

Wallingford Selectboard Meeting  
Minutes  
November 7, 2016

Selectboard Members Present: Bill Brooks, Gary Fredette, Rose Regula, Mark Tessier and Nelson Tift.

Others Present: Julie Sharon, Sandi Switzer, Phillip Allen, Stephen Chmielewski, Phil Parrish, Gilly Turgeon, Lee Perry, David Stone, Tom Wheeler, Bastian Auer, Lisa Wright, Paul Young, and Donna Young.

Selectboard Chair B. Brooks called the regular Selectboard meeting to order at 6:30 p.m. at Wallingford Town Hall.

**Agenda Amendments.** None.

**Minutes.** G. Fredette made a motion that was seconded by R. Regula to approve the Minutes of the Selectboard meeting on October 17, 2016 with one change. Motion carried (4-0).

**Pay Orders.** M. Tessier made a motion that was seconded by R. Regula to approve the 11/08/16 pay orders totaling \$1,479,502.56. Motion carried (5-0).

**Road Commissioner's Report.** None.

**South Wallingford Solar Project.** Same Sun's Phillip Allen provided an overview of the updated solar project slated for Troy Minerals property on the east side of Route 7 South in South Wallingford. He said the number of modules had been reduced to 120 and the actual size of the modules would be physically shorter. He noted all of the power generated from the project would be used by Troy Minerals.

The board expressed no concerns for the project.

Nearby neighbor Tom Wheeler said he was supportive of the project. He asked the board the status of changing the industrial zone in that area back to the 1972 maps as agreed upon earlier this year. B. Brooks responded the planning commission would be tackling that project as they update the Town Plan.

**Public Comments.**

**Witham Property Route 103.** Delinquent Tax Collector Lee Perry said overdue property taxes dating back to 2007 along with interest, penalties and fees totaling about \$19,500 were owed on the Carol Witham property off Route 103. A discussion ensued regarding putting it up for tax sale and whether the town would bid should there be no interested parties.

Mr. Perry indicated at least two people had expressed interest in purchasing the property but not for the amount owed. He added cleaning up the land would be an additional expense.

Paul and Donna Young said they were abutters and were concerned about the people living in temporary housing on the site. Mr. Young added they had discarded waste on his land. David Stone added several people had dumped construction debris there.

After further discussion, G. Fredette made a motion that was seconded by M. Tessier to put the Witham property up for tax sale. Motion carried 5-0.

**Wallingford Little League.** Bastian Auer expressed interest in having the Little League become affiliated with the town in order to be included on the municipality's insurance policy. He said the group, which includes softball, now pays about \$500 annually for insurance.

Mr. Auer said he discussed the idea with Recreation Committee Chair Trish Nash and she was supportive. Town Clerk and Treasurer Julie Sharon asked who would collect fees and whether anyone including umpires were paid salaries or stipends. Mr. Auer responded he would administer the program along with parents and he said umpires would be paid through the sanctioning body. He added the group would not be requesting any additional funds other than the \$500 they received annually from the town along with money for recreation field maintenance.

Board members expressed support for the idea of incorporating baseball and softball teams under the recreation committee. Mr. Auer said he would meet with the committee and report back to the board.

M. Tessier said the town should consider hiring a part-time recreation director at some point to oversee the sports and summer programs.

**Town Hall Electrical.** Board members agreed the town should request an electrician tour Town Hall to prepare a Scope of Work for electrical upgrades with the intention of going out to bid on the project. It was noted cell tower income would be used to pay for the upgrade.

**Reappraisal.** B. Brooks opened the two envelopes received as a result of the town's Request for Proposal for a reappraisal. He announced Vermont Appraisal Company sent a letter declining to bid. B. Brooks said the second envelope contained a letter from Jacob Dorman expressing an interest in assisting with data collection for the reappraisal. He said Mr. Dorman also enclosed a resume.

Assessor Lisa Wright said the town could pursue a number of options, including putting the project out to bid with reappraisal to be completed for the 2019 or 2020 grand list, revise the RFP to indicate the contractor would do 100 percent of the reappraisal rather

than have the assistance of the town's assessor, or proceed with the assessor and data collectors.

There was a brief discussion regarding switching from Cama to Patriot software.

Ms. Wright indicated she was confident she could complete the reappraisal with the assistance of one or two data collectors for the 2018 grand list. She provided the board with a revised proposal.

After further discussion, G. Fredette made a motion that was seconded R. Regula to accept Ms. Wright's recommendation.

B. Brooks suggested amending the motion to include the cost would not exceed \$70,800 as indicated in Ms. Wright's proposal. G. Fredette agreed to amend his motion and R. Regula agreed to amend her second of the motion. Motion carried (5-0).

The board by consensus agreed Ms. Wright should hire one or two subcontractors to assist her with data collection.

**Selectboard Comments.** None.

**Other Business.** G. Fredette said he would like to see the town require residents have municipal stickers on their vehicles in order to use transfer station services. R. Regula agreed. There was a brief discussion regarding upcoming state requirements related to the collection of food scraps at the facility.

**Executive Session.** B. Brooks made a motion that was seconded by M. Tessier to enter executive session at 8:08 p.m. for a civil matter where premature general public knowledge would place the municipality at substantial disadvantage. Motion carried (5-0). The board exited executive session at 8:14 p.m. with no action taken.

The meeting adjourned at 8:15 p.m.

Date Approved:

Sandi Switzer, Town Administrator