

Kingfield Selectmen Meeting Minutes
Monday May 4, 2026; 6:00 PM Webster Hall 38 School Street

Attendance

Municipal Officers: Wade Browne, Kim Jordan, Morgan Dunham, Hunter Lander, and Chris Rushton

Municipal Staff: Leanna Targett (Town Manager), Travis Targett (Wastewater Superintendent)

Public: Patty Thomas, Lee Ireland, Richard Hawkes, Kathy Houston, Lynette Batt, Mary Ann Bergeron, Sue Davis, Tom Wiecek, Barbara Wiecek, Claudia Diller, Brent West, Bill Swain, Jillian Monahan, Bill Peska (and baby) Jeff Maget, Alan Stewart, Adam Craig, Josh Fancy and (4 unknown individuals)

Zoom: Dave Davol, Marie Daigle

Absent: None

Chairman Lander calls the meeting to order.

Selectman Dunham makes a motion to approve the April 27th meeting minutes as presented. Seconded by Selectman Rushton. All in Favor.

Old Business: None

New Business:

Lynette Batt from the Trust for Public Land to discuss and provide updates on Kingfield Community Forest project. Lynette explains that the Land for Maine's Future grant has been awarded as well as the Forest Legacy Program grant. All funds will be raised by Trust for Public Land at no cost to the Town. Lynette says with the funds raised/ pending to date, we have all the funds needed to close on the purchase. This includes the purchase price of the land will be at Fair Market Value, according to an independent appraisal. Public grants will fund the purchase, then the parcel will be donated to the Town at no cost to the Town. A restricted appraisal was completed in 2025 for budgeting purposes however a final, full appraisal will be completed in 2026 and shared with the Town. It also included due diligence/transaction costs which are title, survey, appraisal, forest inventory, management plan, public meetings, and closing costs and a stewardship fund for the Town Community Forest Committee to help cover long-term road, trail, and land management costs. The goal is to secure \$100,000 for this fund. We will also develop a detailed budget for up front and annual costs.

The parcel is approximately 1,065 acres adjacent to the Shiloh Pond parcel. Lynette says the Trust for Public Land holds an Option Agreement to purchase the parcel using public grants, then will donate the parcel to the Town. The Town would own and manage the parcel with oversight from the Community Forest Committee. The Shiloh Pond Committee would become the overall Community Forest (CF) Committee. The future public use and management will be up to the Town and community. Once the Town approves the project there will be a series of public meetings to get community input. The primary road access to the parcel is by Tufts Pond Road. The existing parking area and the start of the Reed Brook trail off Rt 27 are private and by landowner's permission only. The landowners of this section have expressed potential interest in selling, pending an appraisal. If the landowners decide to sell, this may become part of the project.

Current property taxes for the Reed Brook parcel are about \$6,628/year as it is in Tree Growth. The same landowner is selling two parcels on the western township boundary to the State to add to the existing Mount Abraham and Crocker Mountain state public lands. Additionally, this landowner plans to convey a working forest conservation easement across a fourth parcel in between and connecting the three purchased parcels (the two state parcels and town parcel at Reed Brook) and will continue to privately own and manage that parcel for timber production. Collectively, this larger conservation effort will support public and private working forest and secure existing public access and recreational uses, including motorized and non-motorized uses. Kathy Houston, Richard Hawkes and Rob Woodhouse from the Shiloh Pond Committee and Brent West from High Peaks Alliance provided their opinions and suggested supporting the gift. Following further discussion on the project Selectman Dunham makes a motion to accept the parcel using article #38 of the 2025 annual town meeting warrant. Selectman Browne seconds motion. Motion passes 5/0.

(Article 38. To see if the Town will vote to accept any and all donations of monies, real property, personal property and any items deemed as donation and to allow the municipal officers to sell, dispose, convey or grant any portion of said donations as they deem appropriate.)

Lee Ireland is recognized. Lee says he is running against Bob Carlton for Franklin County Commissioner representing District 4. Lee says he is a long-time resident, and 30 years select person of Industry. He started the Maine Guide clothing line and later Farmington Disposal Service with his brother, both of which they later sold. He later worked for Emergency Medical Services in the area. He believes his experience as a long-time selectman and business owner would be beneficial in making sure taxpayer money was spent wisely in the future.

Patty Thomas is then recognized to discuss Kingfield Friday Artwalk Banner Project. Patty Thomas introduces herself as the owner of Alpine Design who also organizes the first Friday of every month Art Walk. Patty is before the board to request TIF funding for a banner project which would include 26 banners for the village to represent and market businesses and nonprofits. Following questions on installation and maintenance the selectboard showed support for the banners and suggested that Patty work with Town Manager Targett to work out the details including funding.

Board reviews the 2026 town meeting warrant. Selectman Jordan makes a motion to approve as presented. Seconded by Selectman Dunham. All in Favor.

Town Manager Updates/Discussion:

TM Targett is working to complete the town report to send to printers tomorrow. She has submitted a grant for legal fees on the town's ordinances and will be submitting the grant for the Lander Bridge culvert on Monday.

Selectmen Discussion:

Selectman Browne question if the Town of New Portland was contacted about grading the Transfer Station.

The board wishes to recognize Tyson Cantara for jumping in and doing a lot of necessary tasks in Public Works.

Public Comment/Other (not for new business):

Board hears from those in attendance.

Although considered new business Adam Craig was recognized. Adam states that he is representing residential associations in the development referred to as Ira Mountain. He and a few other has collected 85 signatures for a petition requesting that the town place an article before the voters of Kingfield at a town meeting pursuant to 30-A.M.R.S. 2522. The petition states “Shall an ordinance entitled “moratorium ordinance regarding transient overnight recreational developments“ be enacted?” The petition goes on to define Transient Overnight Recreational Development as “a form of organized, camping and recreation, involving accommodation and facilitated similar to, but distant from, those associated with a campground.” Adam explains that the Bowdoin Outing Club has presented a project for a non-profit private campsite that would accommodate 112 campers plus staff, with a possible lodge on a 20-acre parcel of land. Adam says this would be for year-round access by the outing club from Bowdoin College. Adam says that residents and abutters have many issues with the project most of which is a huge burden on infrastructure. Other issues include safety concerns, noise, and bridge access. Following further discussion, the board suggests that it is placed on the agenda for the May 18, 2026 meeting.

Selectman Dunham makes a motion to adjourn meeting. Seconded by Selectman Browne. All in Favor.

**The minutes provided above are a summary. The Town meets record management requirements and retention schedules by maintaining permanent records of electronic recordings of meetings to satisfy the requirements of §403-A. Minutes by Leanna Targett.*