

**Kingston, New Hampshire  
Board of Selectmen  
Meeting of November 7, 2022  
FINAL MINUTES**

The meeting was called to order at 6:30 PM by the Chairman.

**PRESENT:** Chair Richard Wilson; Vice Chair Kevin St. James; Electra Alessio, Chris Bashaw, Charles Hart, Select Board Members

**APPOINTMENTS:**

None

**PUBLIC COMMENT 1:** None heard.

**COMMITTEE LIAISON REPORTS:**

Selectman St. James reported that the **Historic District Commission** had held a work session to review ordinances, with Town Planner Glenn Greenwood in attendance. He had also attended the **Conservation Commission** meeting and said there was nothing very new but that a lot of work had been done on trails. The **Planning Board** is also working on the ordinance changes, concentrating on wording and fines.

Selectwoman Alessio said she hopes people will attend the next **Kingston Days** meeting on November 17. She said she had attended the Budget Committee meeting.

Selectman St. James had attended the **Solar Committee** meeting and said that there are three different prime locations being considered: the roof of the High School, the Fairgrounds, and the Ottati and Goss site. He said, however, that the process is at a standstill; the Town represents only 20% of the total power that would be taken into consideration so the school needs to buy in first and be willing to sign a letter of intent. Revision Energy did a power point presentation, but more work needs to be done to understand the cost involved.

Selectwoman Alessio said that the project seems to be moving further from reality, and that when the school installed LED lights it cut consumption in half, lessening the savings of installing a solar array. She said she would like to see the Town take advantage of solar energy, but if it is not cost-effective it makes no sense.

There was a brief discussion of the three locations under discussion. It was agreed more information is needed.

Selectman Hart pointed out the organizational chart for the Department of Public Works that Director Phil Coombs had provided. Mr. Coombs had also shared two draft warrant articles.

The open house for the new Fire Station will take place on November 19 from 11 am to 1 pm.

Selectman Hart then reported on the Budget Committee, saying they had met with the Police Chief and reduced his budget from a 31% increase to a 24% increase. He said there was also a discussion of why cost of living increases are not figured in. He explained the idea of placing COLA on a warrant article. He said he thinks the board needs to discuss pros and cons of that.

Selectman Hart said that Conservation had added \$1,000 to their budget for trails maintenance.

## **OLD BUSINESS:**

### **Memo from Town Planner re: Lone Tree camping**

Chairman Wilson said that he had asked the Planner to look into the winter activity at the camp after some complaints were made. He said that when the property was owned by the Boy Scouts there was some youth camping in the winter. Under new ownership, he said there was no assumption of year-round campsites. He said that the Planning Board had said that it was to follow the prior use, which was youth camping, and that any changes to the use will need Planning Board approval. He said the question is whether it (year-round camping by other than Scout groups) was done in the past.

Several people were in attendance to hear this topic. The Chairman gave them permission to comment.

Sandra Maida, 10 Concannon Road, said that she saw the item on the agenda and wished to share her knowledge of the property, which she says she has hiked on year - round for many years. She said there were always all manner of people staying there in the wintertime, in tents or in the buildings.

Ms. Maida said that the Scouts were non-profit and did not have to pay taxes, and she hopes that the new owner will not leave because he can't afford the taxes.

Chairman Wilson said that this is still in the research stages.

Eric Towne, owner of the property, said he wasn't aware this would be on the agenda and so was not prepared to speak, but said that he didn't think noise at the camp is an issue. Chairman Wilson said that after being called to the camp to look into campers being on site, he observed liquor bottles on a picnic table, which did not indicate use as a youth camp. He asked if Mr. Towne had heard a party going on, as had been reported, and he said no, that he didn't hear anything. Mr. Towne also said that the letter from the Planning Board he received after buying the property only said the continued use is as a summer camp, not a youth camp. He said the camp has been year-round since 1946.

Harry Taylor of Haverhill Massachusetts said he was a camp ranger during the time the Boy Scouts owned the property, from 1986 until 2010. He said they rented to all, year round, not just to the Scouts. He said they averaged 5,000 campers per year.

Chairman Wilson said this does not mean it was an approved use, just that they did it. Selectwoman Alessio said that the reason the town needs to know the use of the property is to make sure there is proper disposal and potable water, that it is safe for those staying there and also meets the standards of the Department of Agriculture. She also said that liability is an issue.

## **NEW BUSINESS:**

Selectman St. James said that the town's streetlight agreement with Unitil is changing, that the Town is owed a credit due to the changeover to LED bulbs.

**MOTION:** by Selectman St. James, to authorize the Chair to sign a new agreement with Unifit for streetlights.

**SECOND:** by Selectman Bashaw

Selectman Hart said he would talk with the Finance Director to adjust this budget line.

**All in favor**

## **BOARD BUSINESS:**

### **Laptops for Inspectors**

Chairman Wilson shared the estimate he had received from Block 5 for laptops and iPads for use by the inspectors. He said he has asked for pricing to include 2 iPads, but he thinks all inspectors should have one, so four are needed.

**MOTION:** by Selectwoman Alessio, to approve purchase of two laptops and four iPads for use by the Town Code and Building inspectors, from available ARPA funds, based on prices quoted.

**SECOND:** by Selectman St. James

**All in favor**

### **Alarm system agreement**

DPW Director Phil Coombs asked to have this tabled until next week, as he will be talking to another contractor on Wednesday.

### **Weather forecasting**

Mr. Coombs was asked about the weather forecasting service used by the DPW, which costs \$1600 per year. He said it has been in use by the Town for 17 years, including by the Police and Fire Departments, and he plans to try it for another year. He said it is a national service with a local person assigned to the area; it is a good forecasting tool for a weather event with ice or mixed precipitation, to know if salt is needed or not. He said if the department goes out to salt just to be on the safe side, it will cost the Town \$10,000 each time.

### **Legal services fee agreement**

The Board had asked a local attorney for a fee schedule, which they reviewed. It was decided that as the fees are higher than the bigger firm being used for land use legal work, for now they will send other matters to the larger firm as well.

### **Social Media Policy**

The Board reviewed a social media policy written for the library as an example of what the Town should adopt. Selectman Bashaw said he has attended several seminars on the topic and will work on this.

**All in favor**

**PUBLIC COMMENT 2: NONE**

## **CORRESPONDENCE, APPLICATIONS, PURCHASE ORDERS:**

- The dedication and open house for the new Fire Station will take place on Saturday, November 19 from 11 am until 1 pm.

- The Rockingham Planning Commission has informed the town that there are still slots open for age-friendly community assessments, which are already paid for with grant money. Selectman Bashaw said that the Planning Board will respond to this; he will bring the Board's perspective.

**APPROVAL OF MEETING MINUTES:**

**MOTION:** By Selectman St. James, to approve the meeting minutes of October 31, 2022, as submitted.

**SECOND:** by Selectman Hart

**All in favor**

**Meeting Adjourned at 7:25 pm**

Respectfully submitted:

Susan H. Ayer, Administrative Assistant to the Select Board