



**CITY OF CONCORD**  
**NEW HAMPSHIRE**  
*Community Development Department*  
 Administration

City Hall • 41 Green Street • Concord, NH 03301 • tel. 603/225-8595 • fax 603/228-2701

Carlos P. Baía  
 Deputy City Manager  
 Development

NHPUC 23OCT'15PM2:12

October 21, 2015

Debra A. Howland, Executive Director  
 NH Public Utilities Commission  
 21 South Fruit Street, Suite 10  
 Concord, N.H. 03301-2429

Dear Ms. Howland:

The City of Concord is aware that Eversource is in the process of divesting of its power generation facilities as part of a settlement with the State of New Hampshire. In Concord, Eversource owns significant vacant land in the Garvins Falls neighborhood. Their property holdings exceed 600 acres in this area. Several years ago, the City invested time and resources into the formulation of a master plan for that property and designated that site for future mixed use development and conservation.

Since the announcement of the divestiture, the City has been in contact with Eversource officials to express our concern as to that property's future. Should the property be sold as part of a portfolio of generation assets, we fear that the land could fall into the hands of parties with no local connection which may not have interests that align with the improvement of the Concord community. While the City did not have a development agreement with Eversource's predecessor, PSNH, for this land, PSNH officials had been responsive over the years and understood the City's desires for a development program that balanced tax base growth with protection of our natural resources.

The City would like to be involved in this divestiture process. In our discussions with Eversource officials, it is still unclear if the entirety of the Garvins Falls property will be included in the divestiture and, if it is, what role the City could play. State law affords the City a right of first refusal when the State divests of property. We would be interested to know if there is a similar mechanism that could be considered in this transaction.

Please feel free to contact me at (603) 225-8595 or by email at [cbaia@concordnh.gov](mailto:cbaia@concordnh.gov) to discuss.

Thank you.

Sincerely,

Carlos P. Baía  
 Deputy City Manager—Development

cc: Thomas J. Aspell, Jr., City Manager  
 William Smagula, VP, Eversource-NH Generation  
 Allison McLean, Manager-Community Relations, Eversource