

**TOWN OF SPRINGFIELD
SELECTMEN'S HALL – 96 MAIN STREET – THIRD FLOOR
REGULAR BOARD OF SELECTMEN MEETING
MONDAY, APRIL 13, 2015 @ 7:00 PM**

MEETING MINUTES

A. **CALL TO ORDER AND ROLL CALL:** Chairman, Kristi Morris, called the meeting to order at 7:00 PM. The Pledge of Allegiance was recited and Roll Call taken.

Board Members Present: Chairman, Kristi Morris, Vice-Chairman, Stephanie Thompson, and Walter Martone. Also noted, Peter MacGillivray and George McNaughton were absent.

Also Present: Town Manager, Tom Yennerell, Comptroller, Jeffrey Mobus, and Town Clerk, Barbara Courchesne.

B. **ANY REQUESTED ADDITIONS TO THE AGENDA:** None

C. **MINUTES:**

a. Regular Board of Selectmen, Meeting Minutes, March 9, 2015

MOTION: **Walter Martone moved to accept Meeting Minutes of March 9, 2015 with the corrections noted below.**
Seconded by Vice-Chairman, Stephanie Thompson

On Page 1, last sentence should read, Walter Martone asked for confirmation that the new Section 7-110, Division 6 Enforcement applies not only to the Health Nuisances, but the entire Article II. On Page 2, last paragraph, next to last sentence the word should be whether, not rather.

Vote: 3, passed unanimously

b. Regular Board of Selectmen, Meeting Minutes, March 23, 2015

MOTION: **Walter Martone moved to accept Meeting Minutes of March 23, 2015 with the correction noted below.**
Seconded by Vice-Chairman, Stephanie Thompson

On Page 5, under **EXECUTIVE SESSION:** The word should be quorum, not forum.

Vote: 3, passed unanimously

D. **ITEM 1: PRESENTATION OF GRAVEL ROADS – RSMS EVALUATION:**

Town Manager, Tom Yennerell turned the floor over to Everett Hammond. Mr. Hammond presented a brief explanation of his report entitled, *Town of Springfield, VT – RSMS Gravel Road Evaluation – February 2015*. He also pointed out there is approximately 32.18 miles of gravel roads within Springfield. The Class 2 Roads make up 1.21 miles and Class 3 Roads make up 30.97 miles. The intent of this report is to – Maximize Return on Investment (ROI) for each dollar spent on road maintenance, - Maintain highest possible town-wide road quality, - and Create a transparent, systematic and non-biased methodology for road repairs, and – Generate long term budgetary estimates and work plans. Mr. Hammond thanked Public Works Superintendent, John Johnson, for his assistance with the evaluation. He stated, “No one knows these roads like John Johnson”. He also stated this was a “Windshield Evaluation”; there were no test pits dug. He also noted the cost related to this evaluation was based on assuming the projects were hired out. He also cautioned the Selectboard not to pave gravel roads unless the roads are designed to take the traffic.

Selectboard Member, George McNaughton, arrived at 7:11 PM.

Mr. Hammond wrapped his presentation up with the following recommendations:

- Beginning in 2016, provide a minimum funding of \$100,000. for Gravel Roads. This should be broken out into \$50,000. for gravel maintenance and \$50,000. for Gravel Capital Improvements. This should hold steady at \$100,000. per year up to 2019 at which point a recommended increase of 5% per year should occur.
- The existing gravel base should be verified prior to Capital Improvement Project to ensure there is adequate support.
- All road improvements should be recorded in the Annual Town Report by either the Town Manager or Public Works Director. The Annual Town Report is an excellent location in logging past work history for use in future Road Evaluations and Capital Planning.
- The Capital Budget should carry over excess funds to the following years Capital Budget.

Chairman, Kristi Morris, inquired if this report just covered gravel or more such as ditching and digging. Mr. Hammond stated the report was just for gravel. He considered the ditching and digging would be part of the reconstruction of the gravel roads.

Selectboard Member, Walter Martone, complimented and thanked Mr. Hammond for a very simple, clear report to follow. Mr. Martone also inquired if dead end roads were on the report. Mr. Hammond stated the report did not identify the dead end roads. Mr. Hammond also shared the Budget Advisory Committee has recommended to the Board of Selectmen for the last couple of years to review and maybe re-classify some of the dead end roads.

A short discussion followed about dead end roads; however, Chairman Morris brought the topic back to the RSMS Evaluation Report. He asked if anyone from the Selectboard or audience had questions. No one did, so Chairman Morris thanked Mr. Hammond for his presentation.

A copy of the *Town of Springfield, VT RSMS Gravel Road Evaluation – February 2015* may be viewed at the Town Manager's office.

E. **ITEM 2: DOWNTOWN MASTER PLAN MEETING ANNOUNCEMENT:**

Town Manager Yennerell announced a meeting on the Downtown Master Plan scheduled Thursday, April 23, 2015 at 6:30 PM. The meeting will take place at the Great Hall at One Hundred River Street. Please note the copy of the meeting notice and agenda. Springfield On The Move and a Project Steering Committee have compiled a DRAFT of the next Downtown Master Plan consisting of the following key sections:

- Springfield's Downtown Revitalization Program, which includes a Mission Statement and a Four Point approach,
- The Existing Conditions of the Downtown,
- The Public Outreach Results from surveys, and
- The Downtown Master Plan itself including the Vision Statement for the Downtown, improvements to infrastructure and public facilities, investments in buildings and properties.

The Town Manager and the Board of Selectmen encouraged the Town's Citizens to attend the meeting. Selectboard Member George McNaughton encouraged people to come prepared for the section on "questions and answers". Chairman Morris, explained there needs to be public input for this Downtown Master Plan.

Walter Clark, resident, inquired if there would be paperwork passed out. Town Manager Yennerell indicated there would be paperwork available and Selectboard Member, Walter Martone, stated a DRAFT of the new Downtown Master Plan could be found on the Springfield On The Move website and on the Southern Windsor County Regional Planning Commission Website.

F. **LIQUOR CONTROL COMMISSION**

ITEM 3: Liquor License Renewals

Local Control Opened at 7:28 PM.

MOTION: Vice-Chairman, Stephanie Thompson, moved to approve the following renewals for Liquor Licenses:

First Class Restaurant/Bar License
K.J.'s Investment, Ltd. d/b/a K.J.'s Place

Outside Consumption Permit
K.J.'s Investment, Ltd. d/b/a K.J.'s Place

Outside Consumption Permit
Sunshine, LLC d/b/a Sheri's Place

Seconded by Walter Martone.

Vote: 4 Yes, passed unanimously

Local Control Closed at 7:30 PM.

G. **NEW BUSINESS:**

ITEM 4: Resolution for Springfield High School Principal, Robert Thibault

Town Manager Yennerell read the Proclamation honoring Robert, (Bob), Thibault as the 2015 Vermont High School Principal of the Year. The Selectboard Members present signed the Proclamation. Citizen, Everett Hammond, Selectboard Chairman Morris, and Selectboard Member Martone all spoke very favorably regarding Principle Thibault. Selectboard Member Martone also commented the Town of Springfield could really use this news in their marketing strategy. The Selectboard Members and Town Administrators present at the regular Board of Selectmen Meeting all congratulated Principle Thibault.

ITEM 5: Constable Appointment

Town Manager Yennerell explained there was not a candidate running for Town Constable at the last Municipal election. Therefore, the Selectboard needs to appoint a Town Constable. The Town Manager recommended appointing William Roberson as the Springfield Town Constable. Subsequently, the position will be filled by election at the 2016 Town Meeting. Mr. Roberson has passed a background check conducted by the Police Department. He does not have any interest in performing general law enforcement. However, he has agreed to do Code Enforcement including the issuance of citations. Chairman Morris read duties of the Springfield Town Constable.

1. Assist the Town Clerk in the regulation of licensing of dogs.
2. Attend all Town Meetings thereby serving as a Sergeant at Arms to the moderator as necessary in the maintenance of order.
3. Powers of service equal to a Deputy Sheriff under Vermont Statute.
4. Code Enforcement authority, including the issuance of citations.

Chairman Morris introduced Mr. Roberson and encouraged him to say a few words. Bill Roberson shared he and his family have recently returned to Springfield after being gone for several years. He has been building his business, the Silver Bullet, since he has returned to Town. With the support of his family, Mr. Roberson would like to become more involved in the Town of Springfield. He felt the position of Town Constable was a good place to start.

George McNaughton did comment either Bill or his wife makes a mean bowl of chili. He also stated that number 4 on the list is near and dear to his heart. He has heard a lot of complaints about trash, rubbish, debris, etc. that violate the existing Town Ordinances. This is not a zoning issue; this falls under the public nuisance issue of the Town Ordinances. Mr. McNaughton questioned Mr. Roberson if he will be agreeing to issue citations. Mr. Roberson indicated he and the Town Manager have not really discussed this topic in depth. Mr. Roberson also stated he will be studying the Town Ordinances and willing to learn. Selectboard Member Martone also commented that he was excited with the possibility of Code Enforcement and this could be happening now instead of the next budget cycle.

Ed LaRow, resident. Mr. LaRow wanted to know if the position would cover junk cars and zoning violations. He asked for details. Town Manager said the Code Enforcement Officer could cover those things; currently a fair amount of these zoning regulations are by way of written notice. The Town will likely expand that enforcement method to include citations; with a corresponding fine. If the Town Constable wanted to issue those, he would be able to do so. Chairman Morris went on to share the biggest component of the Town Constable's position will be assisting the Town Clerk with Dog Ordinances and with the powers of service equal to a Deputy Sheriff means he could be dispatching legal paperwork. The Code Enforcement portion has just recently been added. The Zoning Administrator still can enforce and does enforce the zoning violations.

George McNaughton pointed out there is more to the Code of Ordinances than zoning; there are the Nuisance Ordinances.

Rutland Herald Reporter, Susan Smallheer, inquired what the position paid and what Mr. Roberson will have for training. Town Manager Yennerell shared training will be provided by people familiar with the codes. Bill Kearns is currently working on the paperwork procedures as it goes through the court system.

MOTION: Walter Martone moved to appoint William Roberson to fill the Springfield Constable vacant position until the 2016 Town Meeting, unless otherwise removed from office by a majority vote of the Selectboard.
Seconded by Vice-Chairman, Stephanie Thompson
Vote: 4 Yes, passed unanimously

Chairman Morris asked Mr. Roberson if he had contacted the previous Town Constable, Richard Ripchick. Mr. Roberson was waiting to be appointed. He will follow up with Mr. Ripchick.

ITEM 6: Community Center Bid Approval

Town Manager Yennerell shared three businesses submitted bids to perform the work scheduled for the Springfield Community Center. The bids were as follows: All Seasons bid @ \$93,712.00, Neil H. Daniels, Inc. bid @ \$108,850.00, and Pine Hill Construction, LLC bid @ \$125,800.00. All Seasons is qualified to perform this job and the Town has the funds for this job.

MOTION: Vice-Chairman, Stephanie Thompson, moved to award the Community Center Project to All Seasons for the bid amount of \$93,712.00.
Seconded by Walter Martone.

Town Manager Yennerell gave a brief explanation of the scope of work to be done at the Community Center at the request of George McNaughton. Selectboard Member Martone inquired about a start and finish time of the project. Town Manager Yennerell stated All Seasons has not provided at start date, however, the bid stipulated the project was to be finished within 30 days of the start date and be done by July 1, 2015.

Weston Marshall, resident, inquired if the Community Center would be shut down for the 30 days. Town Manager Yennerell said that the Community Center would be closed to the public; however, Community Center Staff would be allowed to enter when necessary.

Vote: 4 Yes, passed unanimously

ITEM 7: Summer Meeting Schedule

Town Manager Yennerell shared the fourth Monday in May is Memorial Day, May 25, 2015. He has proposed to meet Tuesday, May 26, 2015. In addition, Town Manager Yennerell proposed the Summer Meeting Days of Monday, June 15th, Monday, July 20th, and Monday, August 17th.

MOTION: Vice-Chairman, Stephanie Thompson, moved to adopt dates as presented by the Town Manager.
Seconded by Walter Martone
Vote: 4 Yes, passed unanimously

ITEM 8: Appointment to Boards, Commissions, and Committees

Town Manager Yennerell shared Selectboard Member, Walter Martone, has expressed an interest to serve as the "Alternate" on the Southern Windsor County Regional Planning Commission. This is a one year term.

MOTION: George McNaughton moved to appoint Walter Martone to serve as an "Alternate" on the Southern Windsor County Regional Planning Commission for a one year term.
Seconded by Vice-Chairman, Stephanie Thompson.
Vote: 4 Yes, passed unanimously

Selectboard Member George McNaughton pointed out the Joint Park Street School Committee has an opening to replace previous Selectboard Member, David Yesman. Chairman Morris shared there was some new communication out recently regarding a direction the School District was going to take. Chairman Morris wasn't sure if it was a done deal or not. However, he said the Selectboard needed to have the conversation and Mr. MacGillivray should be present as well. Chairman Morris asked this topic be added to the next agenda.

ITEM 9: 129 Tarbell Road Demolition Order Postponement

As stated at the Board of Selectboard Meeting of March 23, 2015 the property at 129 Tarbell Road was purchased by Mr. Jeffrey Clay. Mr. Clay was not aware the property was under a Demolition Order. Mr. Clay has requested the Town of Springfield remove the Demolition Order. As requested by the Board of Selectmen, Town Manager Yennerell has obtained a letter of intent from the new owner. Town Manger Yennerell recommends giving Mr. Clay an extension until July 30, 2015; allowing him to make some progress with this building and consider withdrawing the Demolition Order.

George McNaughton inquired what Town Manager Yennerell considered to be progress. Town Manager Yennerell said repairs to the major structural elements. When he read the report from the Structural Engineer there are some rotted sills around the perimeter of the building and floor joists. The most important and most obvious is the exterior attached garage. One of the cinder block walls is partially collapsed. If Mr. Clay could succeed in making those repairs he would be well on his way.

Chairman Morris inquired on the date of July 30, 2015; he wanted to know if the date was based on a discussion with Mr. Clay for completing the worst part of the work. Town Manager Yennerell indicated that was so.

Vice-Chairman Thompson noted on the paperwork in the Board of Selectmen packet, the work started on April 3, 2015. She wanted to know if Mr. Clay shared any time frame with the Town Manager or what the owner was starting to work on. Town Manager Yennerell indicated the owner will work on the rotted sills and joists. The garage will also be addressed. The owner has already done some exterior work and brush removal. Vice-Chairman Thompson stated she would be comfortable giving the owner seems to have a plan on how they are moving forward. They have also provided an idea of what the repairs are going to cost and she feels giving the owner until July 30, 2015 is a reasonable time frame. In addition, she is considering the fact the new owner did not know about the Demolition Order.

**MOTION: Vice-Chairman Thompson moved to allow the owners of 129 Tarbell Road property until July 30, 2015 to make substantial structural repairs.
Seconded by Chairman, Kristi Morris**

Water Martone noted he was not at the prior meeting, but he took the opportunity to watch the meeting on SAPA TV. He was pleased to hear Mr. McNaughton recommended the Town record the Demolition Orders and the Town has agreed to record these notices in the future. However, he would also like to make a request for information. He wanted to make a request through the Town Attorney. His understanding was when a piece of property was purchased; the prior owner and the real estate agent must disclose everything that is known about the property. There are also remedies if they fail to disclose. In the case where the bank was involved, also the realtor, and a prior owner; the whole thing SHOULD BE BUYER BEWARE. The purchaser is supposed to do their homework before purchasing something; he is disturbed that the owner did not know about the Demolition Order or they did not perform their own due diligence to find out. Mr. Martone drove by the property today; he doesn't understand why they didn't know they were buying something more than was just a fixer upper. He feels the new owner has made the error.

George McNaughton stated he has a concern with putting out a 90 day extension. He really feels like this situation should be treated like a continuance. He would, under the circumstances, reluctantly support 60 days and that is only because the Town will not have any funds until after July 1, 2015. He went on to state, he would reluctantly support 60 days as long as it was treated like an extension with the work being done quickly. Mr. McNaughton is concerned this work will not be done and the neighbors will be wondering why they voted to allow the Town to have funds for demolitions.

Town Manager Yennerell thinks 60 days is not enough time for the new owner to complete this work as discussed. He feels we need to realize our purpose, which is to improve neighborhoods not necessarily to tear buildings down. Mr. Clay purchased the building with the idea of improving it and still wants to do so. He could have walked away from it when he found out the Town wanted to tear it down; but he hasn't. Town Manager Yennerell still feels the Board should allow Mr. Clay to have a 90 day extension to renovate the building and make it livable.

Chairman Morris asked for the original date the Town had for the Demolition Order. Town Manager Yennerell stated there are records indicating the information, but he didn't know it off the top of his head; but it was sometime in the summer of 2013 there were a number of demolition orders issued. Chairman Morris noted the Selectboard has sat on this for a good year and a half. Chairman Morris shared his thoughts; he would go along with the date of July 30, 2015 giving the new owners a chance to remedy the situation. In addition, he would like to see end-of-the-month progress reports from the new owner. Chairman Morris requested Town Manager Yennerell to contact Mr. Clay with the request.

Walter Martone stated he would go along with monthly progress reports too. He also agrees 100% with Town Manager Yennerell that the Town's goal should be not to tear down houses, but to improve neighborhoods. Mr. Martone shared he becomes very concerned when things get put off, a message goes out that you can come to Springfield and pick up some broken down property real cheap and you can make this a weekend hobby, fix it up. He feels this is a really bad message to be out there. If you want to come to Springfield, invest in Springfield then you should be prepared to do so; this is not a place to have your hobbies and take your time cleaning up something. The decision to condemn a piece of property, determine that it was unsafe, determine that it was unsightly, and that it blighted the neighborhood is a huge undertaking. When someone takes on that responsibility they have to know they need to be serious about it; it is not just a hobby or something to speculate on.

George McNaughton stated he would not go along with the 90 day extension even with the requested monthly progress reports. He stated the Board normally grants 60 days; with the 60 days we would be re-starting the clock on this. He also stated he understood the argument of the Town not be in the business of tearing houses down, unfortunately, we have also in the past been in the business of letting people just let their houses fall apart and not take any action. Mr. McNaughton has been opposed to that message since the day he started on the Selectboard.

George McNaughton inquired when the next budget session would start. Comptroller, Jeff Mobus, stated it started July 1, 2015. Mr. McNaughton pointed out a 60 day extension would be the next day, July 1, 2015. Mr. Mobus pointed out the tax receipts would not come into the Town until the end of the month. Mr. McNaughton stated that would be alright, the Town would find the funds and reimburse ourselves. He also commented he can't believe there was a local realtor involved in this transaction.

Town Manager Yennerell stated there was. In addition, we have all learned the Town needs to record the Demolition Orders and we have not been doing so.

**MOTION: Vice-Chairman, Stephanie Thompson moved to amended her previous motion to include the Monthly Progress Reports of the construction work.
Seconded by Chairman, Kristi Morris**

George McNaughton noted the Board would receive Monthly Progress Reports, so what happens when the Board receives a Monthly Report nothing has happened. Chairman Morris stated that would be pretty obvious, on August 1, the building would come down. The original Demolition Order would stand. Mr. McNaughton still questioned the Monthly Progress Reports.

Ed LaRow, resident, commented if the new owners give a Monthly Progress Report the first month and there is no progress; that shortens the 90 days by 30 days. The new owners will be aware that every month they do not do anything that shortens their completion period. He also stated if you don't force people to do something, they're going to go at their own speed.

Bill Roberson, resident, wanted to know if the Town had spent any funds prior to condemning the property. Chairman Morris explained the Selectboard authorizes a Team made up of the Structural Engineer, Health Officer and Deputy Health Officer to visit the site and issue a report back to the Selectboard. The Structural Engineer is paid for his visit and time for the report. The Town does not recoup the funds spent on the Structural Engineer.

Richard Andrews, resident. He wanted the Board to know he shares the same concerns as Mr. McNaughton and Mr. Martone. He hopes the Board and Town Manager will watch closely and encourage things to actually happen on the property. He can see how someone having purchased the property, eligibly in ignorance, is a different situation than most. Mr. Andrews can see how such an allowance could be made, but at the same time, he doesn't want to see the Town get snookered on this.

Walter Martone questioned if the Town should be informing Mr. Clay of what they expect to see for progress each month. Chairman Morris, in his opinion, feels by just requesting Monthly Progress Reports puts Mr. Clay on notice that the Town is watching and wants a report. Mr. Martone inquired after the final Monthly Progress Report of July 30, 2015, could the Board rule that progress was not sufficient. Chairman Morris agreed that was possible.

Richard Andrews, resident, stated he gathered the Selectboard would be relying on the third Monthly Progress Report to make a decision as to whether the original Demolition Order will stand or not. This indicates to him that if there is a burden of proof, it will be on the property owner to indicate there is a good reason why the original order should not stand and the Board is not obligated in any way to justify their decision that it would stand. He asked the Board if that was correct. Chairman Morris asked Town Manager Yennerell if the Town would send out the Structural Engineer. Town Manager Yennerell stated he was thinking of having Mr. Clay provided photographs of the work he has accomplished and pass those photographs to the Board. Town Manager Yennerell believes incurring the cost of the Structural Engineer would be funds the Town could not recoup and this has not been done routinely on other houses. Chairman Morris stated he understood the reasoning, but in this case the Board is looking for a progress report to delay the demolition through the owner's promise of completing the work. If at the end of July 30th comes and the owner has not presented enough evidence, he would think the Town would want to perform due diligence to be sure of what has been accomplished if any. That way the Town would not be liable.

Upon Chairman Morris explanation, Town Manger Yennerell agreed that might be a good idea.

George McNaughton pointed out the third Monday in July is not July 30th, therefore, the Board would not be able to take any action until the third Monday in August. Town Manager Yennerell commented that was true, but the Board could also hold a special meeting.

Vice-Chairman Thompson inquired when the first tax payment of the new fiscal year was due. Comptroller Mobus stated it was August 17th.

Walter Clark, resident, wanted to know if the new owner would have time to show cause after the deadline of July 30th. Chairman Morris explained that is why he wanted to send the Structural Engineer out to review the property after July 30th. If the problems with the property were not obviously resolved, that the Town would have an analysis to see if the problems were resolved. Mr. Clark wanted to know if the Structural Engineer would have the sole judgement. Chairman Morris indicated it would be the Committee which is the Structural Engineer, Health Officer and the Deputy Health Officer. These are the three people from the original committee. They would make their recommendations to the Board of Selectmen and the Board could motion to demo the property.

Vote: 3 Yes, 1 No, (G. McNaughton)

For the Original Motion to extend the Demolition Order until July 30, 2015.

Vote: 3 Yes, 1 No, (G. McNaughton)

H. TOWN MANAGER'S REPORT:

Chairman Morris noted the Town Manager's Report. Chairman Morris read the Town Manager's Report. Please note a copy is attached. Also noted the Town Manager's Report can be found on the Town's Website.

Vice-Chairman Thompson questioned the status of paving Main Street. Town Manager Yennerell stated he had not heard anything from the State regarding the paving. The project is all designed; however, they have not gone out for paving bids.

Walter Martone commented about the Data Policing Software. He shared Chief Johnston submitted an article from the Rutland Herald to the Justice Center explaining what the program could provide. Mr. Martone requested the Town of Springfield collect similar information to acquire similar results. In addition, Mr. Martone suggested the Board of Selectmen consider preparing a Resolution thanking Ben & Jerry's for their generous donation of \$5,000.00 toward the reconstruction of the Riverside Playground. Also whenever a business steps forward to donate, he would like to have a Resolution prepared for them too. This would be a formal "Thank You".

George McNaughton commented he was surprised with the purchase of the Data Policing Software. Chairman Morris referred to the Town Manager's explanation of how the Town was able to purchase the software. In addition, Town Manager Yennerell shared Rutland has seen significant progress using this method and everybody here feels that it will work in Springfield as well. Town Manager Yennerell stated that was plenty of justification to spend the funds and move forward. This information will be available to the public. Anybody can go on-line to see where there are trouble spots.

George McNaughton also wanted to know if the Wastewater Treatment Facility Energy Audit had been submitted to the Energy Committee. Town Manager Yennerell said no because it is not in the final form yet. The Energy Audit will be submitted the Energy Committee when it is done. The Town met with the Energy Audit folks because they had suggestions that would really affect the wastewater process, impacting the quality of the discharge. The Town had to explain that some of their ideas were just not practical. Mr. McNaughton's concern is that the Energy Audit Report does not go to the Energy Committee before it is finalized. Town Manager Yennerell did not feel that was a problem. The Energy Audit would have recommendations for the Energy Committee to work on. Town Manager Yennerell and Mr. McNaughton did not agree with the process. Town Manager Yennerell did comment the Energy Audit was not cast in concrete.

Walter Clark, resident. He referred to a statement made by the Town Manager regarding the Data Policing Software being public knowledge. Mr. Clark wanted to know who will be responsible for making sure the information is on-line. Town Manager Yennerell indicated it would be the company the Town hires to do the work.

I. **OTHER MINUTES & CORRESPONDENCE:**

1. Springfield Energy Committee, Meeting Minutes, March 19, 2015
2. Springfield Energy Committee, Agenda, April 13, 2015
3. Springfield Fire Department, Monthly Report, March 2015
4. Springfield Housing Authority, Meeting Minutes, March 10, 2015
5. Springfield Housing Authority, Agenda, April 14, 2015
6. Springfield Library Board of Trustees, Agenda, April 13, 2015
7. Springfield Police Department, Monthly Report March 2015
8. Springfield Public Works, Monthly Reports, February and March 2015
9. Springfield Regional Development Corporation, Meeting Minutes, February 24, 2015
10. Springfield Regional Development Corporation, Agenda, March 24, 2015

Chairman Morris read through the list of Minutes and Correspondence noting copies could be obtained from the Town Manager's Office or be found on the Town's Website.

J. **FUTURE AGENDA ITEM PROPOSALS:**

Walter Martone did not have any items, George McNaughton reminded us the Code Enforcement Officer should be on the next agenda, Vice-Chairman Thompson questioned if the Board wanted to consider appointing another Board Member to Joint Park Street School Committee, and Chairman Morris did not have anything. Mr. McNaughton also questioned if the Planning Commission should have a liaison from the Board of Selectmen. Town Manager Yennerell did not know if that was so.

K. **CITIZEN'S COMMENTS:**

Ed LaRow, resident, wanted to know if there was a list of condemned buildings. If not, he suggested doing so and sending it to the Real Estate Agents in the area. His also commented he was told in October 2014 by Joseph Wilson the building at 79 Chester Road was to be torn down. This was a discussion between Joseph Wilson and Robert Forguites. In November 2014 while at the Recycling Center, he heard the property was for sale. This was very disturbing to Mr. LaRow. Mr. LaRow asked the Board of Selectmen if the 79 Chester Road property was on a list to be torn down. Chairman Morris said it was not on a list to be torn down. The building is owned by the Town because of a Tax Sale. The building has not been reviewed or considered for demolition. There are certain criteria for the buildings to be added to the list, however, the Town owns the building, and we could take it down tomorrow. However, the Town does not have the funds at this time.

Mr. LaRow wanted to know what the process would be if he wanted the Town to inspect the building. George McNaughton explained Mr. LaRow would send a letter.

George McNaughton also commented he didn't think the Town should be involved with mailings to Real Estate Offices. The Town could record the orders and an Attorney could perform a Bianchi Search. The Zoning Department could or maybe already is providing information on Bianchi searches.

Mr. LaRow inquired if the Town was going to have the building and property tested. Town Manager Yennerell shared the Town did try to sell the property last fall along with two other properties. Town Manager Yennerell stated he would add it to the list for the future. He also noted it would not be a matter of it being unsafe in terms of structural integrity, which is what the Code requires. The Town owns the property, so it would be up to the Selectboard if they want to tear it down. In addition, he stated the building would have to be tested for asbestos and other environment things.

Mr. LaRow stated that he and his wife had discussed purchasing the property and renovating the hillside and just leave it, however he believes there to be contamination on the property. A person has testified to him, he was present when the previous owner buried the house known at 81 Chester Road.

Vice-Chairman Thompson invited the public to come out Wednesday, April 15, 2015 to the Project Action Open House being held at 5:30 PM at The Great Hall. She encouraged everyone to learn about Project Action and become involved. In addition, she requested the public enter into The Great Hall from the Pearl Street Side of the building.

MOTION: George McNaughton moved to entire into Executive Session for the purposes of a Law Suit Settlement.
Seconded by: Vice-Chairman, Stephanie Thompson
Vote: 4 Yes, passed unanimously

EXECUTIVE SESSION: ITEM #10: Law Suit Settlement

L. **ADJOURNMENT:**

Meeting closed at 8:52 PM.

Submitted by:



Donna M. Hall,
Recording Secretary

Executive Session
April 13, 2015

The Board returned to open session at 9:00pm.

Walter Martone moved to authorize the Vermont League of Cities and Towns- Property and Casualty Intermunicipal Fund to settle the William Eastman claim with the understanding that the cost to the Town of Springfield will not exceed \$1000 and with the following stipulations; that the total claim is \$5,801.46 (the amount due for the medicals, after insurance), that there is no lien held by any medical provider or insurer, that no medicals were paid by Medicaid or Medicare, that any claim is waived related to Mr. Norton not appearing for his deposition, and that Mr. Eastman signs a general release and hold harmless in favor of Mr. Norton and the Town of Springfield, its employees and its agents. Stephanie Thompson seconded the motion that then passed unanimously.

Stephanie Thompson moved to adjourn. George McNaughton seconded the motion that then passed unanimously. The meeting adjourned at 9:04pm.

No further business was conducted.

Respectfully submitted,


Jeff Mobus
Acting Secretary

An Evening with Coffee and a Plan for the Future of Downtown Springfield

Thursday, April 23, 2015
Starting at 6:30 PM
In the Great Hall at One Hundred
River Street

6:30 PM: Open House

- Explore displays, provide input
- Talk with Steering Committee members

MEETING AGENDA

7:00 PM: Welcome and introductions

7:05 PM: Purpose of this meeting

7:15 PM: How will this plan be used?

7:25 PM: Review draft findings

7:45 PM: Questions & answers

8:15 PM: Next steps & other opportunities for
input

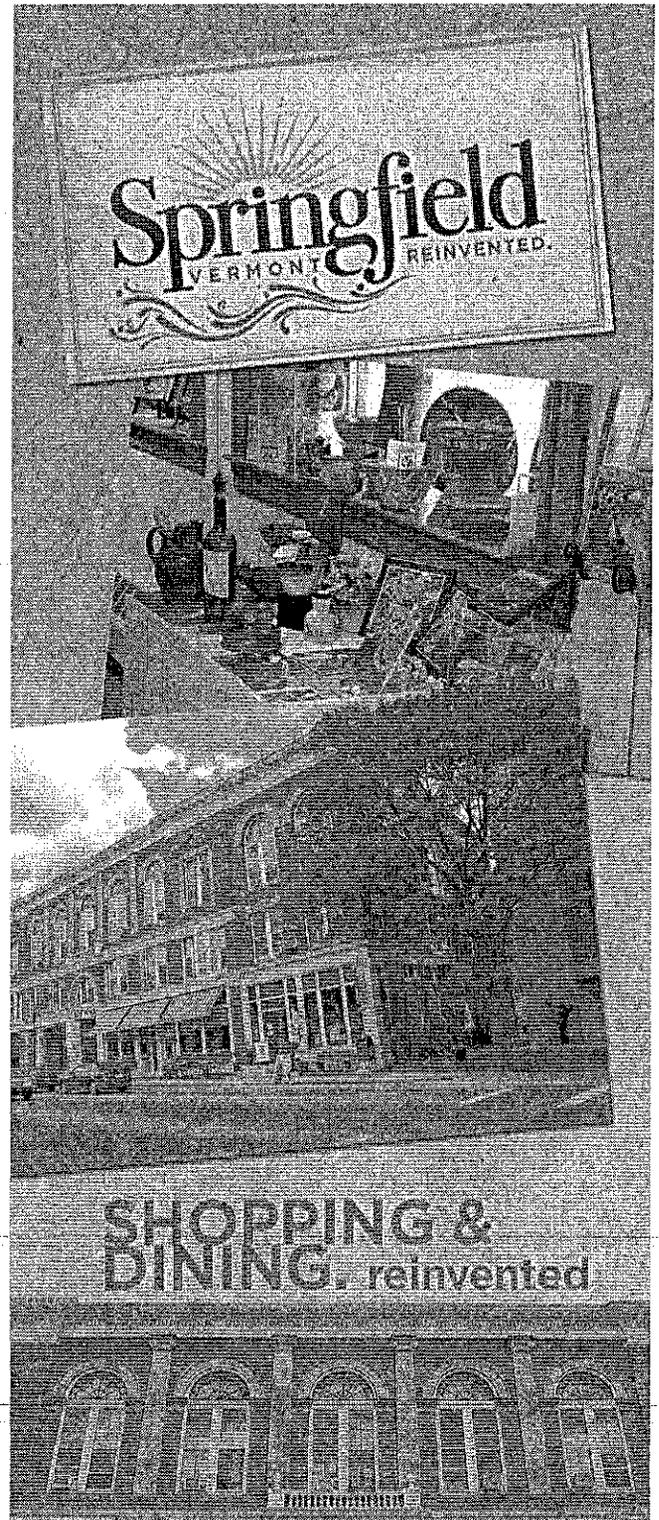
Come hear about the ongoing process to update the 1995 Downtown Master Plan. The new plan will guide local economic development efforts and infrastructure improvement projects. Let us know what you think.

To see the 1995 Plan, click [here](#).

For more information on the draft new Downtown Master Plan, click [here](#).

If you have questions or comments on the draft materials, please contact Jason Rasmussen at (802)674-9201 or jrasmussen@swcrpc.org.

This is a free event, open to the public.



A special thank you to the project steering committee:

Mark Blanchard, Wendi Germain, Jen Johnson, Laura Ryan, Chuck Gregory, Carol Lighthall and Tom Yennerell