

Board of Civil Authority Meeting Minutes

Monday, August 4th, 2014 at 6:00 pm

Present: Dan Churchill (Chairman), Jackie Blanchard, Wendy Regier, Mike Ripley, Brendan McNamara, Barbara Dickey, Diane McNamara

1. Open meeting

Dan Churchill, Chairman, called the meeting to order at 6:13 pm.

2. Board to discuss and determine outcome of appeals heard on Tuesday, July 29th, 2014 as follows:

a. Clarence Heath, Parcel I.D. #2R03-042

The Inspection Team, consisting of Dan Churchill, Brendan McNamara, Mike Ripley and Jackie Blanchard, reported that they had been to Clarence Heath's property at 140 Leblanc Road and conducted an exterior and interior inspection. Jackie Blanchard said that she is not sure she would consider the building 90% complete and feels the construction is sub-standard. Mike Ripley said that he agrees that the house is not 100 % complete but it does have all the essentials such as electric, water and septic and stated that he feels it is 90% complete. It was noted that there is only about one acre of land cleared around the house and that it is pretty rough.

Mike Ripley moved to reduce the grade of the first 2.00 acres of land to a 0.75 grade. Jackie Blanchard seconded the motion and all voted in favor. The change to the grade of land reduced the assessment from \$145,000 to \$141,300.

b. David Fedeles, Parcel I.D. #1V20-168.UN1

The Inspection Team, consisting of Dan Churchill, Brendan McNamara and Jackie Blanchard, arrived at the Castle Condominium Unit N-1 at approximately 4:20 pm and waited for 15 minutes. No one was present to provide access to the unit. Appeal denied.

3. Other Business

Wendy Regier expressed her concern about approving the abatement for the van Schaik property which was damaged by fire and then not having the debris removed or cleaned up. She wondered if it is possible for the Board of Civil Authority to hold approval of an abatement until the property owner has rectified the condition or torn down the property. She is concerned that we no longer have leverage as we have already given the abatement. She asked the BOCA members if they would recommend that the Select Board study this issue. It was the consensus of the board that the Town Clerk would question the Secretary of State regarding the legality of this issue and perhaps generate an email to the other Town Clerks on the Clerk's MuniNet.

4. Adjourn

Mike Ripley moved/Wendy Regier seconded the motion to adjourn at 6:47 pm.

Approved: Daniel W. Churchill

Date: 08/15/14