

2026-07-27 Board of Selectmen Minutes

Town of Canterbury, NH
Board of Selectmen
Date: 2026 July 27
Location: Sam Lake House

Selectmen: Scott Doherty (Chair), Beth Blair, Calvin Todd

Town Administrator: Ken Folsom

Others Present: Kal McKay (Admin Assistant)

1. Call to Order
 - a. The meeting was called to order at 7:34 a.m.
2. Library HVAC
 - a. See Selectboard minutes 7/20/26 section 2.c. for previous discussion.
 - b. Ken distributed a scope of work for replacement of the HVAC system at the Library and a copy of an estimate from Rowell's Services for a replacement gas furnace for \$9,389.
 - c. Ken explained that he called Bumblebee HVAC and spoke with the person who evaluated the Library. They told Ken that they were told not to do a bid for mini-splits because the Library wanted to keep their wall space. Ken asked them about the ductwork and they said they didn't think it would cost \$50K to fix things; the 4 diffusers with no connections could just be capped to prevent heat from rising into the attic.
 - d. Ken wrote a scope of work for replacing the HVAC system and included doing an updated heat-loss analysis and finishing all work by October 1st.
 - e. There was discussion about how there are quotes for 3 different heating strategies: replacing the existing furnaces in kind, replacing the existing furnaces with a heat-pump that uses the existing ductwork with supplemental mini-splits ("ductless heatpumps"), and replacing the existing HVAC system with all ductless heatpumps.
 - f. Both of the Rowell's Services quotes are from 2023 and the one for a replacement gas furnace doesn't include work on the gas line. To replace 2 furnaces through Rowell's would likely cost \$20K. On the Rowell's estimate for a heatpump which uses the existing ductwork and 2 interior mini-split heads, the updated cost for 2026 has been handwritten (\$36K). The Selectboard want to know if The Rowell's heatpump estimate is lower than the others because they did their evaluation when only 1 of the 3 furnaces were broken.
 - g. ReVision Energy's estimate is from April 2026 and is for 8 interior mini-split heads and 4 exterior units.
 - h. Calvin asked why mini-splits are considered more environmentally friendly when they are still using electricity from the grid. The theory is that the energy needs could be covered by solar rather than the grid. The solar array in the Center is for the Elkins Library building and the Sam Lake House. The existing solar does not cover the current electricity bills for the Library, so unless more solar is installed, new mini-splits would draw energy from the grid.
 - i. Ken reviewed the propane costs for the Library. Comparing gallons lets us begin to see the effect of the insulation that was installed last year. In 2022, it was 3,200 gallons. In 2024, 2,400 gallons. In 2025, 2,300 gallons.
 - j. Scott was concerned that it sounds like the mini-split option wouldn't save energy or money.
 - k. The only advantage to the mini-split option is the on-bill financing. Instead of upfront costs to replace the furnaces, we could pay a little more on the bill each month for the next 10 years. Ken will check to see if the option of replacing the furnaces with a heatpump that uses the existing ductwork could also qualify for on-bill financing. If so, that option could be a good compromise.
1. Calvin noted that it is cheaper to repair gas furnaces than mini-splits.

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- m. Beth asked why we put mini-splits in our other buildings if they have no advantage. Ken explained that for the Sam Lake House, mini-splits were chosen because during the 2018 renovation, the 30-year old oil-fired forced hot water boiler needed replacing and between the solar array and the energy efficiency of the new building, mini-splits were the best fit.
 - n. The Selectboard decided to try to get estimates for all 3 types of replacements from Bumblebee, Rowell's, and LiveFree so they could compare apples to apples. Ken will attend any walkthroughs needed to get the estimates.
 - o. The Selectboard discussed giving the Library Trustees the option to finance the difference between whichever option the Selectboard chooses and the ReVision Energy quote. Assuming that the Selectboard decide on a less expensive option (regardless of which one), this would give the Trustees the opportunity to go with their original choice if they feel strongly enough that ReVision is the best option. If on-bill financing is done, then they could work out a plan to pay a percentage of that fee every month.
 - p. Calvin talked about some improvements that could be made to the ductwork over the next few years to improve efficiency (e.g. bluetooth vents).
 - q. The Library currently has 3 furnaces because the ductwork is zoned. There have been issues over the years with the thermostats, but the furnaces are able to sufficiently heat the building. The floor will always be cold because it is concrete with carpet on top and no insulation.
 - r. The Selectboard thought that unless the estimates are all in by Friday, the planned meeting for Friday 7/31 isn't needed. Ken will check with Rachel when he calls her later today.
 - s. Ken will also find out who is doing the HVAC up at CES to see if they are available at all. Ken heard from SAU80 Superintendent Mike Tursi that they have been good to work with, but they may already be booked out past October 1st.
3. Administration
- a. Scott signed the NH Liquor Commission Permit for Hermit Woods Winery and Eatery to sell alcohol at a Canterbury Shaker Village event.
4. Adjournment
- a. Scott made a motion to adjourn the meeting at 8:22 a.m. Beth seconded. All in favor by roll call, motion carried.

Next Meeting: Potential Work Session: 2026 July 31, 8 a.m. at the Meeting House
 Regular Meeting: 2026 August 3, 6:00 p.m. at the Meeting House

Minutes submitted by Kal McKay, Administrative Assistant