

MINUTES JULY 8, 2008
WARREN SELECTBOARD
WARREN TOWN HALL
7:00 PM

MEMBERS PRESENT: Burt Bauchner, Chair, Andy Cunningham, Kirstin Reilly, Barry Simpson.

MEMBERS ABSENT: Erin Russell-Story

OTHERS PRESENT: Richard Robinson, Elaine Fuller, Alice Cheney, Patty Sue Carter, Michael Ketchel, Gary Bombard, Priscilla Robinson, Carl Lobel, Deborah Wetmore, Ellen Strauss, TV 44 (Bobby), Kara (Valley Reporter), Cindi Jones, Lisa Miserandino, Ari Sadri.

7:10 PM – Meeting called to order by Mr. Bauchner.

7:11 PM – REVALUATION STATUS – PRISCILLA ROBINSON, GARY BOMBARD Ms. Robinson reported that the Lister Office had filed another 30 day extension due to the holiday, staff vacations and computer problems. The grand list will go out to the public as soon as it is finished within 30 days. Tax bills are anticipated to go out the end of July. This extension runs from July 4 to August 4. Ms. Robinson is also waiting for Mr. Tom Vickery, an independent consultant, to go over comps and final values on the condominiums. Warren has over 1100 condos. Ms. Robinson stated that they might go out and look at one or two if they have questions. She is also waiting for the appraisal from Sugarbush as well. The board thanked Ms. Robinson for coming in to report on reappraisal status.

7:15 PM – RICHARD ROBINSON – ROAD CREW CHECK IN – Mr. Robinson reported that West Hill was completed for paving and that the Golf Course Road was completed slated for paving. Mr. Bauchner inquired about the hole on the Sugarbush Access Road. Sugarbush is slated for July 10 to move in equipment to start the job on July 14th. The board received a email from Paul Bedard at Sugarbush stating what they planning to replace and that the area would be restored and seeded back to its original state. Mr. Robinson was concerned about a few culverts that would have to be dug up and under drain would have to be installed. The board received a letter form Mr. Richard Czaplinski concerning an area of Freeman Brook on Flat Iron. His concern was that the Brook was narrowed down due to paving and that stones were falling into the Brook. Ms. Jones will follow-up with the ANR to look at this situation. Ms. Reilly inquired about that 4-day work week for the road crew. Mr. Robinson indicated that he would like to keep it as. Mr. Bauchner indicated that the town agreed to try the 4-day a week in the summer months as a trial basis. Ms. Jones indicated that she had met with the Union Representative a month ago and that they would provide a proposal regarding this. Ms. Reilly also inquired about when the road crew would be mowing again so that she could

notify the knotweed group. Mr. Robinson indicated they would not be mowing the road again until fall.

7:25 PLANNING COMMISSION CHECK IN – MICHAEL KETCHEL – Mr.

Ketchel reported that the Planning Commission was in the process of working with consultant on affordable housing ideas that can be put into the zoning ordinance. A grant was received through the Central VT Regional Planning for this project. Mr. Bauchner inquired about the Brownsfield study on the Town Garage Site. Mr. Ketchel indicated that they are working on it and would check with Central Vermont Regional Planning on the status. Ms. Jones inquired about municipal sewer expansion of the service area. The Planning Commission has been looking at it and needed a map showing the participating and non-participating properties. The Planning Commission wanted a map showing the current properties that are connected. Mr. Ketchel had questions regarding the nonparticipating properties. Ms. Jones responded in saying that the current allocation left is on a first come first service basis. The non-participating properties were figured into the design phase and had the option participating when the system was being constructed. At their next Planning Commission meeting they will have a plan for the Selectboard. They also have been looking at the Kingsbury bridge parcel for town garage and have gone over prior consultant's assessments and with some wetlands mitigation the town garage could fit on that property. GMATA has expressed an interest in possibly participating in a venture of building a bus barn adding it to the new garage on that property. Currently it is in a very preliminary stage.

Mr. Cunningham expressed that he did not like the access to the property off RT 100. Mr. Ketchel responded in saying that it was better than where the truck are entering off School Road on a blind curve. It would also put the town garage at the base of the Access Road where they spend a majority of resources. Mr. Cunningham inquired if the entity putting an affordable housing complex at current site would they pay for Brownsfield clean up if the property needed it. Mr. Bauchner indicated that at this time we don't know what or if any cleanup is necessary.

Ms. Reilly inquired about the Planning Commissions project on the zoning districts. Mr. Ketchel responded in saying that they are looking at updating the zoning districts to follow the town plan as required on a regular basis. They are going through each zone, looking at properties within the village commercial and village residential districts. They are looking at current zoning boundaries and getting great participation by village residents and are looking for feedback from the town about increasing commercial development in the village or increasing residential development in the village. They will be putting out a survey that will be online and mailed out to voters and landowners. The Planning Commission will then evaluate the surveys and have a public information meeting on this.

7:45 PM – PITCHER INN OUTDOOR LIQUOR LICENSE – Mr. Ari Sadri, General Manager of the Pitcher Inn. The Pitcher Inn present an application for an outdoor liquor license for their guests expanding across the whole property including the parking lot, out back patio, front porch. The annual liquor license does not cover the whole property. They are not looking to increase the volume, seating or having the guests take beverages off the property ever. Mr. Bauchner indicated that most establishments have a fenced off area of the property. The Pitcher Inn did not want to fence off an area as it impedes emergency egress and fire. Ms. Miserandino inquired if the board had a copy of the environmental court decision back in 1995 regarding the Pitcher Inn stipulations. The Pitcher wanted to make this work for all the parties concerned and if there are concerns to modify the request or withdraw the request. Ms. Jones indicated that if the Selectboard approved the request, the Department of Liquor Control has the final approval and comes out to look at the property. Ms. Jones will look back in the archives for the environmental court decision on the Pitcher Inn. Request is deferred until next meeting on July 22, 2008.

8:00 PM – TOWN HALL UPDATE/FUNDING – ELLEN STRAUSS/LIBRARY COMMITTEE – Ms. Strauss reported that the town had received all the variances and that the town had received some grants to cover the project. The town received a \$50,000 VCDP Grant and two CLG Grants for \$16,000 for ADA Compliant Requirements. Also with the VCDP grant the town has comply with federal bidding requirements. There will be two separate contracts dividing it into 2 parts. At town meeting March 2007 the voters approved \$200,000 on code compliant town hall improvements. No money was allocated at this time because the town needed to find out if we could get the variances needed and come with a budget and break the project down. The total Fire/Safety equal: \$79,000 and the total ADA work of \$139,083 the total together equals \$218,083.00. Ms. Strauss would like to have do walk through of the building with the building committee to show how the contracts are set up for safety fire, ADA issues and the separate line items. The bid base just the Safety and ADA compliant issues and everything else are addressed as line items and if additional funding comes forward then do them. The library has committee has a capital funding raising campaign going to raise \$125,000. They never budgeted in their fund raising the additional \$45,000 needed for structural upgrades. The library committee would elect to have the \$45,000 come out of the Library Capital building fund in the town.

Time table: Advertise July 25, Bid Sets Available, August 8, Contractor walk through, August 15, Receive bids, August 29. Construction – soon afterward.

Funding for the \$200,000 needs to be resolved at the next Selectboard meeting in how the funds were going to be committed from the town and from what capital accounts or if it maintenance account has to supplement other town buildings not just the Town Hall. Ms. Jones will go back and review the town meeting 2007 recording to see how the allocations were going to be made if they were discussed at town meeting.

OTHER BUSINESS:

8:50 PM - Green Mountain Power Temporary Pole Easement on Brook Road – Motion by Mr. Cunningham to approve a temporary installation of poles easement on Brook Road that runs to October 15th, 2008 and to empower Mr. Bauchner, Chair of the Selectboard, to sign the agreement, second by Mr. Simpson. All in Favor: VOTE: 4-0.

9:05 PM Approval of Minutes for June 10, 2008 – Motion by Mr. Simpson to approve the Minutes of June 10, 2008, second by Ms. Reilly. All in Favor: 4-0.

9:06 PM – Approval of Minutes for June 24, 2008 – Motion by Ms. Reilly to approve the June 24th, 2008 Minutes, second by Mr. Simpson. All in Favor: VOTE: 4-0.

9:12 PM – Dogs – Mr. Bauchner indicated that he had spoken with VLCT staff attorney, Jim Barlow, concerning our ordinance on dogs. He indicated that the town can impose a maximum fine of \$500 per dog and that he had faxed over our ordinance for them to look at. He has not been able to catch up with Mr. Antonnci concerning his two dogs that are a repeatable problem.

9:15 PM – Tree Expense on Freeman Bridge Project – Mr. Simpson reported that the state is waiting for GMP to remove the temporary pole, so that the town can finish the project by installing the trees as agreed to by the Selectboard for the Perellie's and Jay O'Neill properties. Ms. Jones indicated that this expense could come out of the Bridges line item as it was part of the Freeman Brook Bridge Project. The town is responsible for 10% of the total project cost the other 80% is paid for by the state.

9:16 PM – Water Line "T" Expense at the Warren School – Mr. Simpson indicated that he had been meeting with Kingsburys, and FAA regarding this extra line to be put in the same trench as the school's new water line. This water line would service public restrooms down the road and possibly a outdoor drinking fountain for the school. The total cost is \$2,400 with \$800.00 coming out of Parks & Maintenance and the \$1,600 coming out of Capital Town Improvements. Mr. Ketchel has a concern about if it would be a change order to the original contract. Ms. Jones indicated that she had raised this question with the Forcier and Aldrich, Engineer on the Project. They indicated it would be a separate contract with the town and would not affect the current contract that the school had. Mr. Simpson would ask Kingsbury to give the town a document stating that this is a town project and that it does not affect the current school contract.

Motion by Mr. Simpson to approve the \$2,400 expenditure to pay for the water line to run in the same trench as the school water line to provide water to a public toilet or possibly a drinking water fountain, \$800 would come out of Parks & Recreation and the \$1,600 would come out of Capital Town Improvements. Second by Mr. Cunningham. All in Favor: VOTE: 4-0.

9:40 PM – Motion by Mr. Bauchner to go into executive session for personnel inviting Ms. Fuller and Ms. Jones, second by Ms. Reilly. All in Favor: VOTE: 4-0

10:10 PM – Motion by Mr. Cunningham to come out of executive session, second by Ms. Reilly. All in Favor: VOTE: 4-0.

10:12 PM – Motion by Mr. Cunningham to authorize Ms. Fuller to set up a line of credit and authorize Ms. Fuller or Mr. Bauchner to sign the documents, second by Mr. Simpson. All in Favor: VOTE: 4-0.

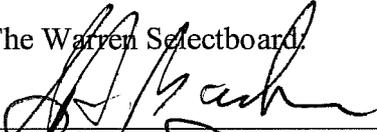
10:15 PM – Motion by Mr. Cunningham to go into executive session to discuss personnel and invite Ms. Jones, second by Ms. Reilly. All in Favor: VOTE: 3-0. (Mr. Bauchner, Ms. Reilly and Mr. Cunningham). Mr. Simpson was absent.

10:56 PM – Motion by Mr. Cunningham to come out of executive session, second by Ms. Reilly. All in Favor: VOTE: 3-0.

11:05 PM – Motion by Mr. Bauchner to adjourn, second by Mr. Cunningham. All in Favor: VOTE: 3-0.

Minutes respectfully submitted by,
Ms. Cindi Jones, Warren Town Administrator

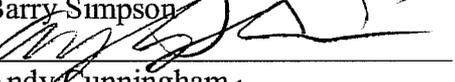
The Warren Selectboard.



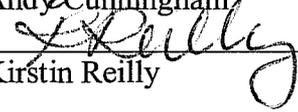
Bart Bauchner, Chair



Barry Simpson



Andy Cunningham



Kirstin Reilly

Erin Russell-Story

AGENDA
TUESDAY, JULY 8, 2008
WARREN SELECTBOARD
7:00 PM

7:00 PM – REVALUATION STATUS – PRISCILLA ROBINSON

7:15 PM – ROAD CREW CHECK IN – RICHARD ROBINSON

7:30 PM – PLANNING COMMISSION CHECK IN – MICHAEL KETCHEL

7:45 PM – PITCHER INN OUTDOOR LIQUOR LICENSE REQUEST

8:00 PM – TOWN HALL UPDATE/FUNDING – ELLEN STRAUSS/LIBRARY
COMMITTEE.

8:35 PM – OTHER BUSINESS

Accounting Items: Tree expense Freeman Brook Bridge Project

Water Line – Warren Rec Field for future Restrooms

DPW Applicant discussion

Nominations for Audit/Finance Committee