



TOWN OF KINGSTON
Office of the Sewer Commission/Wastewater Department
26 Evergreen Street
Kingston, MA 02364

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Elaine A. Fiore - Chair
William Watson – Vice Chair
Brian M. Donahoe

Minutes 12/03/24

The December 3 Sewer Commission meeting discussed the capacity and feasibility of a 40B project with 236 bedrooms, estimating 13,000 gallons of actual flow per day. The project includes two four-story buildings. The commission agreed to adhere to Title Five standards, estimating 26,000 gallons per day. The project faces a 7–8-month approval process, with construction potentially taking 2-3 years. The commission debated whether to connect to the town's sewer system or use on-site treatment. The town's sewer capacity was also discussed, with plans to audit and update records. The meeting concluded with a motion to proceed with the sewer connection option.

Action Items

- [] The developer to continue pursuing the on-site sewage treatment plant option and get it approved.
- [] The commission to complete the audit of sewer capacity and betterment fee collections and provide an update by the end of January.
- [] The commission to set up a committee to develop a plan for addressing the sewer system's capital budget shortfall, estimated at \$7-8 million.

Outline

Sewer Capacity and Project Details

- Elaine Fiore opens the meeting, noting the presence of Elaine, Bill Watson, Brian Donahoe, and Rick Lincoln.
- Rick Lincoln discusses the site plan and the number of units, estimating a design flow of 26,000 gallons per day and an actual flow of 13,000 gallons per day.
- Rick Lincoln explains the layout of the development, including two four-story buildings in the woods, and notes that it is non-age restricted.
- William Watson inquires about the breakdown of bedroom types, and Rick Lincoln provides a 40% one-bedroom, 50% two-bedroom, and 10% three-bedroom split.



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State Reduction Protocol and Title Five Adherence

- Elaine Fiore mentions the capacity to accommodate whatever is permitted and adherence to Title Five.
- William Watson suggests following the state's reduction protocol, which could reduce the flow per room from 110 gallons to a lower amount.
- Rick Lincoln discusses the permitting process and the timeline, estimating a two to three-year construction period after obtaining permits.
- Elaine Fiore calculates the equivalent residential units based on the 26,000 gallons per day, estimating 79 units.

On-Site Treatment vs. Sewer Connection

- William Watson asks about the proposed on-site treatment plan, and Rick Lincoln confirms it includes a pump station but not a full treatment plant.
- Rick Lincoln mentions another project in Easton that allows toilet water recycling due to groundwater mounting issues.
- Elaine Fiore calculates the betterment amount, estimating \$2,054,000 for the 26,000 gallons per day.
- Brian Donahoe and Brian Donahoe discuss the political realities and the town's decision to either approve the 40B project with on-site treatment or connect to the sewer.

Engineering and Infrastructure Options

- Brian Donahoe and Brian Donahoe discuss the engineering options for connecting to the sewer, including gravity flow and force main options.
- Rick Lincoln prefers the gravity flow option due to its cost-effectiveness and environmental benefits.
- Brian Donahoe suggests a small diameter force main as an alternative to gravity flow.
- Brian Donahoe and Brian Donahoe discuss the logistics of connecting to the existing force main and the need for engineering calculations.

Budget and Betterment Fees



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- Brian Donahoe provides an update on ongoing maintenance and testing activities.
- Elaine Fiore and David Walsh⁶ discuss the budget and betterment fees, noting discrepancies in the fiscal year 2025 report.
- Elaine Fiore mentions an upcoming tax billing training session to address these issues.
- Brian Donahoe outlines plans to create a visual database to track the condition of each parcel connected to the sewer.

Vandalism and Security Concerns

- Brian Donahoe raises concerns about vandalism at the reaching field, including motorcycle activity and tire tracks.
- Brian Donahoe suggests installing trail cameras to monitor the area and discusses potential collaboration with the police department.
- Brian Donahoe mentions ongoing issues with the well drilling process and the need for a baseline sample.
- Brian Donahoe discusses the need for a secure storage solution for equipment and the possibility of using a Conex box.

Committee Selection and Future Plans

- Brian Donahoe outlines plans for a selection committee to address budget shortfalls and long-term planning.
- Brian Donahoe mentions the need to include representatives from various town departments and the business community.
- Brian Donahoe emphasizes the importance of a collaborative decision-making process to address the town's financial challenges.
- Elaine Fiore and Brian Donahoe agree to reconvene in January to review progress and finalize plans.