

## **JOINT MEETING OF THE SELECT BOARD & VILLAGE TRUSTEES**

**July 19, 2010**

**Municipal Office**

Present: Rebecca Ellis, Chair; John Grenier; Pam Clapp, Karen Miller and Bob Butler, Select Board; Everett Coffey, Village President; Lawrence Sayah, Trustees; William Shepeluk, Municipal Manager; Alec Tuscany, Public Works Director; Nathan Burgess, Waterbury Record; and Carla Lawrence, Town Clerk.

Public: Kari Bradley, GM Hunger Mountain Co-op; Ernie Pomerleau, Pomerleau Real Estate; Jeanne Kirby, RW; and Amy Hoskins.

The meeting of the Select Board and the Board of Trustees was called to order at 7:00p.m.

### **HUNGER MOUNTAIN CO-OP**

Hunger Mountain Co-op is starting to explore starting a second store in Waterbury, at the site currently occupied by RJø Friendly Market. K. Bradley gave a history of the Co-op and indicated their mission could be enhanced by a second location. He explained the process by which to get approval from the Membership, which requires approval from two-thirds of the voting members.

Discussion was held with regard to discounts, member workers, the need to offer affordable products, and the possibility for a hybrid store offering some conventional products. K. Bradley stated that a co-op can compete against a larger super market chain, especially if they offer conventional products. E. Pomerleau indicated he has contacted other grocery stores but it is hard for them to compete with Shawø in a space that small. He indicated that Hunger Mountain Co-op is a perfect fit, and even if the co-op does not change its business model, it would still be a viable option.

B. Butler made a motion that the Select Board enthusiastically support the Hunger Mountain Co-op in Waterbury in any form. The motion was seconded by P. Clapp and approved by all.

J. Kirby distributed a letter from RW in support of the Hunger Mountain Co-opø investigation of a 2<sup>nd</sup> Co-op in downtown Waterbury.

E. Coffey stated votes on issues of great importance to the Village are not usually done unless all three members are present. L. Sayah made a motion to write a letter in support of the Hunger Mountain Co-op coming to Waterbury. The motion was seconded by E. Coffey and approved by those present.

### **SELECT BOARD ITEMS**

The Memorandum of Understanding for the Village police garage was discussed. It was decided to hold this issue until the next meeting in order to gain more information.

A discussion was held about the materials that can be salvaged from the stations prior to demolition. If materials are not salvaged, the cost of demolition will be less expensive. Members of the fire department, residents, and Trustees have asked to salvage some items from the buildings. The items need to be identified and taken out before demolition. A discussion was held with regard to giving away or selling the items and whether to salvage any items. It was decided to salvage any items that might be of use to the Municipality and leave the remaining items in an attempt to get a lower demolition price.

A. Tuscany gave the Boards an update on the fire stations project. The Notice to Proceed has been issued, although the contract has not yet been signed. He indicated they are down to 3 to 4 resolvable items and that the contract should be signed by the end of July. He discussed the Davis Bacon wage requirement and indicated this will increase the price by as much as \$60,000 which is half of the contingency fund.

W. Shepeluk reviewed a memo from Steve Lotspeich regarding the land conversion. The issue has not yet been resolved. An independent review of Larry Martin's appraisal is required and the Town is getting estimates from a couple of firms. J. Grenier made a motion to authorize an expenditure of up to \$1,200 for a review of the appraisal. The motion was seconded by B. Butler and approved by all.

A. Tuscany indicated that the Town is ready to move fire trucks and apparatus to temporary locations, and that they will be moved by the end of the next week.

The bond sale was conducted on July 15<sup>th</sup> and \$3.25 million was deposited into the Town account. The net interest cost is 2.995% and the first payment of \$32,048.50 is due on December 1<sup>st</sup>.

#### **MINUTES**

L. Sayah made a motion to approve the minutes of the July 7, 2010 meeting. The motion was seconded by E. Coffey and approved by those present.

#### **TRUSTEES**

The Trustees discussed the settlement offer from PACIF regarding the loss of speed trailer in the June 12<sup>th</sup> accident. The value of the trailer has been determined to be \$4,500. PACIF requested that the Village sign a settlement requesting \$4,000 for the loss. The Municipal Manager explained that the policy has a \$500 deductible. PACIF will pay the deductible back to the Village if it is able to subrogate against Progressive, the insurance company of the driver. L. Sayah made a motion to authorize the Municipal Manager to sign the settlement documents excepting \$4,000 for the loss with the understanding that the deductible will be paid back to the Village once PACIF collects from the driver or his insurance company. The motion was seconded by E. Coffey and approved by those present.

There being no further business, the meeting of the Board of Trustees was adjourned at 8:30p.m.

#### **SELECT BOARD ITEMS (cont'd)**

There are currently vacancies on the Town Zoning Board of Adjustment and the Conservation Commission. The positions were advertised on July 15<sup>th</sup> with an application deadline of July 30<sup>th</sup>. There is also a vacancy on the Recreation Committee. The Select Board will meet with a potential candidate on August 2<sup>nd</sup>.

K. Miller gave a website update. Green Mountain Network did a demonstration with staff on July 16<sup>th</sup>. A second demonstration by Eco Pixels will be done on July 23<sup>rd</sup>.

Complaints have been received from Mike Kaiser with regard to the disk golf course. A group will meet with him tentatively on Friday to address his concerns.

Proposed amendments to the Animal Control Ordinance were discussed. It was decided to review the entire ordinance prior to the next meeting.

**MUNICIPAL MANAGER ITEMS**

The Municipal Manager will be signing the documents to transfer the Village Fire Station to the Town.

There was a surprise State VOSHA inspection recently on all of the Municipal buildings. The Manager was pleased with the results. There were 8 violations of which only 4 carried fines. The Municipal staff was very cooperative and courteous. He will give a full report when the citations are received.

**TOWN CLERK ITEMS**

B. Butler made a motion authorizing the Municipal Manager to sign the ACS contract for a Land Records System. The motion was seconded by K. Miller and approved by all.

T. Vickery drafted a letter to William Johnson of the Division of Property Valuation and Review to appeal the Director's redetermination of its 2010 EEPV to the Valuation Board. B. Butler made a motion authorizing the Select Board to sign the letter. The motion was seconded by J. Grenier and approved by all.

There being no further business, the meeting was adjourned at 9:07p.m.

Respectfully Submitted,

Carla Lawrence

Approved at a meeting held on August 2, 2010