

**TOWN OF KENSINGTON  
BOARD OF SELECTMEN  
MEETING MINUTES  
May 19, 2014  
APPROVED June 2, 2014**

**In attendance:** Russell Perry, Scott Lowell and Norman DeBoisbriand were in attendance. Norman called the meeting to order at 7:47pm.

**\*This meeting was not taped. With the change in location and equipment limitations, on April 2, 2012 the selectmen made a decision to discontinue tape recording the meetings as it is not required by state statute.**

***CITIZEN'S FORUM-***

***DEPARTMENT HEADS:***

**Police Department-** Chief Sielicki reported:

- The potential new candidate is undergoing testing which will take another four to five weeks to complete.
- They assisted Brentwood last Monday and are heavily involved in planning the funeral for Officer Stephen Arkell this week. They will march in the procession and one of our officers will drive a Brentwood cruiser. Chief will be narrating at WMUR, Channel 9 for the event.
- All board members approved contacting a contractor for the necessary site work for the trailers.
- A rabid woodchuck was identified in Kensington today. If anyone notices any animals acting strange please contact them.

**Fire Department-** Chief Leblanc reported:

- Six new air packs were received and will be installed bringing one truck into compliance. They need nine more to bring the other trucks into compliance. Four of these were in exchange for the fire truck and two were purchased from their budget.
- Kensington sent an ambulance and fire engine to Brentwood last week working 77 hours and showing our support.
- The department is updating their website. He'll provide a temporary list of people to contact for fire permits to post on the town website.

**Building Inspector-**Mark Sikorski was not in attendance.

**Road Manager-** David Buxton was not in attendance.

**Emergency Management-**Robert Gustafson reported:

- He attended the May 14<sup>th</sup> Seacoast Preparedness meeting.
- The next meeting he will be attending is the Unitil preparedness meeting

**Assessing-** Kathleen Felch presented the following:

- Gravel Tax
- Timber Levy
- Ambulance Write-Off's
- Intent to Cut
- A home addition at 26 Amesbury Road was included on a resident's tax bill but the work isn't yet complete. The value is \$17,900 and the resident requested a clerical abatement for \$220. The board approved the abatement.
- The NFIP sent a meeting request for the board and building inspector to attend. Mark will not be able to attend the dates submitted. Kathleen will ask for a new list of proposed dates.
- The public hearing for barn preservation easements will be held in June at the next meeting.

**Tax Collector-** Carlene Wiggin was in attendance but did not have anything to report.

**Town Clerk-** Pamela Kehoe reported:

- The online registration program was not working properly but should be running now.
- She is in the process of looking for a new deputy. Pam is covering Thursdays until a new deputy is hired.
- She will be attending a workshop on May 21<sup>st</sup>.

**Recreation Department-** Janet Bunnell reported:

- The Easter Eggstravaganza in conjunction with the Congregational Church was successful and had a large turnout.
- They will have a booth at the Farm at Eastman's Corner on June 14th to try and recruit more members and raise funds for the fireworks.
- The annual Olde Home Days will be held the weekend of July 12<sup>th</sup> and they are working on the road race.

**Conservation Commission-** Members were not present.

**Sawyer Kensington Trust-** Bruce Cilley was not in attendance.

**Building Committee-** Members were invited to attend to reestablish the committee. Scott stated he wanted to get started as soon as possible and have the committee work on educating the public and provide answers to their questions. Chief asked if the Board was looking for a new site or using the same one. Russell replied there aren't many other options and they'd need to set up a special election to ask for permission to negotiate a land deal. Pam said it can be done during one of her state elections this year. Chief asked if they should keep the town offices in the plan and let the board know they need to provide some direction to the committee. Scott said they combined the offices in the warrant article because of the value. Norman compared the cost of building new 1400 square foot offices at approximately \$100 per square foot which could cost \$140k-\$250k. In comparison, he believes it may cost only \$52k-\$70k by working on the old town hall. He stated it may not be the best option, but it should also be researched. Bob G. said the offices were added because the future use of the town hall was undetermined and they compared the cost for rentals and upgrading the trailers and then determined that by adding the

offices they could decrease the tax impact. It was an opportunity to provide all of the services needed in a central location. Chief's opinion is if you move forward without a permanent solution to old town hall, you'll have the same outcome next year because it's an emotional issue. He asked members in the audience to provide their feedback.

Frank Whittemore stated the water problem was not addressed the last time and could be easily done this time. The location proposed for the new building was an issue because of the wetlands. A new site and reducing it to only include the police department would be a smart move to get it approved.

Russell asked if the long term solution was to place four offices in a basement. The original plan was to build a police department only but adding four offices were relatively cheap. Peter asked if the town ever had offices on split levels and was told no.

Norman said if they can dry the basement out, the footprint is still set up and it would be the cheapest and most economical way to put offices back in the town and have a functional use of the building, assuming it's a safe environment. He stated if employees have hesitation, monthly air quality monitoring could be conducted.

Russell wasn't sure if the Board should make this decision or if it should be put out to the residents to decide.

Janet Bunnell suggested having the Friends and the Building Committee members work together as one committee.

Holly McCann stated there are a lot of unanswered questions. She believes there was a negative reaction because people didn't have enough information about all possible options. Bob responded that they were given the task to provide a recommendation to the selectmen for the best option. They had many open sessions and tried to solicit information and feedback but the questions and issues weren't brought forward until deliberative session and election day. Dan Lowry stated that giving too many options would be too confusing.

Russell advised that the town didn't give them permission the year before to negotiate land deals, which is why they opted for town owned land. Peter Merrill asked when the fire department would outgrow their building and is there a future plan for them. Russell stated adding the fire department would've added a huge increase to the cost and a piece of land they wanted to purchase had they been given permission would have had space to grow. Lynne reported many residents that came in the town offices reported they didn't want a safety complex.

Norman asked if anyone looked into an addition on the town hall where the grassy area near the back entrance is located. Maggi Kilcoyne responded it doesn't address the issue of a garage. Norman suggested building one where the storage trailer is now. Bob replied that it was discussed at length, but by the time you spent money on renovations it would get close to the costs with the gifts received and you're still in a 100 year old building. Norman disagreed because some of the funds would've been used from the unspent budget.

Glenn said if they are charged with obtaining more options and quotes they will need more members on the committee and funds.

Linda Bennett reported that she spoke with people in town and the consensus was to work on the town hall and use it to the largest extent and then move on to the next piece. The police department has needed their own building for a long time. They are here because they love the history and want to use what they have and don't want to spend any more than they need to. Russell stated by working on the town hall first, that puts the PD second and they are in need of space before the town offices. Russell said his feeling is this will cost more in the long run.

It was determined that the committee be put on hold and work on the best solution for dealing with the water problems. Charlie asked if the drainage system Norman was discussing would provide a written guarantee. Norman will ask them to attend the next meeting and provide references.

Russell reiterated that all he wants is to develop a plan but they will probably never have anything that satisfies everyone. Scott was wary if the building could be fixed. Frank suggested replacing everything in the basement with mold resistant materials. He also asked if the donation is still available for another warrant article. Chief responded it was only for the design that was presented to the selectmen and he's not sure if it's still available.

Russell made a motion to appoint the following new volunteers as committee members with an expiration date of April 2015, Vanessa Rozier and Courtney Preneta seconded by Scott with all in favor.

Richard Elwell wanted to confirm if a rumor he heard was true. He reported an East Kingston resident told him our police department was in discussion to combine the two forces. Chief said there is no truth to that, he's only helping them search for a new chief.

Chief advised he will install more secure doors to the police department in the old town hall to protect the evidence since people have been in the building.

**Library Trustee-** Janet Seeger invited Kathleen to join them to review their operating procedures and one thing she suggested was changing from a debit card to a credit card with a monthly cap. They asked the Board for permission to release the last two years of the town's audit to the bank. Russell made a motion to release the reports for obtaining a credit card, seconded by Norman with all in favor.

### ***NEW BUSINESS:***

**Storage Trailer Donation Acceptance** – Chief Sielicki confirmed they would like to accept this generous donation valued at \$2,500. A motion was made to accept it in the April 21, 2014 meeting.

**Meeting Minutes-** Norman wanted to discuss the procedure for recording minutes. Norman asked why the meetings aren't recorded. Lynne will look into purchasing an external microphone which will allow the board to review them if there are discrepancies in the minutes.

**Zoning Violations-**The Zoning Board of Adjustments submitted two violations for the Board to review.

- Berry, 24 Amesbury Road, Sign. The Berry's have not obtained a sign permit and are in violation of the sign ordinance. Lynne will contact them.
- Valente, 159 South Road, Sign Lighting. Ms. Valente has been notified several times in the past for this same violation. Russell stated since this is a repeat offender we will check and see if the penalties can be assessed immediately instead of abiding by the waiting period.

### ***OLD BUSINESS***

**Map 14 Lot 26 Violation-** Mr. David was asked if the recently built garage was being used as a residence and he stated it wasn't and it is being used as an office and extra space. He installed a bathroom and part of it's finished however he confirmed it's not a residence nor an apartment or being rented. Mr. David provided a letter and floor plan diagram that he stated was given to the previous building inspector. There aren't sleeping quarters, but it does have kitchen cabinets and a separate heating system with electric. Peter Merrill asked if it has a closet and Mr. David responded it does not. Russell advised it cannot be rented. Mr. David is a builder and he spoke with his attorney who suggested they provide a letter to the town confirming it is not a separate residence. Russell responded we will contact town counsel for advice on how we can be certain it's not to be used as a residence now or in the future and maybe have it recorded on the deed. Mr. David was agreeable to allow Mark to inspect the interior.

**Town Hall Update-** Norman obtained proposals for the gutters and Russell made a motion to accept Nature's Way proposal seconded by Scott with all in favor. Lynne let him know she'll need a certificate of insurance and a copy of the proposal. Charlie LeBlanc suggested putting jobs out to bid for local residents to have the opportunity to bid in the future.

**Non Public Session RSA91A:3,II(a, b):** Norman made a motion to enter non-public session at 9:37pm, seconded by Scott with all in favor. Two employee issues were discussed. Russell made a motion to leave non-public session, seal the minutes and return to regular session at 10:38pm, seconded by Norman with all in favor.

**Building Inspection Fees-** Not discussed.

#### **Administrative Assistant:**

- **Health Officer Appointment Paperwork-Signed**
- **Preliminary Audit-**The Board will review the documents.
- **Wild Pasture Driveway-** Donna Carter submitted an inquiry to see if the proposed grandfathered lots discussed at the last meeting will each need a driveway permit since they will be using an easement from the existing one. Scott recused himself. Norman and Russell determined they will each need a driveway permit.

**Bills & Mail-** Bills were approved and signed.

**Next Meeting Date**-June 2, 2014 7:30pm in the Kensington Elementary School Library.

**Approval of Minutes** – Russell made a motion to approve the May 5, 2014 minutes seconded by Scott with all in favor.

Scott moved to adjourn at 10:44pm, seconded by Norman with all in favor.

Respectfully submitted,

Lynne Bonitatibus  
Administrative Assistant