</b>	<b>\$295,225</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Depending on the length of the road, it may be possible to do an additional road in the same year.

**CIP Data for 2020 - 2029 / Fire Department**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
1993 Mack Ladder	\$500,000					\$563,000							\$563,000
1999 Ford Ambulance	\$180,000							\$214,920					\$214,920
1998 Ford Utility/rescue													\$0
1999 Freightliner Pumper / rescue													\$0
1967 International Brush truck	\$20,000									\$25,340			\$25,340
2019 Freightliner tanker													\$0
Rescue Boat													\$0
Air packs	\$90,000											\$120,960	\$120,960
<b>Total</b>	<b>\$790,000</b>		<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$563,000</b>	<b>\$0</b>	<b>\$214,920</b>	<b>\$0</b>	<b>\$25,340</b>	<b>\$0</b>	<b>\$120,960</b>	<b>\$924,220</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: 1993 Mack replacement is for new truck, but not necessarily a ladder. Brush truck replacement is for a used vehicle.



# **CIP Data for 2020 - 2029 / Recycling Center**

Project	Est Cost in Today's \$	Dept. Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Pavement Parking Phase #1	\$14,080	1	\$14,502										\$14,502
New Roof	\$10,000	2		\$10,610									\$10,610
Pavement Phase #2	\$14,550	3			\$15,903								\$15,903
Underground Utilities	\$13,855	4				\$15,601							\$15,601
New Furnace	\$6,573	5					\$7,618						\$7,618
<b>Total</b>	<b>\$59,058</b>		<b>\$14,502</b>	<b>\$10,610</b>	<b>\$15,903</b>	<b>\$15,601</b>	<b>\$7,618</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$64,234</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

**Notes:** The Recycling Center Facilities and Equipment CRF will have approximately \$3,800 in December of 2019

# **CIP Data for 2020 - 2029 / Buildings and Grounds**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Tennis Courts -OP	\$5,001				\$5,466								\$5,466
Track - OP	\$5,001				\$5,466								\$5,466
Replace swings - OP	\$5,001					\$5,631							\$5,631
Pavilion Roof - OP	\$5,001						\$5,796						\$5,796
Ball diamond - OP	\$5,001					\$5,631							\$5,631
													\$0
Cupola Restore	\$5,001		\$5,151										\$5,151
Replace window ACs with heat pump	\$5,001				\$5,466								\$5,466
Town Office window refurbish	\$5,001		\$5,151										\$5,151
													\$0
<b>Total</b>	<b>\$40,008</b>		<b>\$10,302</b>	<b>\$0</b>	<b>\$16,398</b>	<b>\$11,262</b>	<b>\$5,796</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$43,759</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

NOTES: Column "Est Cost in Today's \$" is a placeholder until figure can be established.

# **CIP Data for 2020 - 2029/ Library**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Climate Management	\$19,098	1			\$20,874								\$20,874
Energy Conservation	\$60,500	2			\$66,127								\$66,127
<b>Total</b>	<b>\$79,598</b>		<b>\$0</b>	<b>\$0</b>	<b>\$87,001</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$87,001</b>

Inflation factors:	1.03	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	------	-------	-------	-------	-------	-------	-------	-------	-------	-------

## **NOTES:**

Library CRF will have \$22,700 by December 2019, projects will attempt to be paid for with a matching grant



**CIP Data for 2020 - 2029 / Administration**

Project	Est Cost in Today's \$	Dep't Priority	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	Total
Town Office Server	\$7,000							\$8,358					\$8,358
													\$0
													\$0
													\$0
<b>Total</b>	<b>\$7,000</b>		<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$8,358</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$8,358</b>

Inflation factors:	1.030	1.061	1.093	1.126	1.159	1.194	1.230	1.267	1.305	1.344
--------------------	-------	-------	-------	-------	-------	-------	-------	-------	-------	-------

42 x 60 x 20

Building shell only (non insulated) \$99,655

Shell with EP steel insulated ceiling only: \$112,924

Entire building EP steel insulated interior: \$131,264



#### HIGHLIGHTS:

3 14 x 14 Raynor insulated overhead doors with hi-lift, electric operators

2 walk doors, 1 window.

2' wide overhangs/soffit all around, ridge vent on peak.

Includes 4 rows aluminum snow retainer bars, both sides.

50 year warranty, 35 years on exterior finish.

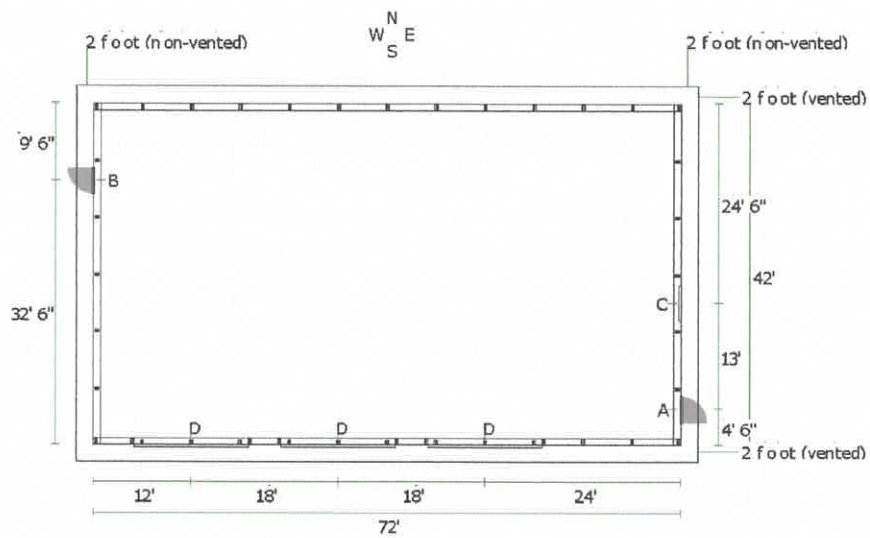
(Sitework, concrete not included. Morton will furnish all plans however)

42 x 72 x 20 high.

Building shell only (non insulated) \$109,306

Shell with EP steel insulated ceiling only: \$125,921

Entire building EP steel insulated interior: \$146,038





Sample building shell and EP finished interiors





# GENERAL STEEL CORPORATION - WHOLESALE STEEL BUILDING QUOTE



Quote Date: 8/12/2019 11:03

Quote Expires: Call for Details

"If you need space, you need the General"

SOLD TO:			
CUSTOMER INFORMATION			
Name:	Todd Mason		
Company:			
Phone:	(603) 547-3504	Fax:	
Cell:		Email:	greenfield.nh.dpw@myfairpoint.net

SHIP TO:			
SHIPPING INFORMATION			
Address:			
City:	Greenfield		
County:		State:	NH
Zip:	3047	Country:	United States

BUILDING INFORMATION:			
Width:	40	Length:	60
Height:	17	Roof Pitch:	3 :12

BUILDING CODES:			
Code:	IBC15	Exposure:	C
Wind:	115	Snow:	80

QTY	ITEMS & FEATURES	PRICE
X	Engineered w/ Solid I-Beam Construction for Optimum Strength	INCL
X	A-325 and A-307 High Strength ASTM Bolts	INCL
X	Die Cast Pre-Formed Ridge Caps	INCL
X	Self Drilling and Self Tapping Screws	INCL
X	Submerged Arc Welded Frames for More Secure Welds	INCL
X	Oversize Fasteners w/ Pre-Assembled Neoprene Washers for added Weather Tightness	INCL
X	Long Overlap on Girts and Purlins for added Weather Tightness	INCL
X	All Primary & Secondary Framing, Siding, Roofing, & Hardware	INCL
X	Engineering Certification	INCL
X	50 YEAR STRUCTURAL WARRANTY	INCL
X	AISC Certification Insuring 1/16 Accuracy of Pre-Cuts, Pre-Welds, and Pre-Punches	INCL
X	40 year Warranty on Sheeting Coating	INCL
X	26gauge Roof Sheeting - 80,000psi High Tensile Strength	INCL
X	26 gauge Wall Sheeting - 80,000psi High Tensile Strength	INCL
X	Clear Span	INCL
X	Sculpted Trim Package Upgrade	INCL
X	Anchor Bolt Setting Plans	INCL
X	Full Erection Drawings	INCL
X	3 sets of Engineer Stamped & Sealed Engineered Drawings	INCL
X	Weather-Stripping Including Mastic Sealant on Roof for Superior Weather-Tightness	INCL
X	All Necessary Hardware to Erect Building (Anchor Bolts By Others)	INCL
X	FREE Dedicated Project Coordinator for Project Assistance	INCL
X	Quality Building Designed in Accordance with MBMA (Metal Building Manufacturers Association)	INCL
X	6" Roof and Wall Insulation with Vapor Barrier	INCL
3	12'W x 14'H Insulated Heavy Duty Sectional Doors - Includes Framed Opening	INCL
2	3070M Insulated Heavy Duty Walk Doors	INCL
X	N/A	INCL
X	N/A	INCL
X	N/A	INCL

NOTES:	
<p>paid 22,000 put up 18,000</p>	

Building Price	\$ 49,594.00
Private Freight	N/A
Consolidated Freight INCLUDED	INCLUDED
C.P.U	N/A
Customer Pick Up	N/A
Tax When Applicable May Be Added	TBD
Total Price	\$ 49,594.00
Deposit	\$ 13,500.00
Balance Due Upon Delivery	\$ 36,094.00



General Steel Corporation	10639 Bradford Road	Littleton, CO	PH: 1-800-406-5126	FAX: 303-904-4866	<a href="#">Read Our Reviews</a>
---------------------------	---------------------	---------------	--------------------	-------------------	----------------------------------

Representative: Ben Lombard Phone: 800-406-5126 Ext: 4961 Email: [ben.l@gscmail.com](mailto:ben.l@gscmail.com)

\*Unless expressly provided above, the price agreed herein is for one main structure only, roof, and sheeted sidewalls, and specifically excludes any accessory items including but not limited to: doors, windows, insulation, erection, framed openings, foundation designs, engineered calculations, building and size modifications, or any other service.

JDK Pavement  
52 FITZGERALD DR.  
Jaffrey, NH 03452  
Phone: 603-532-1100 Fax: 603-532-6523  
<http://WWW.JDKPAVEMENT.COM>

Proposal Submitted To: Town of Greenfield, NH  
Phone: (603) 547-3504  
P.O. Box 256  
Greenfield, NH 03047  
Job Name: Recycling center  
Job Location: right side and front  
Attention: Niel Beauregard  
Date: 07/11/19

**DESCRIPTION OF WORK**

Base coat area of approx. 5360 sf	Price: \$ 9,380.00
-----------------------------------	--------------------

Work to include: Grade to shed water utilizing existing materials and install (1) coat of bituminous asphalt at 2 inches thick.

Top coat area of approx. 5360 sf	Price: \$ 4,700.00
----------------------------------	--------------------

Work to include: install (1) coat of bituminous asphalt top coat 1.5 inch for a total thickness of 3.5 inches

**Total Project Cost \$ 14,080.00**

**Terms Of Agreement**

JDK Pavement will not be responsible for any problems resulting from existing sub base materials. Prices indicated above do not include any provisions for ledge. All loam and seed of disrupted areas by others. Any additional work will result in additional cost. JDK Pavement will not be responsible for marks in surface resulting from conditions beyond our control after completion of job. All work is weather permitting. Estimate is good for 30 days due to fluctuations in asphalt prices.

**Terms**

50% Deposit required with signed contract, unless other arrangements have been made in advance. Balance is due at time of completion.

The above prices, specifications and conditions are hereby accepted.

Customer	JDK Pavement
Printed Name:	Signature:
Signature:	Title:
Date of Acceptance:	Date:

COMPLETE PAVEMENT AND MAINTENANCE CONTRACTOR SINCE 2002

We don't claim to be the best, our Customers do..



JDK Pavement  
52 FITZGERALD DR.  
Jaffrey, NH 03452  
Phone: 603-532-1100 Fax: 603-532-6523  
<http://WWW.JDKPAVEMENT.COM>

Proposal Submitted To: Town of Greenfield, NH  
Phone: (603) 547-3504  
P.O. Box 256  
Greenfield, NH 03047  
Job Name: Recycling center  
Job Location: back side.  
Attention: Niel Beauregard  
Date: 07/11/19

**DESCRIPTION OF WORK**

Base coat area of approx. 5500 sf

Price: \$ 9,750.00

Work to include: Grade to shed water utilizing existing materials and install (1) coat of bituminous asphalt at 2 inches thick.

Top coat area of approx. 5500 sf

Price: \$ 4,800.00

Work to include: install (1) coat of bituminous asphalt top coat 1.5 inch for a total thickness of 3.5 inches

**Total Project Cost \$ 14,550.00**

Job Notes: Top coat is discounted to do the same time as base coat. It will cost more to come back to add on a top coat later due to mobilization and increase in material costs.

**Terms Of Agreement**

JDK Pavement will not be responsible for any problems resulting from existing sub base materials. Prices indicated above do not include any provisions for ledge. All loam and seed of disrupted areas by others. Any additional work will result in additional cost. JDK Pavement will not be responsible for marks in surface resulting from conditions beyond our control after completion of job. All work is weather permitting. Estimate is good for 30 days due to fluctuations in asphalt prices.

**Terms**

50% Deposit required with signed contract, unless other arrangements have been made in advance. Balance is due at time of completion.

The above prices, specifications and conditions are hereby accepted.

Customer	JDK Pavement
Printed Name:	Signature:
Signature:	Title:
Date of Acceptance:	Date:

June 12, 2019

Carol Burgess  
Town of Greenfield Recycling Center  
P.O. Box 256  
Greenfield, N.H. 03047

Carol:

I have figured out the cost to remove the existing three phase poles, wire, transformers and underground service that we discussed at our on-site meeting. I also figured the cost of installing the new underground service. The total amount that would be due from the Town of Greenfield, to do this project would be \$13,855.61.

The breakdowns of cost are the following:

Man hours and bucket trucks to remove facilities-\$3904.72  
Excess cost of overhead design to underground design - \$878.00  
Remaining life value of existing facilities - \$9072.89

Please let me know if you want to forward with this project.

Sincerely,



Keith Murdough  
Field Technician Specialist

**PROPOSAL**  
**ARROW EQUIPMENT, INC.**  
151 UNION STREET  
LITTLETON, NH 03561  
TEL 603-444-3313  
FAX 603-444-0508

**TOWN OF GREENFIELD**

05/01/2019

29 D.P.W. DRIVE

TEL 603-547-8617

GREENFIELD, NH 03047

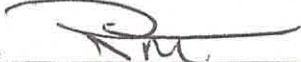
WE HEREBY SUBMIT A QUOTE TO SUPPLY AND INSTALL ( 1 ) NEW RA-150, A REZNOR 150,000 BTU WASTE OIL FIRED HEATER. NEW HEATER TO REPLACE THE EXISTING REZNOR RA-140 HEATER LOCATED IN THE TRANSFER STATION AS DISCUSSED. INSTALLATION INCLUDES NEW 24ga GALVANIZED STOVEPIPE RUN TO THE EXISTING CHIMNEY. A NEW OIL TRANSFER PUMP WITH MODIFICATIONS TO THE EXISTING OIL SUPPLY LINE FROM THE TANK TO THE BURNER WITH ALL NECESSARY FITTINGS, FILTERS AND VALVES. TO FIRE UP, TEST AND ADJUST BURNER. BRIEF CUSTOMER ON THE PROPER OPERATIONS AND MAINTENANCE.

WARRANTY: 1 YEAR ON ALL PARTS  
10 YEARS ON CHAMBER & HEAT EXCHANGER, 5 YEARS COMPLETE & 5 YEARS PRO-RATED

\$ 6,638.00	( 1 ) NEW RA-150, REZNOR 150,000 BTU HEATER
\$ 85.00	MATERIALS
\$ 850.00	INSTALLATION LABOR
\$ 7,573.00	SUBTOTAL
\$ -1,000.00	LESS TRADE OF EXISTING HEATER
\$ 6,573.00	TOTAL

All material is guaranteed to be as specified.

Authorized Signature \_\_\_\_\_



**ACCEPTANCE OF PROPOSAL** -- The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: \_\_\_\_\_

Signature \_\_\_\_\_

### Implementation Plan

A Master Plan is not fully complete without a mechanism that sets the wheels in motion for actions to be taken to implement it. The matrix below is a compilation of strategies that can be explored to help meet the goals and objectives in each chapter of this Master Plan. The strategies include the leadership of different members of the Town staff and Town Boards, Commissions, Committees, and organizations. To maximize the success of this plan, there should be an annual meeting between all of the parties identified in the leadership column of this matrix. This will keep the plan fresh and can be a catalyst for conversation and action.

Community Facilities Chapter				
Goal: Maintain community facilities and services that meet the current and future needs of Greenfield residents in an efficient manner.				
Objective 1: Provide town services to better meet the needs of residents and improve the quality of life in Greenfield.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Determine where improvements can be made in town services; add services based on these findings.	Board of Selectmen & Planning Board	2018	Survey residents or hold public informational meetings; Town budget.	
2. Investigate upgrading the Town website to process on-line forms and applications.	Town Administrator	2018-2019	Update and upgrade the website; Town budget.	
3. Investigate enabling on-line motor vehicle registration.	Town Clerk	2017-2018	Install needed software; Town budget.	
4. Assess recreation services and facility needs.	Board of Selectmen/Buildings & Grounds staff/Town Administrator	2018-2019	Buildings & Grounds input; Town budget.	
Objective 2: Make strategic improvements to town facilities to reduce operating costs and to extend the structural integrity.				
Strategy/Action				
1. Have an energy audit done for the municipal facilities to determine ways to reduce energy costs to the Town. Prioritize projects and develop a schedule to implement the findings.	Board of Selectmen (Buildings & Grounds staff & Town Administrator)	2017-2019	Hire a consultant; Town budget and grants.	
2. Perform routine and scheduled maintenance on facility operating systems.	Buildings & Grounds staff (Board of Selectmen & Town Administrator)	Annually	Continue proper maintenance and inspections; Town budget.	

Adopted by Planning Board- August 14, 2017  
Future Land Use IX-11



Strategy/Action	Leadership	When	How/ Funding & other resources
3. Plan for and maintain a Capital Reserve Fund for improvements.	Planning Board (Board of Selectmen)	Bi-annual (plan)/ annual (maintain)	Warrant article; Town budget.
4. Assess the work that is needed at the Meetinghouse to restore the structure for use as a multi-purpose public meeting facility, including improvements to public safety, accessibility, sound amplification system, energy efficiency, and historic preservation.	Board of Selectmen/Town Administrator	2018	Coordinate with the Greenfield Improvements Association; Town budget and grants (Moose plate, LCHIP).
<b>Objective 3:</b> Provide adequate and appropriate facilities for meetings, storage, and general Town operations.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Assess the options for additional storage space for town records, including fire security and climate control.	Town Administrator	2018-2019	Coordinate with Police Chief, Town Clerk, and Tax Collector; Town budget.
2. Determine the facility needs for the Highway Department by projecting the future operational and storage needs for equipment and materials needed to adequately maintain Greenfield roads.	Department of Public Works	2018-2019	Communicate to Planning Board and Board of Selectmen (CIP); Town budget.
3. Consider the reconfiguration of the recycling facility to improve efficiency and revenue.	Recycling	2018-2019	Communicate with Recycling Center Supervisor (include in CIP); Town budget.
4. Assess the Old Office Building to reintegrate its use for municipal purposes, including additional office space. Improvements to consider include energy efficiency, accessibility, historic preservation, etc.	Board of Selectmen	2018-2019	Coordinate with Planning Board, Building & Grounds, department heads & Town Office. Collaborate with CMRC to inspect the building; Town budget.
<b>Objective 4:</b> Upgrade public facilities to meet emerging needs.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Consider a training facility for local and regional fire and rescue operations.	Fire Chief	2018-2019	Determine the need and feasibility; Town budget, grants, fund raising, regional resources.

Strategy/Action	Leadership	When	How/ Funding & other resources
2. Add up-to-date audio/visual equipment in meeting rooms (i.e. projector, smart board/screen, etc.).	Planning Board & Town Administrator	2018	Determine updates needed; Town budget.
3. Investigate digitizing town records.	Town Administrator	2018-2019	Scanning of records; Town budget.
<b>Population &amp; Housing Chapter</b>			
<b>Goal:</b> To have a range of housing options to meet the current and future housing needs of Greenfield residents.			
<b>Objective 1:</b> Consider innovative approaches to providing housing options to all ages, income levels, people with disabilities, and household size.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Attend planning sessions and webinars on housing issues to maintain the latest planning techniques.	Planning Board	Ongoing	Attend conferences; Town budget.
2. Update ordinances and regulations to incorporate latest planning techniques to provide for optimal housing alternatives; consider innovative land use approaches.	Planning Board	Ongoing	Annual review; Town budget.
<b>Economic Development Chapter</b>			
<b>Goal:</b> To have a mix of innovative and traditional businesses, including home-based businesses, which maintain the character of the neighborhood and quality of the natural environment.			
<b>Objective 1.</b> Expand Business and Employment Opportunities in different employment sectors.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Develop a promotional campaign to highlight and market the economic development opportunities that Greenfield has to offer.	Economic Development Advisory Committee (EDAC)	2017	Through the Economic Development Plan; Town budget.
2. Update the Town website to show that Greenfield is a "business friendly community". Make information available on-line to encourage business development.	Economic Development Advisory Committee (Board of Selectmen)	2017	Website update by the IT contractor; Town budget.
3. Expand the property tax base by encouraging home-based businesses, promoting in-fill and mixed-use development, retaining existing employers and recruiting new employers.	Economic Development Advisory Committee	Ongoing	Coordinate with the Planning Board for zoning amendments; Town budget.



Objective 2. Provide for utility and infrastructure that allows for the desired and appropriate economic growth for Greenfield.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Support efforts to expand the availability and quality of broadband infrastructure through local broadband planning and support funding needed for implementation.	Economic Development Advisory Committee	2018-2020	Explore funding options; Town budget.	
2. Explore options for 3-phase power to industrial land on Forest Road.	Economic Development Advisory Committee	2017	Communicate with Eversource and local businesses; Town budget.	
Objective 3. Continue to build local support for economic development.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Coordinate efforts with the Economic Development Advisory Committee to pursue the economic development objectives of the master plan update and to advise and inform local government and residents.	Economic Development Advisory Committee (Board of Selectmen)	Ongoing	Standard policies and practices; Town budget.	
2. Review permitting procedure for new applications to prevent delays or obstacles for potential businesses.	Planning Board	Annual review procedure	Coordinated effort between EDAC and Zoning Enforcement Agent; Town budget.	
Land Use Chapter				
Goal: Maintain the existing rural atmosphere of the Town while allowing for appropriate growth.				
Objective 1: Develop policies to meet emerging needs of the community while maintaining the rural character.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Review and consider revising land use regulations to address potential barriers to home based businesses.	Planning Board	Annual review	Review Zoning Ordinances and Site Plan Review Regulations for barriers; Town budget.	
2. Consider adopting innovative land use approaches (such as found in RSA 674:21) such as conservation subdivisions. Provide options to the development of land that considers the conservation of land as an integral part of the overall project.	Planning Board	2017-2018	Hire a land use consultant; Town budget.	

Strategy/Action	Leadership	When	How/ Funding & other resources
3. Support activities that promote agricultural practices to younger generations such as farm-to-school initiatives and school gardening and composting programs.	Planning Board	2018	Send a letter to Greenfield School Principal; Town budget and grants.
4. Consider occasional Community Marketplace event(s) on town property.	Economic Development Advisory Committee (Board of Selectmen)	2019	Discuss the feasibility and logistics of such an event; Town budget and grants.
<b>Objective 2:</b> Maintain Greenfield's Heritage and Historical Significance. The historical buildings, cemeteries, stone walls, and gathering places should be maintained to provide protection for these significant town treasures.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Consider the creation of a Heritage Commission.	Planning Board	2018	Meet with the Historical Society; Town budget
<b>Traffic and Transportation Chapter</b>			
<b>Goal:</b> To provide for the safe transportation of people and goods for all modes of transportation available in Greenfield. Seek to expand transportation options.			
<b>Objective 1.</b> Improve roads, ditches, culverts, and bridges to handle stormwater during heavy weather events.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Maintain an inventory of road, culvert and bridge conditions with sufficient detail to include in the Capital Reserve Funds to cover anticipated costs.	Department of Public Works	2018	Review SADES-RSMS program to assess its viability for the town. Work with the Town Administrator and Board of Selectmen; Town budget and grants.
2. Identify funding sources to improve and expand stormwater management efforts. Explore grant opportunities through State and Federal sources such as NH DOT, FEMA, and NHSEM for culvert upgrades, erosion control, bridge repair/replacement, etc.	Town Administrator (Department of Public Works)	Ongoing	Coordination between the Town Administrator and the Department of Public Works; Town budget.
3. Maintain a dialog with NH DOT on concerns for improvements needed to State highways. Identify and advocate for transportation projects to be included in the New Hampshire Ten Year Transportation Plan. Work with SWRPC through the Transportation Advisory Committee on potential projects.	Planning Board (Greenfield SWRPC Commissioner)	Annual	Dialog between the Town Administrator, Board of Selectmen, Planning Board, and Department of Public Works; Town budget.

Adopted by Planning Board- August 14, 2017  
Future Land Use IX-15



Objective 2. Ensure that safe passage is available for pedestrians and bicyclists.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Investigate the benefits and appropriate application of Complete Streets options.	Planning Board	2018-2020	Work with NHDOT and SWRPC; Town budget and grants.	
Objective 3. Support rural driver networks to provide rides for residents to regional facilities for medical appointments, employment, shopping and entertainment.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Provide outreach assistance to driver networks by helping to recruit local volunteer drivers (using town website, newsletter, etc.).	Town Administrator	2017	Contact SWRPC for link to directory for volunteer driver network; Town budget.	
2. Support volunteer driver programs.	Board of Selectmen	Ongoing	Continue to make donations to programs; Town budget.	
Energy Chapter				
Goal: To become more energy efficient and reduce the need for energy that relies solely on fossil fuels.				
Objective 1. Develop ways in which the town facilities can reduce energy consumption through conservation.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Review the town's current weekly operations of facilities. Consider ways in which the hours of usage may be reduced.	Town Administrator	2018	Contact NHOEP and Eversource for assistance; Town budget and grants.	
2. Consider motion sensors for indoor and outdoor lighting in Town facilities where appropriate.	Town Administrator	2018	Contact NHOEP and Eversource for assistance; Town budget and grants.	
Objective 2. Develop ways in which town facilities can reduce energy consumption through improving on efficiency.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Seek opportunities to provide funding for an energy audit of all town facilities. Set a schedule to conduct the audits.	Town Administrator	2018	Research energy conservation grants; Contact NHOEP, SWRPC, and Eversource for assistance; Town budget.	

Strategy/Action	Leadership	When	How/ Funding & other resources
2. Replace outdated appliances and equipment with energy star rated appliances/equipment.	Town Administrator (Buildings & Grounds staff)	Ongoing	Coordination between Town Administrator and Buildings and Grounds staff; Town budget and grants.
3. Replace fluorescent bulbs with LED bulbs.	Town Administrator (Buildings & Grounds staff)	Ongoing	Maintenance activity; Town budget and grants.
4. Utilize standard weatherization practices such as caulking windows and doors, install window blinds and curtains, improve insulation, etc.	Town Administrator (Buildings & Grounds staff)	Ongoing	Coordination between Town Administrator and Buildings and Grounds staff; Town budget and grants.
Objective 3. Reduce Greenfield's overall carbon footprint.			
Strategy/Action	Leadership	When	How/ Funding & other resources
1. Consider the use of alternative fuels in Town vehicles.	Board of Selectmen	2022	Research cost effective options; Town budget and grants.
2. Determine the feasibility of installing solar panels or other alternative energy sources in public facilities. Develop a cost/benefit analysis for the buildings that are capable of supporting the alternative energy source.	Board of Selectmen	2018-2020	Form an Energy Committee; Town budget and grants.
3. Develop an outreach campaign to enhance the public awareness on ways in which they can reduce energy consumption through greater conservation and improved energy efficiency. Host an event with a presenter from NHOEP, UNH Cooperative Extension, Eversource, or other.	Energy Committee and Library	2018-2020	Develop material to add to the website and newsletter. Organize town event with presenters; Town budget and grants.
4. Develop a solar ordinance and resource materials for individuals to use as a guide for obtaining individual and group net metering benefits while maintaining the rural character of Greenfield.	Planning Board (Economic Development Advisory Committee)	2017-2019	Review resource material, review ordinances from other towns, and attend energy forums; Town budget and grants.
5. Review the Wind Ordinance and update as appropriate.	Planning Board	2019	Determine if any updates or revisions are needed to the Wind Ordinance; Town budget.



Construction Materials Chapter				
Goal: Protect the integrity of the landscape to the greatest extent possible while permitting the earth excavations within local and state regulations.				
Objective 1: Process applications for earth excavations submitted in accordance with the Greenfield Regulations Governing Earth Excavations and NH RSA 155-E.				
Strategy/Action	Leadership	When	How/ Funding & other resources	
1. Require additional information when necessary to provide the Planning Board with sufficient information to make a decision on the application. Solicit assistance from a third party when needed for professional input.	Planning Board	Ongoing	Consult with Code Enforcement staff when necessary; Application fees.	
2. Require specific information on the Reclamation Plan to ensure that the disturbed area will be appropriately landscaped when the operation has ceased. Ensure that the performance bond is sufficient to cover the total costs of reclamation.	Planning Board	Ongoing	Seek advice of a third party when necessary; Application fees.	
Natural Features Chapter				
Goal: Protect and preserve our natural resources, significant and sensitive lands, and water bodies for the enjoyment and value they provide to current residents and future generations as well as the many visitors that are attracted to Greenfield.				
Objective 1. Maintain and improve water quality where needed in the rivers, lakes, ponds, and other waterbodies in Greenfield.				
1. Review the NHDES List of Impaired Waters annually to determine waterbodies that are in need of improvements. Monitor changes in water quality reports.	Conservation Commission	Annual	Get the annual list of impaired waters from NHDES and communicate with VRAP and VLAP groups; Town budget.	
2. Develop Watershed-based Management Plans for the lakes, ponds, and rivers.	Conservation Commission	2018	Work with SWRPC or other non-profit organization to seek a 604b grant from EPA (NHDES); Town budget or grant.	
3. Begin and/or continue participation in programs such as VLAP, VRAP, Lake Host, and Weed Watchers.	Conservation Commission	Ongoing	Seek additional volunteers; Town budget and grants.	
4. Develop an outreach and education campaign for topics such as invasive species, stormwater management, septic maintenance, etc. Utilize programs such as <i>Soak up the Rain</i> to implement demonstration projects.	Library	2018	Coordinate with the Conservation Commission and the Code Enforcement staff; Town budget and grants.	

GRAVEL ROADS(SCENIC)GREENFIELD LIST FOR ADDING MATERIAL

\*MAIN ROADS(FIRST)2019-UP

OLD BENNINGTON

CAVENDER

CORNWELL

SLIP

SWAMP

FRANCESTOWN

MINER

COUNTY

\*SECONDARY(SECOND)

NEW BOSTON EYT.

MUZZEY HILL

HOLDEN

\*DEAD ENDS(THIRD)

DRISCOL

LAKE VIEW

WHITNEY

SUNSET LAKE

SCHOOL HOUSE

RIVER BEND

COLONIAL

THOMAS

COACH

FLETCHER FARM





PAVED ROADS GREENFIELD NH LIST

EAST RD STAGE;3(2020)

NEW BOSTON 3 STAGES (2021-2023)

MOUNTAIN 2-3 STAGES(2024-2026)

RUSSELL STATION (2027-)

- Morton Buildings *AUBURN, NY 603 627-8995*

Exterior features, insulation and concrete floors typically have the largest impact on pricing. Geography, climate conditions and codes can also affect the price of a building. Every Morton building is unique – a two-car garage built in the Florida panhandle may not be engineered identically to a two-car garage built in upstate New York, and prices vary across the country.

Before any Morton building vision can become a reality, customers must coordinate building site planning and preparation and this can also increase the cost of the project. That being said, we are happy to give some general pricing of three different sizes of residential buildings:

Building Shell Size and Included Components Example	Without Insulation		With Insulation	
	Starting Price	Price/ Square Foot	Starting Price	Price/ Square Foot
24'x10'x30' garage with 2 overhead doors, roof overhang, walk door, wainscot, and concrete floor	\$29,455	\$41	\$39,120	\$54
30'x10'x45' garage with 2 overhead doors, roof overhang, walk door, wainscot, and concrete floor	\$41,146	\$31	\$55,225	\$41
42'x10'x60' garage with 2 overhead doors, roof overhang, walk door, wainscot, and concrete floor	\$59,611	\$24	\$74,023	\$29







## 2020 CIP Schedule

4/22/19	Schedule, Assignments, PB review of information packets
4/29/19	Finalize information packets for distribution
4/30/19	Distribute packets to Dept. Heads by this date; begin scheduling of interviews with Dept. Heads
May	PB conduct interviews with assigned Dept. Heads
6/10/19	All data back from Dept. Heads; present data to CIP coordinator
7/08/19	Compile and format preliminary data; PB review of proposed capital projects & assign PB priority
8/12/19	Review spreadsheets for inclusion in CIP; review preliminary text segments of CIP, PB list of recommendations and CIP approval.
9/09/19	PB review of PowerPoint CIP presentation
9/26/19	CIP presentation to Select Board, Planning Board and Budget Advisory Committee

### 2020 CIP Planning Board / Department Assignments

<u>Department</u>	<u>P B Member</u>	<u>Contact(s)</u>
Police	Parker/Paulsen	Chief Brian Giammarino
Fire	Parker/Paulsen	Chief Rick McQuade
Town Clerk		Doreen Adams, Dee Sleeper(?)
Administration		Aaron Patt
Library	Parker/Paulsen	Beverly Pietlicki, Bruce Dodge
DPW	Parker/Paulsen	Todd Mason
B&G	Parker/Paulsen	Richard McQuade
Recycling		Carol Burgess
School		?





**TOWN OF GREENFIELD**  
**Asset Summary by Department**  
**1/1/2018 to 12/31/2018**

**100 -- GENERAL GOVERNMENT**

Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
100	101	4	Francestown Rd -	12/12/1999	16,670.40	0	0.00	16,670.40
100	101	11	Francestown Rd -	4/13/1982	35,752.50	0	0.00	35,752.50
100	101	7	Forest Rd - Old D	4/8/1947	2,117.50	0	0.00	2,117.50
100	101	12	Savage Road Lan	3/13/1953	26,245.00	0	0.00	26,245.00
100	101	13	Slip Rd - Foss Me	1/15/1990	77,072.40	0	0.00	77,072.40
100	101	9	Off Forest Rd - S	5/19/1999	30,351.00	0	0.00	30,351.00
100	101	10	Off Forest Rd - M	1/23/1996	2,473.70	0	0.00	2,473.70
100	101	16	Forest/Miner Rd -	No Data	0.00	0	0.00	0.00
100	101	18	Holden Road - Fle	1/24/2000	28,365.00	0	0.00	28,365.00
100	101	19	Zephyr Lake Rd-	1/4/1994	49,004.80	0	0.00	49,004.80
100	101	26	Town Office Land	8/8/2000	98,208.00	0	0.00	98,208.00
100	101	27	Town Off. Buildin	8/8/2000	60,000.00	20	3,000.00	3,000.00
100	101	28	Sawmill Road - B	2/8/1956	16,294.80	0	0.00	16,294.80
100	101	33	14 Francestown R	11/24/1952	7,430.40	0	0.00	7,430.40
100	101	34	14 Francestown R	1/1/1940	10,503.20	20	0.00	0.00
100	101	35	Meeting House La	1/1/1773	0.00	0	0.00	0.00
100	101	36	Meeting House -	1/1/1773	45,674.30	20	0.00	0.00
100	101	39	Town Office Impr	6/30/2003	354,593.65	20	17,729.68	70,918.77
100	101	43	Town Office Cupo	9/1/2006	50,610.00	20	2,530.50	17,713.50
100	101	47	New Boiler Town	12/28/2010	5,899.00	20	294.95	3,244.45
100	101	49	File Server Town	8/27/2012	5,000.00	20	250.00	3,250.00
100	101	51	Generator's	5/16/2013	13,342.27	15	889.48	8,005.39
100	101	53	New Furnace Mtg	1/15/2014	6,836.00	20	341.80	5,127.00
100	101	56	12 Slip Road - Ta	6/25/2015	14,243.94	20	712.20	11,395.14
Department Total					956,687.86		25,748.61	512,639.75

**200 -- PUBLIC SAFETY**

Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
200	202	22	Fire Sta. Land - 8	3/4/1974	0.00	0	0.00	0.00
200	202	23	Fire Station - 814	3/4/1974	36,314.00	20	0.00	0.00
200	202	38	Fire Station Impro	6/30/2003	186,030.84	20	9,301.54	37,206.20
200	202	58	Fire Dept. Locker	12/4/2015	7,967.00	20	398.35	6,373.60
200	201	201-04	Antenna & Radio	1/2/2008	6,203.38	15	413.56	1,654.22
200	201	201-05	Police Cruiser	5/18/2011	15,808.00	3	0.00	0.00
200	201	201-05EL	Police Cruiser - E	1/1/2014	5,269.00	5	1,053.80	0.00
200	201	201-06	Police Cruiser	4/2/2012	11,188.00	2	0.00	0.00
200	201	201-06EL	Police Cruiser - E	1/1/2014	11,188.00	6	1,864.67	1,864.65
200	201	201-7	Ford Police Interc	4/1/2017	38,095.00	4	9,523.75	19,047.50
200	202	202-01R	Forest Fire Truck	1/1/2000	0.00	4	0.00	0.00
200	202	202-06	Freightliner Pump	7/2/1998	175,000.00	15	0.00	0.00
200	202	202-08	Skid Pump	6/14/2004	7,700.00	15	513.38	0.00
200	202	202-18	Hurst Jaws of Life	1/1/1986	12,000.00	15	0.00	0.00
200	202	202-19	Zoll Defibrillator	1/1/2003	9,000.00	15	0.00	0.00
200	202	202-20	Res-Q-Jack	1/15/2014	5,895.00	15	393.00	3,930.00
200	202	202-21	Ladder Truck Qui	3/14/2016	30,000.00	4	7,500.00	7,500.00
200	202	202-22	Defibrillator/CPR	2/4/2016	18,121.00	15	1,208.07	14,496.79
200	202	202-23	Jaws of Life Extra	3/22/2017	31,625.00	15	2,108.33	27,408.34
200	202	202-24	Ford Ambulance	3/16/2017	20,100.00	4	5,025.00	10,050.00
200	202	202-25	Int. Loadstar Brus	3/30/2017	0.00	4	0.00	0.00
200	202	202-26	Breathing Air Cyli	6/24/2016	6,600.00	15	440.00	5,280.00
200	202	202-27	Extractor - Washe	12/13/2016	6,600.00	15	440.00	5,280.00
200	202	202-28	Ram Air Gear Dry	11/19/2018	9,350.00	15	623.33	8,726.67
200	202	202-29	Tanker Truck	6/5/2018	240,789.00	4	60,197.25	180,591.75
200	202	202-13	Generator Station	11/30/2003	20,246.45	15	0.00	0.00



Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
200	202	202-14	Compressor Stati	No Data	0.00	15	0.00	0.00
200	202	202-16	Rescue Truck For	4/6/2006	49,000.00	15	3,266.67	6,533.29
200	202	202-15	Compressor SCB	7/21/2005	14,657.25	15	977.15	977.15
200	202	202-10	Boat	6/14/2004	13,460.00	15	897.38	0.00
Department Total					988,206.92		106,145.23	336,920.16

**300 -- PUBLIC WORKS**

Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
300	301	2	27/29 DPW Dr. -	8/8/1960	25,599.00	0	0.00	25,599.00
300	301	3	27/29 DPW Dr. -	8/8/1960	4,200.00	40	0.00	0.00
300	301	17	Forest Road - Gra	8/23/1923	1,692.60	0	0.00	1,692.60
300	303	25	Forest Road - Par	7/28/1998	95,156.40	0	0.00	95,156.40
300	303	30	Waste Water Site	12/19/2002	80,100.00	0	0.00	80,100.00
300	303	41	Road Improv - Bo	6/30/2004	412,255.26	20	20,612.76	103,063.86
300	303	44	Downtown Improv	1/1/2007	569,815.00	40	14,245.38	398,870.44
300	303	48	Road Reconst W	8/20/2012	124,999.82	20	6,249.99	81,249.89
300	303	50	Road Reconst W	7/22/2013	140,288.60	20	7,014.43	98,202.02
300	303	54	Road Reconst W	8/1/2014	131,839.00	20	6,591.95	98,879.25
300	303	55	Road Paving WA/	8/17/2015	112,641.34	20	5,632.07	90,113.06
300	302	57	Recy Ctr Bath Ro	6/1/2015	8,000.00	20	400.00	6,400.00
300	303	59	Road Reconst W	7/22/2016	125,000.00	20	6,250.00	106,250.00
300	303	62	Road Reconst W	9/14/2017	84,489.00	20	4,224.45	76,040.10
300	303	63	Road Reconst W	9/6/2018	98,852.00	20	4,942.60	93,909.40
300	301	301-02	Grader	7/10/2003	140,191.00	15	0.00	0.00
300	301	301-22	Ford F550 2018	3/16/2018	71,502.00	4	17,875.50	53,626.50
300	301	301-20	Mack Dump Truc	8/29/2013	196,194.00	15	13,079.60	117,716.40
300	301	301-21	Freightliner Dump	12/29/2015	55,000.00	4	13,750.00	13,750.00
300	302	302-02	Compactor	7/1/1999	14,850.00	15	0.00	0.00
300	302	302-07	Bailer Vertical 60"	12/23/2016	6,250.00	15	416.67	4,999.99
300	302	302-08	Compactor Paper	9/7/2016	19,591.00	15	1,306.07	15,672.79
300	303	303-01	Trackless	7/24/2003	31,800.00	15	0.00	0.00
300	303	303-02	Snowblower	7/24/2003	5,700.00	15	0.00	0.00
300	302	302-04	Waste Oil Furnac	5/18/2004	6,032.00	5	0.00	0.00
300	302	302-06	Bobcat Skid Steer	2/10/2012	25,066.00	15	1,671.07	13,368.51
300	301	301-17	Caterpillar Loader	4/30/2007	125,000.00	15	8,333.33	25,000.04
300	301	301-18	Caterpillar Back-H	4/18/2009	110,000.00	15	7,333.33	36,666.70
300	301	301-19	Ford F250 PU Tru	8/15/2012	24,968.00	4	0.00	0.00
300	301	301-16	Ford F550 Dump	6/9/2006	75,000.00	15	5,000.00	10,000.00
300	301	301-14	Boom Flail Mower	7/18/2003	11,000.00	15	0.00	0.00
Department Total					2,933,072.02		144,929.20	1,646,326.95

**400 -- LEISURE ACTIVITIES**

Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
400	402	5	Oak Park Land	7/6/1982	188,947.50	0	0.00	188,947.50
400	402	6	Oak Park Building	7/6/1982	161,000.00	40	4,025.00	100,625.00
400	402	20	Zephyr Lake Beac	11/14/1958	27,475.00	0	0.00	27,475.00
400	402	21	Sunset Lake Bea	4/10/1980	184,217.60	0	0.00	184,217.60
400	402	24	Sunset Lake Bea	6/1/1998	1,400.00	20	0.00	0.00
400	401	31	Library Land - 761	4/2/1907	5,697.50	0	0.00	5,697.50
400	401	32	Library Building -	1/1/1945	28,253.40	20	0.00	0.00
400	401	40	Library Improv - B	6/30/2004	517,133.10	20	25,856.66	129,283.20
400	402	42	Oak Park Bldg - B	6/30/2004	36,057.94	25	1,442.32	14,423.14
400	401	45	Library Renovatio	1/1/2008	70,366.00	20	3,518.30	31,664.70
400	401	46	Library Roof Repa	7/10/2010	18,820.00	20	941.00	10,351.00
400	402	52	Oak Park Floor	8/1/2013	6,717.22	20	335.86	4,702.06
400	402	60	OP Shed	5/10/2017	5,609.00	20	280.45	5,048.10
400	401	61	Library Foundatio	5/3/2017	71,533.00	20	3,576.65	64,379.70
Department Total					1,323,227.26		39,976.24	766,814.50

**500 -- CEMETERY**

Dept C	Sec Co	Number	Description	Purch Date	Purch Price	Life	Cur Depr Exp	Book Value
--------	--------	--------	-------------	------------	-------------	------	--------------	------------