

MINUTES OF THE DELIBERATIVE SESSION
ANNUAL SCHOOL DISTRICT
KINGSTON, NEW HAMPSHIRE
FEBRUARY 5, 2020

The Meeting was called to order by Moderator, Richard “Rick” Russman at 7:04 PM, held at the Sanborn Regional High School Auditorium at 17 Danville Road in Kingston, New Hampshire.

The Moderator opened the meeting with the Pledge of Allegiance and a welcome to student Pledge leaders and National Anthem singers (Amelia Earnshaw, Diana Gibson, Erin Gillespie, and Sarah Munroe) and the public.

Chair of the School Board, Peter Broderick, asked the Moderator for a Point of Personal Privilege to recognize him for his 51 years of service to the Sanborn Regional School District saying, After 51 Years as School District Moderator, Richard “Rick” Russman is stepping down at the close of tonight’s meeting. Since 1969, Rick has presided over our Deliberative Sessions with artful skill, encouraging lively debate and discussion on a multitude of warrant articles. His extensive preparation, keen understanding of the issues and ability to be fair and impartial has given voters a strong democratic process of which to be a part of. We are very thankful for Rick’s dedicated service to the Sanborn Community and wish him the best in his future endeavors. Mr. Russman expressed his thanks for all the support over the years and that he is grateful for the honor.

The Moderator introduced the panel (recognizing the absence of school board member, Jamie Fitzpatrick who as traveling for business) on the stage beginning with School District Clerk, Phyllis Kennedy, Business Administrator, Matthew Angell, Superintendent, Thomas Ambrose, and Legal Counsel, Peter Phillips. Next were School Board members, Electra Alessio, James “Jim” Baker, Larry Heath, Tammy Mahoney, Vice Chair, Dr. Pamela Brown and Chair, Peter Broderick. Budget Committee Members followed with, Chair, Annie Collyer, Vice Chair, Moira Bashaw, Cheryl Gannon, James “Jim” McCarthy, Mary Cyr, Vanessa Matias, and James “Jim” Doggett.

Mr. Russman also announced that the Second Session of the Annual Meeting for the ballot vote will be held on Tuesday, March 10 from 8 AM to 8 PM at the Swasey Gym for Kingston Voters and the Newton Town Hall for Newton Voters, also open from 8 AM to 8 PM.

Moderator announced that Article 1 concerning election of officers would be addressed at the second voting session in March. For School Board: one member from Kingston for three years, one member from Newton for three years and one member at large from Kingston/Newton for three years. For Moderator: One elected for one year and for Budget Committee: one member from Newton for three years, one member from Kingston for three years and one member from Kingston for one year.

Moderator read Article 2-General Acceptance of Reports

Article 2. Shall the reports of school district agents, auditors, committees, or officers chosen be accepted and placed on file?

Motion made to move question by Ms. Collyer and seconded by Mr. Heath.

Moderator asked if there was discussion and with none announced that the Article will appear as presented.

Moderator read Article 3-Operating Budget

Article 3.-Shall the Sanborn Regional School District raise and appropriate as an operating budget, not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth on the budget posted with the warrant, or as amended by vote at the first session, for the purposes set forth therein, totaling thirty-six million, four hundred and sixteen thousand, three hundred and seventy-two Dollars (\$36,416,372)? Should this article be defeated, the default budget shall be thirty-six million, six hundred and sixty-three thousand, four hundred and twenty-five Dollars (\$36,663,425), the same as last year with certain adjustments required by previous action of the Sanborn Regional School District or by law; or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. (This warrant article does not include appropriations in any other warrant article.)

Recommended by the Budget Committee In Favor: 6 Opposed: 1

Recommended by the Sanborn Regional School Board In Favor: 7 Opposed: 0

Operating Budget Estimated Tax Impact

Kingston: \$ 0.62 /\$1,000 Newton: \$ 0.61 /\$1,000

Default Budget Estimated Tax Impact

Kingston: \$0.78 /\$1,000 Newton: \$0.82 /\$1,000

Motion made to move question by Ms. Collyer and seconded by Ms. Mahoney.

Annie Collyer, Chairperson for the Budget committee, prefaced her presentation by saying that the RSA that governs the Budget Committee operations is RSA 32:1. The purpose of the Budget Committee is to assist its voters with prudent appropriation of public funds. Through that we go through a process in this district where the School Board sets goals and the administration recommends a budget to the school board. The School Board and the Budget Committee ask a lot of questions and get detailed answers for the administration. The School Board recommends a budget to the Budget Committee. The Budget Committee deliberates and recommends a budget that meets the educational needs and respects the burden to the taxpayer. All agree on this proposed operating budget.

Chair Collyer demonstrated a slide presentation of the Operating Budget presented at the Public Hearing and explained each line item. School Board Member, Larry Heath presented the Default Budget. The difference between the Operating Budget and the Default Budget is \$247, 052.35.

Ms. Collyer explained the tax impacts on both the Operating Budget and the Default Budget.

Before closing, Ms. Collyer thanked Budget Committee members Cheryl Gannon and Jim Doggett for their years of service on the Committee as they have decided not to run again for their positions.

Moderator asked for any questions or discussion on article 3. He asked that any speaker state their name for the Clerk's record.

Larry Zurek (Newton) - In looking at the handout they gave us on page 13, it says, the Kingston and Newton tax impacts and for Newton it says 70 cents per 1000 were in the pocket on page 57. It says 61 cents 1000. Which is the real number? It is the same thing with the Default Budget for Newton. It says 92 cents per 1000 on the

handout in the book; it says 82 cents per 1000. Business Administrator, Matt Angell clarified that the number on the Warrant is the correct one. The Moderator read the amounts for the record: Operating Budget Estimated Tax Impact Kingston: \$ 0.62 /\$1,000 Newton: \$ 0.61 /\$1,000 and the Default Budget Estimated Tax Impact for Kingston: \$0.78 /\$1,000 Newton: \$0.82 /\$1,000.

Ms. Alessio added this is a refined estimate; as close as we can get for a current figure. It may be a few cents more either way by the time the rate is set. This is not set in concrete, because the cement is being poured.

Jef Flanders-McDougall (Kingston) - this is my 12th year at Bakie School. In the last three or four years, I've notice myself and I've not talked to anybody else about this, it is coming from me, the need for an additional guidance counselor. Especially this year, we've had a lot of new students coming in. Our students need the tools and the resources of an additional Guidance Counselor. I feel our Guidance Counselor is taxed to the max, and it will only benefit us to be serving our students with these needs. I'm hoping this is included in the budget. My second question is construction. You discuss construction at the high school but I didn't hear any reference to construction at both of the elementary schools. Certainly with the reconfiguration, they'll be need for electricity, maybe petitions, but some kind of construction funds. I hope those are also allocated for the elementary schools. Thank you.

Superintendent Ambrose answered: Thank you to everyone for being here this evening. We are currently looking at the staffing needs across the district and we are discussing the Guidance Counselor position. The elementary school positions have not been finalized yet, and they will be finalized in mid-March. There is no need for construction at the elementary schools. We've analyzed that a lot. At this time, we don't see the need. But should we need to we would be able to utilize some of the funds from the savings from the organization to address those issues. The real needs are the creation of a bathroom and a main office and the addition of water for science classrooms, at the high school level. Those are the primary things that are being addressed and the need for a locker room for the middle school students to change before they had physical education courses. Thank you.

Roger Hamel (Newton)-If the Default Budget passes or the Operating Budget fails, is the reorganization still going through? Superintendent Ambrose answered, yes.

Kurt Baitz (Kingston)- Thank you Mr. Russman for 51 years. I am in favor of the budget, the process to a degree, and the reorganization. I just wish that you asked the voters for that. I wish it came to the voters for us to make that choice. That is a huge undertaking which I am in favor of due to enrollments; I just wish you had the guts to pass it through here.

The Moderator asked for any more comment, debate or discussion on Article 3. Seeing none, it announced it would appear as printed on the ballot in March.

The Moderator read Article 4- Administrators Collective Bargaining Agreement

Article 4. Shall the Sanborn Regional School District approve the cost items included in the collective bargaining agreement for administrators reached between the School Board and the Teamsters Local 633 which calls for the following increases in salaries and benefits at current staffing levels over the amount paid in the prior fiscal year:

<u>Year</u>	<u>Estimated Increases</u>
2020-2021	\$14,355.59

and further, to raise and appropriate the sum of Fourteen Thousand Three Hundred Fifty-Five Dollars and Fifty-Nine Cents (\$14,355.59) for the 2020-21 fiscal year, such sum representing the additional costs attributable to the

increase in salaries and benefits required by the new agreement over those of the appropriation at the current staffing levels?

Recommended by the Budget Committee In Favor: 7 Opposed: 0

Recommended by the Sanborn Regional School Board In Favor: 5 Opposed: 2

Estimated Tax Impact Kingston: \$0.01 /\$1,000 Newton: \$0.01 /\$1,000

Moderator asked for a Motion moved by Mr. Baker and seconded by Ms. Alessio.

Mr. Baker explained that Article 4, the Administrators Collective Bargaining Agreement defines the terms of employment including salaries and benefits between the school district and 12 administrators that joined the Teamsters Union in September of 2018. The proposed Agreement is for one year. The proposed salaries include benefits and all other costs are in addition to the previously discussed costs in the Operating Budget. Under this Agreement, 11 of the Administrators receive a salary increase of 3.5% bringing their salary in line with salaries for comparable positions in other districts. One Administrator will receive a salary increase of 1.75%. Unlike teachers, Administrators do not receive step increases. Insurance costs will be reduced by \$36, 120.60 due to a new health and dental plan. Also, in recent previous Agreements, 90% of employee health and dental insurance payments have been covered by the school district. In this Agreement, the district's portion will drop to 89%. According the school district's Business Administrator, including insurance payments, the total cost to the district For this Agreement is \$14, 355.59 which is 0.85% increase over this year's cost. As you can see from the warrant article the Budget Committee voted in favor 7-0, the School Board voted in favor 5 -2

Moderator asked for comment from voters.

Cheryl Gannon-Budget Committee (Kingston) - Could I just ask what Administrators (I don't want names) are included in this contract in terms of positions? Superintendent Ambrose answered; this would include Principals, Assistant Principals and Directors. This does not include the Curriculum Director, the Business Administrator or the Director of Student Services. The Central Office Administrators are not part of this Agreement.

Moderator asked for further comment from voters and with no comment offered, said Article 4 will appear on the Ballot as printed.

Ms. Alessio made a Motion to restrict reconsideration of Article 4, seconded by Mr. Heath.

Ms. Collyer reminded the Moderator that they did not restrict reconsideration for Article 3.

Ms. Alessio said she would amend her Motion to restrict reconsideration of Article 3 and Article 4. The Motion was seconded by Mr. Heath.

The Moderator explained that by saying "yes", the Article will not be reconsidered and will stay as is on the ballot in March.

Vote: All in favor, Motion carries.

Moderator read Article 5- **Special Meeting-Administrators Collective Bargaining Agreement**

Article 5. *Shall the Sanborn Regional School District if Article 4 is defeated, authorize the governing body to call one special meeting, at its option, to address Article 4 cost items only?*

Recommended by the Sanborn Regional School Board In Favor: 5 Opposed: 2

Moderator asked for a Motion, moved by Ms. Alessio and seconded by Mr. Heath.

School Board member, Jim Baker gave details for the School Board saying that Article 5, Special Meeting-Administrators Staff Collective Bargaining Agreement, is put in place in the event that Article 4 fails to pass at the polls in March. A “yes” vote on the Article authorizes the school board, at their option to hold another public hearing and a public vote on the Administrators Agreement. This is essentially a “do-over,” possibly with a new proposed agreement. A “no” vote means the public vote on March 12th is final. The School Board vote was 5 in favor, 2 opposed.

Moderator asked for further comment, debate or discussion.

Ian McGregor (Newton) – Should the vote for the previous article which was the funding for the contract fail, this allows basically the reopening of the contract or renegotiation. But is it only on the financial aspects or is the language included as a contract negotiation includes both language and financial aspects which are often tied together?

District Attorney Peter Phillips answered: In the event the voters were to vote down the negotiated agreement, all issues are reopened on costs and non-costs items. As mentioned by Mr. Baker, it is essentially a do-over and if the voters approve this agreement, it allows the Board to call for a special meeting instead of going to court to get a Superior Court Judge to approve a special meeting. So there are costs involved here and it is not always a sure thing that a court will approve a special meeting. This Article would avoid that cost and time.

Moderator asked for further questions on Article 5 and with none said the Article will appear on the ballot as printed.

Moderator read Article 6-Sale of Seminary Property

Article 6. Shall the Sanborn Regional School District sell a certain parcel of land with the buildings thereon which include the Seminary, old High School, gym, two outbuildings and parking areas located at 178 Main Street in Kingston and designated as Tax Map R34, Lot 17 for \$200,000 payable over a term of years, and authorize the School Board to enter into long-term lease agreements with the buyer for the gym and two outbuildings for One Dollar each rental year and on the other terms and conditions determined by the School Board, and further authorize the School Board to take any and all necessary action to carry out this vote including the acquisition and/or conveyance of any necessary easements?

Recommended by the Budget Committee In Favor: 6 Opposed: 1

Recommended by the Sanborn Regional School Board In Favor: 7 Opposed: 0

Question Motion moved by Ms. Alessio and seconded by Mr. Heath.

Ms. Alessio on behalf of the school board explained Article 6, the Sale of the Seminary Property saying, I am here to ask for your support of Article 6 to sell the old high school campus to Chinburg Properties for \$200,000. I

know there has been a lot of debate and discussion on Facebook and other social media; did we get enough money? Why didn't we go out to bid? etc. In all fairness, the Board has done its best to find the right developer to preserve the historic beauty of the Seminary property. Those of you who are a little bit older, remember back in the 80's we committed \$150,000 per year for 4-5 years to restore the exterior of the building. It is what still shines today. \$200,000 is a token. It really doesn't do justice to what we would want to do with that building. But we are not developers. We can't get out there and start investing money- your/ our tax dollars in the mitigation needed to bring up those buildings to standard. Mr. Chinburg was brought to the Board's attention through the Kingston Heritage Commission. His track record and how he has developed historic properties that make him the best option for us to move forward on the Seminary property. Yes, he will make apartments out of it, yes, he is getting it for easy money but he's going to have to invest millions of dollars to bring it up to code. He's going to have to go through all the permitting processes in Kingston, which is not an easy task by any stretch of imagination, especially for historic properties. Yes, he wants to have Kingston pass Article 19 for 79-E. That would give an opportunity to get abated taxes for a few years, five years I believe is the term. Yes, he's going to take a 2 year process to go for federal grant money on restoring historic properties. But you know, it's in the center of Kingston. It has been empty for 14 years and is lying in waste. In the last 5 alone, we have spent over a million dollars in upgrading and maintaining minimally that property. We can't keep asking you to give into the property when we don't need the buildings. Chase field is not part of the deal. A lot of people were concerned that we need the fields and they're right, we do need the fields. And the gym, we do need the gym. Well, it's easy to pay \$1 a year rent than to worry about another roof or a septic problem or a water problem which wouldn't be our problem anymore, it would be Mr. Chinburg's headache. With his vision, it really becomes a prime piece of property. In time, it will. It may be 10 years from now, but he is going to have to take the risk and make the plans to make it happen. I do not see us as a school district getting into the development process to put the money into investment. You have a hard enough time raising taxes as it is now to pay for the schools. We're not going to invest and maybe get a better return down the road. What are the questions I can answer for you? I'll be happy to do so. I think this is the best progress for us. Mr. Chinburg is also going to revitalize the old Science Building. In both appraisals that we've had done, they pretty much told us to raze that building down to the ground. Mr. Chinburg sees possibilities there that we don't see. I ask for your support.

The Moderator asked for any comment, debate or discussion on Article 6.

Larry Zurek (Newton)-I'm just wondering about the \$200,000 that's payable over the term of years. Well, how open is this? How many years? Ms. Alessio answered, he would put 20K down and over the next 3 years the other 180K would be paid.

Garrison Todd (Kingston) - I believe that what you're doing with the Seminary is a good thing. However, I disagree on part of it. I believe that the gymnasium, the Swasey Gym, is an important asset that the town should keep. A lot of things happen there. A lot of groups use it. A lot of things happen. We vote there. A lot of groups use it. I don't see why there isn't some way that we could subdivide that out of the seminary parcel and keep it as an asset for the town. Why lease something, it would be like leasing a car, putting all that money to get nothing in the end. I just feel by subdividing that parcel and taking the gym out of it would be an asset to the town to keep and I'm prepared to offer an amendment to this article to do so.

Moderator asked for his amendment.

Garrison Todd (Kingston)- I would like to amend the article to strike the Swasey gymnasium from the sale of the property and to authorize the school board to subdivide that parcel from the sale and to keep it as an asset to the town.

Moderator asked for a second on the amendment.

Ms. Alessio said this article cannot be amended as the Chinburg deal is being made and the acreage around the Seminary is configured to be a part of the National Historic Register. The gym is completely into the acreage, Chase Field was not. Leasing this is not the same as leasing a car because the landlord is responsible for the building. The \$1 a year makes sense.

District Attorney Peter Philips-The article itself like on its face; the language is not prescribed by law. It is subject to amendment, although only to the extent that you can change the intent, you can't change the subject matter. Certainly, if it is amended that will change the landscape in terms of whatever agreement is being worked out between the Board and the developer. Any revision of language, taking anything out, adding anything really changes whether that Agreement will be entered into.

Garrison Todd (Kingston) - As Electra has said and Mr. Chinburg publically stated that he has no use or need for the gymnasium. So why don't we just take that off his hands? To me that makes total sense to do that. Keep this asset at the town and who knows we might have to build one down the road. Why don't we just keep something that we're already putting money into and maintain because in a central location and gets a lot of use.

Superintendent Ambrose- I spoke with Mr. Chinburg at length. He is perfectly fine with selling the gym or working with the town if the town would like to buy the gym. The way this warrant was written and the process that we've gone through is that as our student enrollments decline, the district will not need the gym. The community does. And so, what I would suggest to those of you who would like to retain the gym and purchase it, do one of two things; form a group, develop a non-profit and I'm sure that Mr. Chinburg would give you the gym for a very, very low price. I can't negotiate for him but he has made it clear that he would be open to it. I encourage you to be very careful about modifying this warrant article because I have been working for 2.5 years and have spoken with many, many people who thought they could fix the Seminary. This is a rare opportunity for a person who has a history of dealing with buildings like this and the capital, with no need for loans and the ability to put \$10 million into the town of Kingston. I'm encouraging you to think very carefully this evening before you proceed and know that Mr. Chinburg would be fine with working with the community and the town of Kingston if the community wants to buy the gym. I just want you to know that I had that conversation with him because that has not been public. It just happened recently. Thank you.

Barry Gluck (Newton)-I have a couple of questions. The \$200,000 payable over a term of years and I heard this Ms. Alessio refer to a period of three years is that what was agreed to and negotiated? My second question, it also says "and authorize the School Board to enter into long-term lease agreements" Has there been a discussion on what those terms are and how long they are?

Ms. Alessio answered that 3 years is correct and if the property is sold before the 3 years is up, he would pay the full 200K. Regarding the 2nd questions, it is \$1 a year for 5 years and a 5 year renewable.

Robert Geoffrey (Kingston)-Is the developer going to pay property taxes on the buildings?

Ms. Alessio answered yes, and let me tell you how it works right from the beginning. When the sale goes through, the town will assess the property at current value, not the 7M that they have on the books because that is from 25 years ago at the height of the building. They would do a current assessment and for those who remember we've had 2 appraisals done on the property. (They didn't come anywhere close to 7M). If this passes the assessment will happen in the current condition and pay taxes on that from the get-go. When he upgrades the property, if 79-E passes, he will probably have made an arrangement with the Selectmen to keep the originally assessed value for 5 years. Then at a specified time, it would revert to the upgraded amount.

Corey Masson (Newton)-First off, thanks to Ms. Gannon and Mr. Doggett for your efforts over the years. As we heard, there has been over a million dollars spent by the Newton and Kingston taxpayers over the years to maintain the property. Personally, I hope that the warrant does pass ultimately and the sale of the Seminary yields

a net positive to increase the tax base and the appeal of Kingston. I guess my question is has there been discussion and if there has been discussion, why as to long term if there's a tax burden relief or a widening of the tax base Because of the property being built out, will the Newton taxpayer reap a benefit and have a positive tax impact?

Ms. Alessio answered, yes we have discussed this. Newton is going to face a similar situation with the Middle School. That building will eventually have to close. Renting for how long is an unknown at this point. Eventually, it will go to Newton. It is unfair, but I don't know how we would mitigate it.

Mr. Baker added the benefit to Newton primarily going forward is, we won't have expenses to maintain property nor the liability.

Carol Carbonneau (Kingston)-I am an abutter to the property. So I am in favor of revitalizing the building and I know we had talked about Envision Kingston. I don't think this project is what Envision Kingston is talking about. I watched the school board meeting with Mr. Chinburg. He said he was going to put 50 to 70 apartments in. I don't think that's a positive for the center of town. First, it is across from the Bakie School, so you're going to have all that construction, all those people with how many cars across from the school. He talked about the split of how many how many apartments, you know, one third this one for that, but we don't have any plan in front of the Planning Board. So, those two bedroom apartments he has are going to bring kids to the school district. Now I know we might have an overage of a building. But the big tax nut when the kids come into the district is the teachers and the associated costs with those teachers. If we bring in a lot of kids to the school, Newton again you are going to pay the brunt of this. Kingston will pay the brunt of this. Again, I just don't think this was in the spirit of what the town of Kingston would like to see or the school district would like to see. For many years, both towns have put millions of dollars into the school district. And we're going to give it away to him for \$200,000 you can barely buy a house in Newton or Kingston for \$200,000. I would rather see us sell it to the Town of Kingston and try to get some grants to fix it up, get some private people get some private funds to do it that way. But we are giving this property away. And it doesn't really matter how much money he's putting in, because that's going to be his money. And as far as the liability in the Swasey Gym, we have a liability now; we've got kids in different school districts. That's why we have insurance. So renting that property or not owning that property anymore and renting it back. I know it is only \$1 but we're just giving this away for \$200,000. And I just think it's bad for the school district in the town. Thank you.

Vanessa Matias (Kingston) - So I just want to say, I struggled with this one a little bit and I do support it. I agree that I think we do need to get rid of the burden, the cost, of maintaining the property. I'm happy that Mr. Ambrose had mentioned to know that there have been further negotiations on maybe selling the gym back. I'm pleased to hear that. The one statement I just want to make is I do feel as if the school board could have done a better job and sort of done your due diligence in investigating who utilizes the gym and some of the concerns that the community would have. I know it sort of caught the school board off guard at the school board meeting that there was some concerns about Swasey and I feel as if it's your job to get in front of those concerns and understand those. And just want to mention that to you. But again, I do support this and I do think it will be a good thing for the community. In the future, I would like to see you guys work that angle a little more.

Peter Broderick (Kingston)-I would just like to clarify something here with legal counsel. Anytime can one town collect taxes from one town and give it to another town?

Attorney Peter Phillips- That it out of my expertise, but I will check on it.

Annie Collyer (Newton)- Yeah, I just wanted to I just want to say from a financial standpoint as the Budget Committee looked at this deal, \$200,000 may not sound like that much, but we have probably 10 to 15 years of using a gym. Most of the \$1 million that we've spent over the last five years has been for the gym and continued usage for it. We will be able to spend about 15-20K in utilities and go on using a gym and save about 170-190K

every year for 10 to 15 years. That's \$1.9M to 2.5 million dollars for a sale price for this for this structure that we want for the time being but the district doesn't. I think Kingston might have other issues. You know what it wants a longer term, and that's going to be something that they're going to work with their Planning Board and their Board of Selectmen on. But for the district, this is a huge savings and we're in the business of taking care of kids and their education, not in maintaining buildings. The second point I want to make is on the tax base. Right now there are no taxes being paid to either town on this building or any other buildings there. It's a net loss on a tax basis. And this will stop that. It may not stop it for Kingston immediately if you pass 79-E which is needed. But longer term, it will. As a Newton resident, I wish we were getting some of that but you know what, that building is not in Newton.

Anthony Rimas (Newton)-The Seminary building we've always heard is tricky, complicated and historic. We discovered tearing down the building is permissible under the National Registry of Historic Properties. This is just opened up that property to any developer anywhere. So to here that it's tricky, it's this, it's that it's not. It can be sold to anybody for any purpose. To sell this for \$200,000 to get it off the books is fine. I agree with the other speaker about the gymnasium. And I also noticed that his amendment was not seconded or voted on. You were in a contract or you were in discussions of something that is rigid and if anything is tweaked, he's going to walk away. His vast resources to do all this, the \$10 million he has? Yeah, he's putting \$20,000 of his own money in and that's it for right now? Which means the school district is holding the note, which means even a couple of years of downtime and he walks away. The school district now has the property back again.

Superintendent Ambrose-The Purchase and Sale is not complete yet. All we are asking for is permission to negotiate the Purchase and Sale and sell the building. I wanted to be really clear with people that we recognize that there's a lot of concern about the future of this property. But people need to remember a couple of things. Number one, the building can only be demolished if the town of Kingston allows it to be. I've been here for two and a half years now and the one message I have received loud and clear, no one's demolishing that building. It is not going to happen. The town of Kingston would never allow that. So yes, anyone could theoretically do that but it is not going to happen, the Town of Kingston would not allow that. So, the second point that I want to make this really important is that we can put into the Purchase and Sale contingencies. So certainly the district will receive the \$200,000 regardless of what Mr. Chinburg chooses to do and the district would not take the building back. Once he purchases it, is his. The last point that I just wanted to clarify some very accurate things you said. I want to make sure that you know that I agree that you're correct. The third really important point is that people have to understand that the future use of building has to go through the zoning process and has to be handled through the Town of Kingston. A lot of people would like that to be done before they vote on this and it doesn't work that way, because Mr. Chinburg is not going to invest the amount of money and resources that it takes to go through that process if he doesn't know that the voters support the sale. So it's very important to recognize that everyone wants this all done clearly defined and wrapped up where they vote on it. It doesn't work that way, once it's been voted on and it's sold to Mr. Chinburg, the process then begins with the town of Kingston for approval of the future use of the property. I just want everyone to understand the process, that's all.

Anthony Rimas (Newton) - asked about the pending amendment and why it wasn't seconded and voted on.

The Moderator clarified there is an amendment pending. It has been seconded by this lady here. We will be voting on that. But you do not necessarily vote on an amendment as soon as it's made, you have further discussion because there may be discussion relative to the amendment that may make sense or not make sense, or somebody may even amend the amendment, because it can get complicated which I prefer not to have. So we will be voting on that before we get done here. But I just want to make sure all the discussion that we have to have over this issue is out there, so we are fully informed before we do. Are there any other questions or comments, anything?

Roger Soucy (Kingston)-I want to thank Superintendent Ambrose and Mary Cyr for their feedback to my questions I had online. First of all I don't want to continue to sustain a neglected building for all of the reasons that have been brought forth. I also do sort of question the value of the building. But that's not my issue.

The success of a sale has been tied to the passing of the Tax Relief Act, RSA 97-E which could afford the owner up to 15 years of tax relief. That means no change in property tax from the time that the project is completed for up to 15 years if they have residential units in there and maybe low-income housing as part of that. Without knowing what the selectmen are going to vote on for the duration terms for the tax really, it's really difficult to assess what the overall impact of tax burden or the lack of tax revenue that the community will see or won't see as part of the sale. So, while I am supportive of moving and seeing a Sanborn building be rehabilitated and everything, it's difficult for me to get behind that with the questions around the town Warrant Article 19 79-E so that's one of the challenges that I face.

Ms. Alessio- I am not sure the Selectmen would go forward with 15 years that would have to be negotiated separately with Mr. Chinburg and the Board of Selectmen. Quite honestly that building has never generated any tax dollars for the community. If nothing else, even with the construction that has a great effect not just in Kingston but to surrounding towns. With vendors and contractors, the mitigation on that property is huge with mold, mildew and asbestos all being in there.

Roger Soucy (Kingston)- I don't think anyone debates the condition of the building is in significant disrepair that would cost a lot. Mr. Chinburg specializes in rehabilitating old property. So this is nothing new to me about the costs associated to those types of projects. There must be something in it for him to make it worth doing this.

Kurt Baitz-(Kingston)-My question is on the water suppression unit that covers D.J. Bakie School, the town offices, the church, and the fire department. Will that have to be leased out as well to the new owner?

Ms. Alessio answered as far as I know, the town is not looking to access that fire suppression system because in the development of the new fire station on the corner of Rockland and Main Street, they're putting in a new fire suppression system there that they would hook up to the town hall and Bakie and with the church.

Superintendent Ambrose- I researched this for a question on Facebook and the warrant article mentions all necessary actions, easements which is the part that addresses the water issue. Those easements need to be worked out in the Purchase and Sale. They are a part of the process and would need to be done. Mr. Chinburg is fully aware and OK with them.

Kurt Baitz (Kingston) - I am concerned for students at D.J. Bakie School. They cannot be left unattended and if you are negotiating a contract it has to be tied in until the town of Kingston puts up their water supply.

Moderator refers to Chair of Building Committee for Fire Department for comment.

Mark Furlong (Kingston) - I can address Mr. Baitz's point as I am Chairman of the Fire Station Building Committee and served with the school board when we put in a fire suppression system at Seminar campus. That system currently serves that campus, the Nichols Library, the town hall and the Congregational Church. Bakie School had no sprinklers. I have another comment. I am happy to hear that the details of this agreement are not fully finalized. And I would certainly hope that it will include a Preservation Easement. I understand that with a building on the National Register, it doesn't prevent it from being torn out. And a Preservation Easement would do that. I don't believe that there's anything in the town of Kingston that would prevent that. Certainly the Historic District Commission would raise a ruckus, but I'm not sure that anything is in the planning regulations that prevent demolition. I am sort of sad how we got to this point, with this property having been very involved with building this building. We were vacating that building, not abandoning it. Certainly things have changed. It is very sad to see the condition that it is in. It should never have been allowed to get to that state. And I'm sure people didn't want to spend the money but someone that is irresponsible. I think this is the way for us to get out from under.

Corey Masson (Newton)-To follow up on Mark's comments about Preservation Easement. Could the School Board possibly go back to the negotiation and work on a prior project that the staff and students have worked on- The Greenhouse Project. Could Mr. Chinburg go ahead and get back to the town and put something in that helps out with the growth of the town, community and students at the same time?

Heather Hanlon (Kingston)-going back to the leasing of the gym, there has been repeated mention for only paying \$1 a year and only paying utilities; electric, heat, whatever. So about 20K a year, and we wouldn't be required to do any maintenance or upkeep in our lease is what I keep hearing. But it is not always standard or automatic because you are renting a building where you do have to pay, or sometimes you do have to pay. I assume is going to be getting addressed in the middle school. I know we haven't gotten to that yet. But because the word is that the middle school is going to lease it and the tenant is going to pay all the costs associated. So I just kind of want to understand a little better how you're landing at we will only have \$20,000 cost in our \$1 a year rental versus owning the property because it's not that much difference.

Ms. Alessio answered-The 20K would go for heat and electricity, but if the roof caved in we would not have to pay for the roof. Larger would be Mr. Chinburg's responsibility.

Ms. Hanlon-Kingston- who would maintain the building?

Mr. Ambrose answered- that would be part of the negotiation.

Moderator reviewed the amendment pending: amend the article to strike the Swasey gymnasium from the sale of the property and to authorize the school board to subdivide that parcel from the sale and to keep it as an asset to the town.

Mr. Ambrose asked for clarification on who would own the gym, district or town?

Chair Broderick asked for a Point of Order as we cannot change verbiage to town.

Ms. Alessio asked for a friendly amendment to change town to school district.

Garrison Todd (Kingston) - made a friendly amendment to change town to school district.

Moderator read amended amendment to read: strike the Swasey Gymnasium from the sale of the property and to authorize the school board to subdivide that parcel from the sale and to keep it as an asset to the school district. Amendment seconded.

Moderator asked audience to vote yes if in favor of the amendment and vote no if you are not in favor and the Article will appear as printed.

Vote-No's have it. Motion for amendment does not carry. Moderator asked for any further comment on the before us. Seeing none, Article 6 will go forward appear on the Ballot as printed.

Chair Broderick made a Motion to restrict reconsideration of Article 6, seconded by Ms. Alessio.

Vote: All in favor

Moderator read **Article 7**-Lease of the Sanborn Regional Middle School

Article 7. Shall the Sanborn Regional School District authorize the School Board to enter into a long-term lease for the Sanborn Regional Middle School located at 31A West Main Street, Newton, New Hampshire, and designated as Parcel ID 06-07-04 and Parcel ID 06-06-05, and further authorize the School Board to negotiate the terms and conditions of the lease and take any other action necessary to carry out this vote?

Recommended by the Sanborn Regional School Board ***In Favor: 7 Opposed: 0***

Motion moved by Ms. Mahoney and seconded by Mr. Heath.

Ms. Mahoney explained Article 7; The Sanborn Regional School District is in negotiations with an educational organization who would like to rent the Middle School once it is vacated. The income generated by renting this building will allow the district to find a suitable tenant that will maintain the building at little or no costs to the district and provide positive income for the district. The district can rent the building year to year but a multiyear lease needs approval from the public. A multiyear lease is more appealing for potential tenants and will lead to a better deal for the district when working with the potential tenants.

Moderator asked for questions about the Middle School Lease.

Heather Hanlon (Kingston)-So I have the same question about this. How with the Middle School situation, we have no fiscal responsibility for the maintenance and who is looking to occupy that school?

Superintendent Ambrose answered, we can't say because we're in negotiations, they are not ready. The purpose of this warrant article is to ask the community to allow us because we have to ask by law. We have to ask the community if we can go into a multiyear lease- it is the law. The district can go year to year without permission. If the voters allow us to lease it for multiple years, it makes it more appealing to potential tenants. But at this time the deal is not clear enough and we're still in negotiations and it may fall through and so we at this time can share anything. I am hoping to wrap it out before the vote in March but I can't promise it. I want to be clear; we're not asking the community to vote on whether or not this group can rent the Middle School. We are asking the community for permission for a long term lease which is required by law. Even if you vote this down, the board can rent to anyone they want year to year. It doesn't work the way that it seems. The second thing of this that you asked and I want to answer clearly so you understand those terms about who maintains what, they're not negotiated yet. I can certainly share with you that at this point, with this particular group it will be very positive for the community in terms of the finances, but I can't share any details yet. And really those details don't impact this warrant article. This is about giving the school board permission for a multiyear lease not to give us permission for specific tenant although it is an educational organization.

Corey Masson (Newton) - just a quick question, observation, Article five, seven, the one we're on does not have the Budget Committee's vote. Is there a reason for that?

Annie Collyer- answered, there is no money impact.

Mr. Ambrose answered-it is not expenditure, they don't vote on that.

Corey Masson (Newton)-Is it possible to get back-up data to what you just said relative to the potential positive impact?

Mr. Ambrose- If we come to an agreement with an organization, I would share that as soon as it is ready but this organization is not ready.

Mary Cyr (Kingston)-I have a couple of questions. Could the board answer for me and the gallery here; what are the long term plans for that property? Just in high level terms. You're talking about asking for permission to enter into a multiyear lease with ideally an educational group. But is it the districts intention to hold on to that for future development? Is it the intention to possibly sell it at some future point? And secondly, when it came to talking about the Seminary property, that we don't want to be in the business of being property managers, yet with this article frankly it feels kind of like that's what we're doing. So I wonder if somebody could address that please?

Jim Baker answered-This property is not in unsound condition. There are no lead paint issues, mold, or asbestos. At some point if the district needed space in Newton, this facility if it is maintained, could serve that purpose. If we don't have to maintain it ourselves and there are upgrades that are needed (e.g. new windows) that would be on the people renting the property to do, if they so choose. We wouldn't have the expense of maintaining it or the overhead. The operation is part of the savings, the 1.4M in savings and roughly 500K was in not operating the Middle School. Without the problems of the Seminary and the type of Developer needed there, this is a whole different situation. It is to our advantage to hold onto it

Jan Bennett (Newton) - Having some experience, I just have a cautionary tale. Because I think Mary Cyr has brought up an extremely important point. Because past experience told us that we were property managers with the tenant that we had, and it caused a great deal of problems with administrative concerns and fire marshal concerns. And my caution is that if we do enter into any sort of a lease to any organization, that the contract be very public and very clear at all points about how the person who's leasing or the company is managing the property themselves. Are they in compliance, because that does become a problem? How is the lease agreement set up, so that the payments are on time, that was a problem and to enter into it without having a really, really tight contract that everybody knows what it is, and measures to make sure that it's adhered to is very important.. I am also concerned about the secondary exit from the Middle School, which has always been a problem. There's only one little road that goes in with no secondary. And I think if we have somebody leasing it that might be a concern. There's no way out or in in except to come back out the way you went in. So if you have big fire engines and things blocking the way, I guess everybody drives across the field. But there has always been a concern about a secondary exit from that back property. Thank you.

Ms. Alessio mentioned perhaps eventually making changes to those lots after the Seminary Property is resolved to address those issues.

Ursula Giannusa (Kingston) - I know you can't disclose any of the negotiations. But what kind of long term lease are we looking into? Is it like, five years? 20 years? I am concerned about getting locked into something and we can't get out of.

Superintendent Ambrose- I really can't say but it would be best practice to look at 3 years with 3 year options that would be agreed upon by both parties. 3-5 years is a typical rule of thumb with option to renew with increments with both groups consent.

Jim McCarthy (Newton) - In the Article it states, there are two parcels of land that are part of this lease. Could you give me visualization of what those two parcels of land are? Is it the school, parking lot and the baseball field?

Superintendent Ambrose -It's really important to recognize that this is just authorizing us to potentially lease the area around the middle school in the middle school. One positive of renting the middle school to an educational organization is that the hours will be during the day so the gym and fields and still be available for our kids. And that's really important.

Moderator asked for any further questions or debate on Article 7, seeing none the Article will go forwards and appear on the ballot as printed.

Moderator read Article 8-Before/After School and Summer Activities Revolving Fund

Article 8- Shall the Sanborn Regional School District establish a Before/After School and Summer Activities Revolving Fund in accordance with RSA 194:3-c to be funded by receipts from before/after school and summer activities, for the purpose of supporting those programs with amounts to be withdrawn from the revolving fund and disbursed monthly as needed?

Recommended by the Sanborn Regional School Board In Favor: 7 Opposed: 0

Estimated Tax Impact Kingston: \$0.00 /\$1,000 Newton: \$0.00 /\$1,000

Moderator asked for a Motion on Article 8, moved by Mr. Heath and Seconded by Dr. Brown.

Dr. Brown explained Article 8 saying our district offers a number of before and after school programs and summer activities. These activities are voluntary and entirely self-funded with user fees paid by enrollees. Examples of these include exploring robotics, creative writing, art, drama, dance, just to advertise a few of them. So, we currently have these activities going on with user fees but passage of Article 8 would allow the district to set up a separate account for managing the revenues and expenses associated with these programs. The revolving fund will assist us in managing the accounts and maintaining program liability. The programs will continue to be self-funded through voluntary fees and passage of Article 8 does impact increased property taxes.

Moderator asked for questions or debate on Article 8.

Kevin Holt (Kingston)-If you currently have programs, how is the money currently managed?

Matt Angell (District Business Administrator) - Currently the funds are being maintained in the district General Fund. This is where the Operating Budget resides. So the programs can be restricted by district Deliberative Session and the Budget Committee. It actually can be squashed into nonexistence. Also, if there are any losses in the program that wouldn't be easily identified within the General Fund, you'd have to go and search through all the records and try to identify it. The revolving fund really gives the district authority to restrict the revenue specifically, just to those expenditures and make it easier for us to identify whether those programs are self-funded or not.

Cheryl Gannon (Kingston)-We already have a Revolving Fund, so why this expense can't be kept there?

Superintendent Ambrose- I think it's important to recognize that the district is only authorized to spend the amount of money that is approved by the voters annually. This fund allows us to take things like after school programming, clubs, summertime programming and activities that go on at the high school; we have a theater group, the nature week in the summer and parents pay a small fee for kids to go there for a week of summer camp. That money would then go into this revolving fund, so we can more easily track income and expenditures to make

sure that the programs are covered. And the real hope is this; that in the future, if one program has a really robust summer, and there's enough money in the accounts and another program maybe is just slightly under enrolled, they can help each other. Really what we want is really, really good programming. This is really about kids. It's about giving kids activities in the summer and after school. And to put it simply we want the money housed in one location so that we can carry it from year to year and check and balance it against its own income and expenditures. So to put it in another account with other money would make it muddy again. We want it in one location for its own purpose.

The Moderator asked for further discussion or debate on the Article 8 and seeing none, Article 8 will appear on the Ballot as printed.

Moderator read Article 9- Capital Reserve Fund-Unanticipated Educational Expenses

Article 9. Shall the Sanborn Regional School District vote to raise and appropriate seventy-five thousand Dollars (\$75,000) to be placed in the Capital Reserve Fund-Unanticipated Educational Expenses established at the 2019 Annual Meeting. This sum to come from June 30 fund balance available for transfer on July 1 instead of returning the money to the community. No amount to be raised from taxation.

Recommended by the Budget Committee ***In Favor: 6 Opposed: 1***

Recommended by the Sanborn Regional School Board ***In Favor: 7 Opposed: 0***

Estimated Tax Impact ***Kingston: \$0.00 /\$1,000*** ***Newton: \$0.00 /\$1,000***

Moderator asked for a Motion moved by Mr. Heath and seconded by Mr. Broderick

Ms. Broderick, on behalf of the School Board, explained that warrant Article 9 is exactly what it says for emergencies in education. We are running a \$36 million corporation and 75,000 sounds like a lot but it is for educational emergencies that we're not aware of. The good news, if you do not use it, the money is returned to the fund balance and returned back to the taxpayer. So, this just covers us so we are not drawing down from the budget in the case of an emergency. A couple of years ago, we had a leak (and we were covered by insurance) but our Chrome Books were wiped out. This would allow us money to take care of the expense that the insurance didn't. Anything can happen and there is usually a reserve fund which is what this is. If we don't use it, goes back to taxpayers.

Ms. Collyer- Actually, it stays in the reserve fund.

Superintendent Ambrose clarified this is a revolving fund so the money would be kept in that account and would be utilized for unforeseen expenses with the approval of the school board. He gave examples of extra teachers being hired for influx of students to a district.

Roger Hamel (Newton)-How much money is in that fund currently?

Superintendent Ambrose-answered, yes, we have been working on building our reserves and an organization of our size should have 1.3 million dollars in reserves. We currently have about 230,000 in special education, a capital reserve account of \$150,000 and \$75,000 I this one. So, the voters did approve it last year. So that's 75,000

is there and we're hoping to add to it. The ultimate goal of this is to build the reserve funds to the appropriate amount so that we can pare down our budget based on three year actuals. Currently what we've done is based our budget on the highest year of a period of time because we need to be careful we don't have adequate reserves for worst case scenarios

The Moderator asked for any further comment, debate or discussion on Article 9. Seeing none, Article 9 will appear on the ballot as printed.

Moderator read Article 10- Capital Reserve Fund-Capital Improvement and Maintenance

Article 10. Shall the Sanborn Regional School District vote to raise and appropriate a sum up to twenty-five thousand Dollars (\$25,000) to be added to the Capital Improvement and Maintenance Capital Reserve Fund previously established. This sum to come from June 30 fund balance available for transfer on July 1 instead of returning the money to the community. No amount to be raised from taxation.

Recommended by the Budget Committee ***In Favor: 7 Opposed: 0***

Recommended by the Sanborn Regional School Board ***In Favor: 7 Opposed: 0***

Estimated Tax Impact ***Kingston: \$0.00 /\$1,000*** ***Newton: \$0.00 /\$1,000***

Motion moved by Mr. Heath and seconded by Ms. Mahoney.

Chair Broderick explained Article 10 Capital Improvement and Maintenance- We all know that over the years, we're going to need to improve our capital structures and buildings. We know that we're going to have maintenance; this really will stabilize the tax rate so that, you know, a couple of years ago, I believe we asked for a 150K to replace the windows in the Middle School and this did not pass. This will give us funds so that when we have an expense, we already have the money. This levels your tax rate so that we're not going to have that spikes with a major expense. What do we have in those funds now Matt?

Mr. Angell answered-147K-148K in Capital Reserve Account

Roger Hamel (Newton)-What is the Reserve Fund balances in the report? (Answer: page 82)

Mark Furlong (Kingston)-Maintenance often gets underfunded in our budget and I believe this is a good mechanism to fund it from the Unanticipated Fund Balance. My question is why is the amount so low? My understanding is you've turned back quite a large amount at the end of the last fiscal year, and I would like to see this part of the fund built up to a larger amount from that.

Mr. Baker answered- I think it comes down to how much can we ask the taxpayers to bear? The Chair of the Budget Committee talked about the history of the failed teachers' contract, failed budget contracts and we are very aware that our cost per student is substantially higher to surrounding towns, so we are looking at ways to manage costs better and one of these ways is to have these Capital Reserve Funds but you have to build them up in phases over time and at the same time, we will be able to reduce some budget areas.

Kelley Cullivan (Newton)-I guess what I don't understand is why would turn around and give \$426,000 back to the taxpayers when we should have as a general rule 1.2 M in our Reserve Fund. So why would we return \$426,000 to the taxpayers when we could put that in that fund and at least be halfway there? This is the whole reason why our middle school was never maintained because we didn't have the money and our reserve to pay for the windows and to pay for the upkeep on a general fund. So why are we going to return 420 some odd thousand dollars which is pennies in the pocket when we could have that in our Reserve Fund?

Ms. Alessio answered; we have a fiduciary responsibility to return money to the taxpayers. We can't make up in one fell swoop what has happened in the past. We are a different board today and a different administrative team looking forward to being more fiscally responsible.

Corey Masson (Newton) - There has been millions of dollars turned over in the last couple of years. I would like to go ahead and make a friendly amendment that the number be boosted up to \$100,000. Motion seconded.

Mary Cyr (Kingston) - I don't know how many voters here this evening are new to the SB2 governance. There are the budget and warrant articles for the school districts and each town has its own set of expenses, costs, needs and wants. So we're having our Deliberative Session here tonight. When you sit there and think about the whole ball of wax and what the taxpayers are asked to fund, you get to consider both sides of the puzzle. I actually went to the Newton public hearing just didn't know what was going on in that community what they had on their plate, but in Kingston, I'm going to speak just in high level terms when you talk about to the demands of the taxpayer. We've got \$5.8M million fire station this year. We're looking at over a half a million dollars of raising appropriate warrant articles. We've got a 6% increase in our municipal budget. So, all of these things add up. When we are sitting up here in the board, we're looking at the needs and wants of our community but we're also looking at the ability of our taxpayers to fund these. So to increase this from 25K to \$100K, is asking for failure. Kingston has a history of passing these things but I think Kingston is in for a rude awakening when they look at all that is asked of them. People will have to make decisions.

Annie Collyer (Newton)-piggybacking on what Mary has said, Newton also has new fire trucks, a renovation of a playground for 100K, which was advised to lower to \$25 because the history of raising money is cavalier shows a lack of respect for people's dollars and tends to result in a "no" vote but it gets people upset. Please don't amend this.

Kevin Holt (Kingston)- As I understand this amendment has no amount from this amendment raised from new taxation. The district already has this money. It's about giving the money back. You have a building here that is less than 20 years old. And if you do not maintain it, it will fall into disrepair much like your middle school.

Peter Broderick -To use a metaphor, you go out to dinner and order a steak dinner for you and the person with you and you're looking at \$25 and \$50 total. Then you add a salad, and a glass of wine. The bill is suddenly \$110. Warrant articles are like that due to add-ons. We are constantly arguing, agreeing, talking with each other. Tonight some people clapped for \$100K, I really appreciate that but we have the other side of that from people asking why their taxes are so high. When money is returned, it reduces your tax rate. In Kingston we have about \$800M worth of assessment. That means for every 800K it will cost you \$1 per thousand. Do the math and find the value of your house. So look at your warrant articles when figuring your total tax rate. Please be aware that when you start adding to your meal, your bill will be higher.

Cheryl Gannon (Kingston) - Please give us examples of what kinds of things would be included that would be funded by this fund? And is there some kind of process where the school board needs to evaluate and then approve those funds?

Superintendent Ambrose-I think it's important to note that just the other day, we had an issue with the roof at Memorial School where I believe it was about \$40,000 because there was a leak in the roof. It goes very, very fast, I'm not going to deny that. And I'm very grateful that people recognize that this building, don't let it fool you. It looks brand new, because Steve Riley is a rock star and his teams are rock stars. It has issues. So the types of emergencies that come up are replacing the projector in the auditorium that goes, the light board that needs to be replaced for \$11,000. These are real expenses that we're going to have to face and to cope over the next five or six years, because a 20 year old building starts to have problems. So I think it's really important for everyone to recognize that the intention of this fund is to have money to deal with things both proactively and reactively based on the needs of the buildings. The more proactively we can be the better off going to be in the long run. Sometimes things just go wrong and we need some money. The hope is that as the funds are built on, we have appropriate reserve accounts for a district with a budget of our size, that we can start to pare down the budget annually, but equalize your taxes, so if we can have revolving accounts of about a million dollars, then those revolving accounts revolve from year to year and get replenished as needed. But the year to year expenses that we put in the budget start to be based on three year estimates instead of the actual highest expense, the fear factor.

Kelley Cullivan (Newton) - you said two things that kind of ring true. Number one is being proactive instead of reactive and I think that's something that this current board needs to take to heart. You want to give back \$400,000 to the taxpayers? That's fine. Actually no, it's not. To be honest with you, it's not because you're looking at short term solutions to make the taxpayers happy. And we get that because we're all taxpayers sitting in this room, every single one. None of us want our taxes to go up. But we have got to have this money in the Reserve Funds. Look at the middle school, the middle school fell apart because we didn't have the money to fix it. Am I wrong? I am not wrong. So the fact that we just had a \$40,000 leak at Memorial and you want to hand back the entire 420 some odd thousand dollars to the taxpayers is asinine. We've got to put more money in the Reserve Fund because short term yes, that's wonderful. Taxpayers happy. That's happened nobody wants their taxes increased. However, they're not going to be increased because this money is already here. And we've got to have the money to maintain our schools. The whole reason we can't utilize the middle school is because it needs too much work. A \$40,000 leak at Memorial this week. What you guys are proposing we put in this budget in this Revolving Fund doesn't even cover the leak that just happened at Memorial this week. That is irresponsible, absolutely irresponsible and more money needs to go into it.

Cheryl Gannon (Kingston) - Just kind of a follow up. Wondering if there's a long term Capital Improvement plan, so that you can even out these expenses, looking at the whole facility, instead of waiting until things break. One of the reasons why I believe things have not been fixed. One is when the budget gets cut at sessions like this; we're not going to cut educational programs. We're going to cut those infrastructure things and everything in the can gets kicked down the road. So, that really needs to be looked at as not a very good way to deal with things that need to be maintained. Because, as you kick the can down the road, it's going to cost you more because it's going to get worse and the prices to fix it are going to go up. The other thing is there's been some suggestion that any capital improvements be put on as warrant articles. So you can pick and choose what you'd like to improve each year. Some different solutions, I think people need to think about what might be best. And also, come to school board meetings. Don't wait till now to make these suggestions. It would be great if these are talked about and planned for ahead of time. So we don't come here and be upset about things not happening.

Corey Masson (Newton) - To echo the prior conversation about the effort not put into the middle school. If I understand there is a negotiation right now that's going relative to an educational organization. That building is

worth more, you could charge more which can put more to the bottom line. Because you haven't invested ultimately in the building I as a prior board member, recognize that there's many things we didn't do. If we had funded the building we could charge more of which would help relieve the tax payer. So it's again short term thinking here. That's making a longer impact challenge to all of us taxpayers. I'm just asking you to consider not thinking short term but thinking long.

Barry Gluck (Newton)-If it is appropriate, I would like to recommend or suggest a Friendly Amendment to the Amendment. I propose to amend the proposed amendment from \$100,000 to \$50,000. I checked with the person who made the original requested amendment.

Mr. Masson (Newton) - I will second the second amendment and withdraw my first amendment.

The Moderator explained we now have pending is an amendment to raise the amount from \$25,000 to \$50,000 with a second. So if you are in favor of striking the \$25,000 and raising it to \$50,000, you will vote yes. If you are opposed to that and want to leave it at \$25,000, vote no.

Vote-the aye's have it and the amendment carries.

The Moderator asked for any comment, debate or discussion on Article 10. Seeing none, Article 10 will appear on the ballot as printed.

Ms. Collyer made a Motion to restrict reconsideration of Article 10, seconded by Mr. McCarthy.

Vote: All in favor

Moderator read Article 11- Partial Funding for Sanborn Ice Hockey Team

Article 11. Submitted by petition: On behalf of the partially self-funded Sanborn Ice Hockey Team and registered voters of Kingston and Newton shall the Sanborn Regional School District raise and appropriate the sum of Eleven Thousand Sixty Eight Dollars (\$11,068) to partially fund the High School hockey team. These funds shall be used to cover all non-Ice Time expenses to include: away game transportation; coaching stipends; game official fees; uniforms and athletic dues/fees. If this article is approved by the voters, all non-Ice Time expenses will be included in subsequent operating budgets when an ice hockey team is in existence. If Article 3 (Operating Budget) is approved by the voters, this article shall be deemed null and void. (The Sanborn Ice Hockey team is playing its eighth season with the last five years as a varsity program. The costs associated with each of the eight seasons have been covered by the fundraising efforts of the Sanborn Ice Hockey Boosters Club. This article provides partial funding for varsity ice hockey with an additional \$14,500 of funding to come from the Sanborn Ice Hockey Boosters Club to cover Ice-Time expenses.)

Recommended by the Budget Committee ***In Favor: 6 Opposed: 1***

Recommended by the Sanborn Regional School Board ***In Favor: 7 Opposed: 0***

Estimated Tax Impact ***Kingston: \$0.00/\$1,000*** ***Newton: \$0.00/\$1,000***

Motion moved by Mr. Heath and seconded by Ms. Mahoney.

Moderator asked who will speak to the Article 11.

Jon LeBlanc (Submitter of the Petition Warrant Article) will speak to the Article.

Jon LeBlanc (Kingston) - This is an article that was also on the warrant (or a very similar article) last year on the ballot, which was approved by the voters by 1393 to 900, according to report that we have here. This year the ice hockey team has been funded non-ice time expenses by the voters from last year's warrant. Unfortunately, the wording the last year was not clear enough to indicate that this warrant should carry over year to year and the wording on the warrant article for this year is worded such that it will carry over year to year as long as there is an ice hockey program in existence at Sanborn. I believe the will of the voters last year was to make this permanent and this year we hope to have that happen. The operating budget article number three includes ice hockey finally so if the operating budget is passed, ice hockey will also be funded and this article will be null and void and will not matter. If the Operating Budget fails and the Default Budget is enforced, since the Default Budget does not include ice hockey, then it is important for Article 11 to be passed. And that's why it's on the ballot this year in this way. I am not a member of the ice hockey board anymore, but there's still a group of parents who meet at least once a month. They fundraise. I think we have to raise about \$15,000 per year right now, just to pay for ice time. So there are all sorts of fundraisers that they run and they're very involved with their student athletes. This is a great program for the community, for the kids who are involved, both male and female athletes that are on the team. I hope that the community will gather around to support this and also support the Operating Budget as well since that also covers hockey.

While I'm here, I'd like to make a friendly amendment since it came up with the budget committee at the budget meeting, I believe, that it wasn't clear that this article is null and void if article three passes because it's kind of buried down in the wording. I would like to make an amendment to move the wording *If Article 3 (operating budget) is approved by the voters this article shall be deemed null and void* back to the first sentence of the article. So that it's clear right up front.

Ms. Alessio commented that it doesn't change the intent and also the Petitioner is asking so fine to do.

Moderator asked for a vote saying that Yes means you approve moving the null and void sentence to be the first sentence and no means you do not.

Vote: The ayes have it and sentence will be moved.

Moderator asked for further discussion or debate on the warrant article 11.

Cheryl Gannon (Kingston)-Correct me if I am wrong, but I believe there are students from other districts that participate on that team?

Jon LeBlanc (Kingston) - answered, you are correct. This year, due to some of the numbers being down, Sanborn has partnered with Epping. So there are around 5 Epping student athletes that are playing on the team and Epping is contributing their share of the expense costs per player. So it's whatever the costs are being divided by the number of players and the administration can correct

me if I'm wrong, but I believe it's basically been explained by way of the number of athletes that are on the team.

Mr. Ambrose-That's correct, but I think there are only 2.

Ms. Gannon (Kingston) - Is that an expense being taken care of by the administration if the number of students from our district fluctuates?

Mr. Ambrose- We cannot expend more than what the board is authorized to expend, or the community authorizes us to expand at the second part of the Deliberative voting. So, what happens is if a student participates in one of our programs and pays us money, that goes back to offsets taxes.

Jeff Flanders-McDougall (Kingston)- I'd like to speak in support of the warrant article, I think any type of activities that we can provide our youth are very beneficial, especially in the high school ages so that we know where they are we know what they're doing. In regard to students from other schools, coming to our school to play sports, it's nothing new. If you follow NHIAA sports many schools have dwindling populations. So it's not only hockey teams, you will see football teams are combined, basketball teams are combined. So if you're involved with any NHIAA, it's a no brainer. We should be encouraging other schools that don't have the populations to come to our team. Thank you.

Moderator asked for further discussion or debate on the warrant article 11. Seeing none, Article 11 will appear on the ballot as amended.

Corey Masson (Newton) - asked on Article 7 to amend the language to add *to terms and conditions of the lease* "are to be made available to the public"

Mr. Ambrose explained that this would be available to the public.

Mr. Masson rescinded his Motion.

Moderator asked if there was any other business to come before the meeting.

Ms. Collyer (Newton) - seeing that Article 10 has been amended, she would like to School Board and Budget Committee to vote again on it.

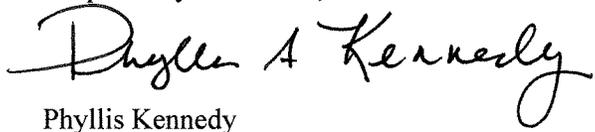
Moderator said she could do that after the meeting.

Ms. Gannon clarified that she is not stepping down from the Budget Committee, but decided not to run again. She thanked the voters of Kingston for allowing her to serve for 8 years.

Moderator asked for a Motion to adjourn, moved by Mr. Heath and seconded by Ms. Alessio.

Meeting adjourned at 9:23 PM

Respectfully Submitted,

A handwritten signature in cursive script that reads "Phyllis A. Kennedy". The signature is written in black ink and is positioned above the typed name.

Phyllis Kennedy
School District Clerk