

**Kingston, New Hampshire  
Board of Selectmen  
Meeting of December 21, 2015  
MINUTES**

The meeting was called to order at 6:35 pm in the Selectmen's Office of the Kingston Town Hall. In attendance were Chairman Mark Heitz and Selectmen Peter Broderick and George Korn.

**Review of Letter Concerning Daley House Use Proposal**

The Board discussed a letter from a human services non-profit that deals in housing for homeless families. The group had been approached by members of the Kingston Heritage Commission to determine if there's an interest in renovating the Grace Daley House for use as apartments. Concerns raised by the group include the fact that the facility would need a dedicated septic system and that, despite an outlay of \$150,000.00 to \$200,000.00 for renovations, property rights would be retained by the town. The group is willing to discuss the proposal with the Board, however would expect at a minimum that there would be a long-term lease agreement, ~~installation of an adequate, dedicated septic system at town expense~~, and an agreement that the town will provide continuing maintenance and repair to the building for general wear and tear.

Selectman Korn noted that, whether or not an agreement can be reached, the Heritage Commission should be commended for their efforts to save the Daley House from demolition. He also suggested that any discussion of the proposal should include a member of the school district administration, since providing housing to homeless families may impact enrollment figures for the schools.

Selectman Broderick will contact the Town Engineer to discuss the present septic system for the Daley House and to find out what arrangements may be possible for installation of a dedicated system to allow for multiple apartment units.

**Tax Collector Research Contract Approved**

Tax Collector Melissa Beal was present to have the Board review a proposed contract for research of 2016 unpaid tax properties. The cost per parcel will be \$15.50, with postage and notification charges being extra. The costs represent no increase from 2015. The Board approved the contract.

**Highway Department Discussion**

Road Agent Richard St. Hilaire was present to advise the Board that Governor's Council has approved the North Road culvert replacement grant of \$169,080.00 awarded under the FEMA Hazard Mitigation program. The grant will be matched with \$56,300.00 provided locally by Kingston and Danville (because part of the roadwork will extend into Danville). Mr. St. Hilaire recommends that the Board contract with CMA Engineering to provide the construction plans. The Board will review the proposed engineering agreement.

Mr. St. Hilaire then advised that repairs to a bridge over Country Pond that had been red-listed by the state are complete and cost less than estimated. The bridge now has a new deck. The project was completed collaboratively with Newton.

**Review of Previous Meeting Minutes**

**MOTION:** Upon motion of Selectman Korn and second of Selectman Broderick it was unanimously voted to approved the minutes of the December 7, 2015 meeting as printed.

### **Discussion of Resident Complaints / Reports**

Selectman Broderick reported that he had received a complaint about construction work at 35 Mill Road extending on to the abutting property and undermining a slope that abuts but is not part of the developer's property. The complainant had contacted the state Department of Revenue Gravel Tax Division, who sent a field representative to view the operation. The developer has filed an Intent to Excavate and has provided a rough reclamation plan to explain how the lot will be filled and leveled. The only information missing is a time line for when reclamation will be complete. Mr. Broderick will speak with the developer to obtain that timeline. The Board noted that any encroachment onto adjoining parcels will be considered a civil matter and that the complainant will need to pursue remedies on her own.

Mr. Broderick noted that he also had received a complaint about occupancy of a travel trailer at 22A Mill Road. It was agreed that a letter will be sent to the property owner advising of town ordinances regulating such circumstances.

Mr. Broderick also advised that the Police Chief had received a report that a truck bed camper attached to a wood structure and fueled by a wood stove is located behind a residence on Marshall Road. The Fire Chief has inspected the property and notified the Health Officer, and it's expected that the Chief, Health Officer and Building Inspector will inspect the premises on December 22, 2015 to determine what steps will be necessary to get the owner to cease an unsafe use and bring the property into compliance.

### **Adjournment**

There being no further business before the Board, the meeting adjourned at 7:49 pm.

**Respectfully submitted,**

**Catherine Grant  
Administrative Assistant**