

Town of Ferrisburgh  
Selectboard Minutes – DRAFT  
November 5, 2019

**Members present:** Clark Hinsdale, Jessica James, Michael “Red” Muir.  
**Absent:** Rick Ebel, Jim Benoit.

**Town officials present:** No town officials were present.

**Visitors present:** Louise Beil, Gail Blasius, Frank Charissakis, John Eisenhardt, Dylan Griffin, Katherine Hill, Miles Jenness, Chris Kayhart, Jeanne Kelly, Ashley LaFlam, Mary Neffinger, Michael Redman, Bessie Sessions, Silas Towler, Kimberly Trembley.

**1. 6:30 p.m. Regular meeting — call to order.**

Jessica James called the meeting to order at 6:30 p.m. She asked for a motion to amend the agenda, adding 3. (d) NextEra Energy Resources — hall rental agreement — December 4, 2019, 5:00–8:00 p.m. Clark Hinsdale made the motion as described. Red Muir seconded. MOTION PASSED.

**2. Approve minutes — October 15, 2019, regular meeting; October 22, 2019, budget work session; October 29, 2019, budget work session.**

Red Muir made a motion to approve the minutes of the October 15, 2019, regular meeting; the October 22, 2019, budget work session; and the October 29, 2019, budget work session, as submitted. Clark Hinsdale seconded. MOTION PASSED.

**3. Selectboard new business**

**(a) Ferrisburgh Historical Society — hall rental agreement — November 17, 2019.** Clark Hinsdale made a motion to rent the upstairs community hall to the Ferrisburgh Historical Society for a meeting with a speaker on November 17, 2019, from 1:30 to 4:00 p.m., waiving the rental fee but requiring a \$500 deposit and proof of insurance. Red Muir seconded. All voted in favor. MOTION PASSED.

**(b) Queen City Tango, Inc. — hall rental agreement — December 7, 2019.** Red Muir made a motion to rent the upstairs community hall to Queen City Tango, Inc. for a holiday dance on December 7, 2019, from 7:00 to 11:00 p.m. for a rental fee of \$200 plus a \$500 deposit and proof of insurance. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

**(c) Agency of Transportation — proposed grade crossing improvements.** The proposed grade crossing improvements are located at the intersection of Long Point Road, Town Highway 11, and the Vermont Railway; at the intersection of Little Chicago Road, Town Highway 5, and the Vermont Railway; and at the intersection of Monkton Road, Town Highway 2, and the Vermont Railway. Jessica James said she spoke to John Bull, road foreman, who thoroughly reviewed the agreement and advised accepting it. After discussion, Clark Hinsdale made a motion to authorize Jessica James to sign the Finance and Management Agreement between the state of Vermont and the town of Ferrisburgh. Red Muir seconded. All voted in favor. MOTION PASSED.

**(d) NextEra Energy Resources — hall rental agreement — December 4, 2019.** Clark Hinsdale made a motion to rent the upstairs community hall to NextEra Energy Resources for an alternative energy informational session on December 4, 2019, from 5:00 to 8:00 p.m. for a rental fee of \$150 plus a \$500 deposit and proof of insurance. Red Muir seconded. All voted in favor. MOTION PASSED.

#### 4. Selectboard old business

**(a) Addison Northwest School District (ANWSD) — re: possible Ferrisburgh Central School (FCS) closure discussion.** Jessica James said the board received a letter from David Spencer and an update on the water and mold problem at FCS from the ANWSD Facilities Committee dated October 21, 2019. Clark Hinsdale began his comments saying he was told at last night's informational meeting that the school board does not know whether or not you need an affirmative vote from all five towns in the district to sell the school back to Ferrisburgh is not the kind of thing you find out before you vote. He said he was taken aback by that and also by the fact that the set of facts from the school board's first presentation and the set of facts from last night's presentation were not the same set of facts. He continued by saying the school board said in the beginning there would be \$1.4M savings for closing Addison or \$1.9M for closing Addison and Ferrisburgh. Last night the school board said it is about a million per school to close, which is vastly different information. He added he feels the community activism and attention this issue has received bodes well for opportunities to make improvements to our community that will work for a future we can be proud of. He went on to say he thinks there is the talent and the will in this town to roll up our sleeves and make some tough decisions given better information. Discussion continued regarding the possible outcomes of closing FCS and various aspects of the school district's position, along with issues related to the state's role.

#### **(b) Building maintenance updates**

**i. Kerosene tank and roof leak updates at town property at 3245 US Route 7 (former Sisters property).** Red Muir said Gloria Warden, town clerk, contacted Jackman Fuels; the company will remove the tank. Red described his visual inspection of the roof leak in the kitchen, saying it is coming from the south side of a small addition to the home. Following discussion, Red stated he would try to find a contractor to repair that section of the roof.

**ii. Northern Basement Solutions — town offices building.** Frank Charissakis of Northern Basement Solutions addressed the board explaining causes of the leaks in the basement and both exterior and interior options to solve the problem. After discussion, it was agreed that new estimates for both options would be emailed to Red Muir so this may be an item on the November 19, 2019, selectboard meeting agenda.

**iii. Katie Hill, Sellers Treybal Structural Engineers — Union Meeting Hall.** Referencing a report she prepared for the board, Katie Hill cited reasons why there is a pronounced sag (approximately 10 inches) in the roof ridgeline as well as a sagging tie rod in the interior of the building. Directing the selectboard to a roof framing plan and a plan of a section at truss 4, both showing existing conditions, she asked Miles Jenness of Vermont Heavy Timber to comment on the findings of his inspections of the roof and interior. Discussion ensued regarding Katie and Miles's specific recommendations, which include to shore up the building until blown-out heel joints can be repaired, repair the rafters, repair the damaged truss and wall plate, replace broken roof slates, evaluate other trusses, and install a permanent walkway from the belfry to the east wall. The cost of this scope of work, including the analyses already performed by Katie and Miles, is approximately \$20,000. Red Muir said this could possibly be paid for out of the building maintenance fund that currently has a balance of \$84,000. After further discussion, the board decided that Miles would email a contract for the scope of work to Red tomorrow and proceed to warn a special meeting on November 8, 2019. Ashley LaFlam, a member of the Friends of the Union Meeting Hall, spoke about the value of the hall to the growth of the town and the potential of future community engagement opportunities, such as concerts, markets, art series, dances, weddings, seminars, extracurricular youth activities, and community events. She said the group, with help from the Friends of the Grange, has already begun to write and secure a Paul Bruhn Historic Revitalization Grant, which has a November 18, 2019, deadline. Red Muir made a motion to

support applying for this grant either through the town or the Friends of the Grange. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

**iv. PACIF insurance claim for rain/wind damage — town offices building.** Red Muir commented that he received a letter from PACIF denying the claim because the company considers the leaks to be a preexisting issue based on visible old water stains. Red informed the board that ATC performed air quality and mold testing in the mechanical space, the tower, and balcony. He continued by saying he would email PACIF's letter and the test results to board members by the end of the week.

**(c) Mountain Air Systems — Preventative Maintenance Agreement.** After discussion, Red Muir made a motion to sign the Mountain Air System Preventative Maintenance Agreement for October 10, 2019, to October 1, 2020, for \$1,250. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

**(d) Vorsteveld tree cutting in ROW update.**

Jessica James said there is no update.

## **5. Selectboard general business**

**(a) Chris Campbell — delinquent tax collection draft policy.** Addressing the selectboard, Chris Campbell reviewed the status of the 22 delinquent accounts: seven have been paid in full, thirteen are on a payment plans, one homeowner is going through bankruptcy, and three are in untenable situations. He said there may be a tax sale in the spring for these three accounts. Noting a point in his draft policy, he stated once delinquent notices have been sent out he will give taxpayers 60 days to agree to a repayment plan. He also said he has set up an email account for himself and would include a copy of the new policy with the next set of delinquent tax notices. Red Muir made a motion to accept Chris Campbell's Policy of the Collector of Delinquent Taxes. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

**(b) PACIF Insurance — determine valuation types.** The board reviewed the updated PACIF Renewal Application, which includes the property schedule, the vehicle and mobile equipment schedule, the Dam listing, and the workers' compensation estimated payroll worksheet. After discussion, Clark Hinsdale made a motion to increase the total value of the computer equipment from \$15,000 to \$30,000 and make the following valuation type changes: Grange Hall from Historical Reconstruction Cost to Guaranteed Replacement Cost, rental dwelling at 3245 US Route 7 (former Sisters property) from Actual Cash Value to Guaranteed Replacement Cost, and Union Meeting Hall from Historical Reconstruction Cost to Guaranteed Replacement Cost.

**(c) PACIF — Risk Management Report.** Jessica James said the PACIF Risk Management Report of the Union Meeting Hall identified steps and/or treads that are uneven and inconsistent in height and/or width, which creates a significant trip/fall hazard.

## **6. Public comment**

There was no public comment.

## **7. Other business**

There was no other business.

## **8. Correspondence**

**(a) Town of Panton — re: Vergennes Economic Corridor.** The selectboard was copied on a letter from Howard Hall, chair of the Panton Selectboard, to Vermont Secretary of Transportation Joe Flynn stating reasons why at this time the town has not taken a position either in support of or against the proposed Vergennes Economic Corridor.

**(b) Vergennes City Manager to Joe Flynn — support and resolution for Vergennes Economic Corridor.** The selectboard was copied on a letter from Vergennes City Manager Matt Chabot to Vermont Secretary of Transportation Joe Flynn stating the Vergennes City Council passed a resolution in support of the Vergennes Economic Corridor/Vermont Route 22A Alternative Truck Route.

**(c) Vermont Life Safety LC — inspections results: fire alarm system, backflow prevention assembly, sprinkler system.** By mail, the town received the results of various testing stating both systems and the assembly passed all applicable inspections.

**(d) State Division of Liquor Control — Dollar General — suspension of tobacco product sales.** By mail, the Division of Liquor Control copied the town on a letter to DG Retail LLC d/b/a Dollar General Store #13135 citing alleged improper training of an employee selling tobacco products. The letter states the store's suspension will occur on Monday, November 4, 2019.

**(e) State Division of Liquor Control — Jiffy Mart — Letter of Warning for selling cigarettes to a minor.** By mail, the Division of Liquor Control copied the town on a letter to Global Montello Group, Corp. d/b/a Jiffy Mart #461 citing a first offense of selling cigarettes to a minor.

**(f) Vermont League of Cities & Towns (VLCT) PACIF — reduced rates, contribution credits, grant and scholarship funding.** By postcard, VLCT enumerated the benefits of PACIF membership.

**(g) Vermont League of Cities & Towns (VLCT) — Ordinance Enforcement Training — December 4, 2019.** VLCT will present this training regarding legal requirements and best practices at the Capital Plaza Hotel & Conference Center in Montpelier, Vermont.

**(h) Elderly Services, Inc. — thank you for town support of programs.** By letter, the town received thanks for past support as well as a request for level funding of \$1,100 for 2020.

## **9. Selectboard to approve or sign**

**(a) Selectboard warrant.** After review, Red Muir made a motion to approve the selectboard warrant, which details town expenditures, for a total of \$33,736.10, noting that Bernie Dam will be billed for \$80 and Joseph Wells will be billed for \$72 for illegal burns responded to by the Vergennes Fire Department. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

## **10. Adjourn**

Red Muir made a motion to adjourn the meeting at 9:02 p.m. Clark Hinsdale seconded. All voted in favor. MOTION PASSED.

Respectfully submitted,

Jean Silveira

