

**Selectboard Memo**  
**August 3, 2015 SB Meeting**

**Development of Plan for Kelton Road Roadside Brush/Tree Removal/Trimming**

- Phase 1 is complete (brush trimming); need to decide if there will be a Phase 2

**Setting of 2015/16 Property Tax Rate**

- See tax worksheet and Listers 411 document
- Grand list is \$2,967,472.29; up \$21,944.00 (0.74%) from last year
- Resident (homestead) tax rate: 2.5579; up 0.1937 (8.19%) from last year
- Non-resident tax rate: 2.2134; up 0.1170 (5.58%) from last year
- Need motion to set the 2015/16 property tax rates

**Consideration of Homestead Filing Penalty Waiver**

- 32 VSA §5410 sets a penalty for late filing of homestead declaration (i.e., after April 15<sup>th</sup>); we are a town with a higher homestead rate, so the standard penalty is 8% if late in declaring homestead & 3% if incorrect in declaring homestead when should be non-residential
- Selectboard can decline to charge the penalty if so chooses; at this point we show 11 properties affected by the penalty for this upcoming tax year; Town of Calais decided to charge the penalty this year for the first time – see documents
- Board can also abate the penalty in cases of hardship under the following circumstances:
  - Full-time active military duty of declarant outside state
  - Serious illness or disability of declarant
  - Serious illness, disability, or death of immediate family member of declarant
- We've received a letter from Scheer & Hickey, PC (an accounting firm) asking the town to waive the late filing penalty for the Buchicchio property (2125 Brazier Road); the firm failed to file the homestead form in a timely manner
- Need to determine (by motion) if will/won't charge penalty; if choose to charge, deal with Buchicchios' request

**Discussion on Potential Town Interest in 3035 US Rte. 2 Property Subject to August 12<sup>th</sup> Foreclosure Auction**

- This is the Winston/Silberberg property; 48 acres bisected by Sodom Pond Brook
- Auction requires \$10,000 payment at auction (cash or bank check); 10% within 5 days & closing within 30 days or court approval – whichever comes later; no conditional bids allowed; delinquent taxes must be paid at closing

**Additions to Agenda**

- Canon Copier Maintenance Agreement
  - The annual maintenance agreement for the copiers covering a certain volume of copies (toner is provided) and copier service runs from August 25<sup>th</sup> to August 24<sup>th</sup>; the new agreement includes an increase in the base cost of 10% (\$504 last year; \$554.40 this year); still a bargain given the overall lease cost (we received the two new copiers last year to replace the old copiers – total lease cost dropped significantly), but color copy charges need to be watched (we received 10,000 free color copies so we haven't yet seen any such charges, but that will change this year)
  - If acceptable, need to authorize TA Johnson to complete the agreement
- MOU with EMFD Regarding Town Use of Templeton Road Fire Station
  - EMFD is concerned with how the agreement affects the Town of Calais; in particular, it would like to see some form of hold harmless provision for maintenance attributable to the town's use of the station; it would also like to ensure that Calais is okay with the entire concept

### **Town Administrator Report**

- Meeting Schedule for the summer:
  - August 17<sup>th</sup> Regular SB meeting
  - August 31<sup>st</sup> “Special” Regular SB meeting
  - September 21<sup>st</sup> Regular SB meeting
  - October 5<sup>th</sup> Regular SB meeting
- High Risk Rural Roads
  - Mr. Etnier, Road Foreman Garand, and TA Johnson met with VTrans personnel to review the preliminary report on the grant-funded High Risk Rural Roads program evaluation of County Road; see report on signs
- Mays Way Issues
  - The concerns regarding the Mays Way family persist; no one is living actively on site right now; the animals are still there; Constable Conti is checking on the animals regularly; it appears that the couple are looking for takers for the various animals
- VLCT Town Fair
  - October 8<sup>th</sup> at Killington Grand Hotel
  - Early bird registration ends September 11<sup>th</sup>
- ANR’s State Government Municipal Day
  - September 9<sup>th</sup> at National Life complex
  - If have interest, should sign up soon as space is limited
- Town office building maintenance:
  - Chair Gardner met with Justin Campbell, G Street Works LLC, to discuss potential fix for connection of town office building entryway roof with main building; also looked at possible entryway roof replacement

### **Zoning Administrator Report**

- No permit applications for period July 13 – August 3, 2015; activity remains historically slow
- Update on Sanfacon/Pollock Environmental Court Action
  - Cross motions for contempt for failure to follow settlement agreement; hearing held July 29<sup>th</sup>; ruling should be issued by October
- Next DRB meeting will be on August 4, 2015
  - Shanley (950 Sparrow Farm Rd) request for variance