

**BOARD OF CIVIL AUTHORITY MEETING MINUTES  
DECEMBER 2, 2009  
MUNICIPAL BUILDING UPSTAIRS CONFERENCE ROOM**

**Present:**       **Justices of the Peace:** Ellen Baker, Barbara Angell, Jack Cowdrey, Ruth Lutz, William Brigham, and Richard Burstein  
**Selectboard:** Larry Townsend and Stephen Webster  
**Board of Listers:** Don Sweetser  
**Town Clerk & Treasurer:** Joyce Mazzucco  
**Others:** Patrick French

Board Chair Richard Burstein called the meeting to order at 6:04 p.m. The first order of business was to hear the Inspection Committee Report on the Trident, LLC appeal and to complete the appeal process. Copies of the Inspection Committee Report were distributed to all present at the meeting. Mr. Burstein asked if a member of the Inspection Committee would present the report and give the committee's recommendation. Two of the three members of the Inspection Committee were present at the meeting.

Larry Townsend presented the report. The Inspection Committee Report was entered as evidence and labeled "Exhibit #7". He stated that John Jackson, a member of the Inspection Committee not present at this meeting, was present at the inspection, which was done on November 16, 2009. The Committee looked around the building and noted that the roof leaks. Mr. Townsend noted that a professional independent appraisal suggested the value should be \$1,830,000.00. He stated he did not see anything during the inspection to warrant increasing or decreasing the value from what was suggested by the independent appraiser. The highest and best use of the property is as a commercial property. A discussion followed with the following individuals participating: Ruth Lutz, Barbara Angell, Larry Townsend, Stephen Webster, Joyce Mazzucco, Richard Burstein, and Jack Cowdrey. There was a question about how much it would cost to fix the roof. Mr. Townsend said that Bob Yaroshevich, the representative from Trident and caretaker of the building, had said during the inspection that it would probably cost about \$300,000.00 to repair the roof.

Stephen Webster made a motion to accept the Inspection Committee Report and to set the value on the Trident property at \$1,830,000.00. Larry Townsend seconded the motion. It was mentioned that another independent appraisal was recently done on this property, but this information was not provided to this board as evidence. There was no further discussion. A voice vote was taken and the motion carried by majority vote, with one abstention (Richard Burstein).

The next order of business was to review applications for addition to the voter checklist. The applications were given to the board to review. Larry Townsend made a motion to approve the addition of twenty-two (22) applicants whose applications were complete, and to approve the addition of the one applicant with an incomplete application when the needed information is obtained. Barbara Angell seconded the motion. A voice vote was taken and the motion carried by majority vote. The following names were added to the voter checklist:

Jaimond E. Arbuiso  
Dylan A. Grald  
Holly L. Jennings  
Katelyn J. Manning  
Sarah E. Neas  
Thomas M. Robbins  
Bradley R. Talbot  
Jennie L. Watrous

Kelley C. Ausman-Hagan  
Colin R. Hagan  
Karen Marie Jumisko-Amidon  
Monica J. Manning  
Amy M. Perez  
Michael Allen Ross  
Megan E. Tucker

Casie M. Cohn  
Heather L. Hall  
Christopher W. Kirchhof  
Michael E. Mitchell  
Marie G. Robbins  
Katherine B. Stewart  
Shannon A. Tzrinske

The application from Jessica Stark will be approved once it is verified she has taken the Voter's Oath and she signs the application.

The next order of business was to consider changing the official polling location from Chandler Cultural Gallery to the Municipal Building. There was a discussion about the merits of moving the polling place. The following individuals participated in the discussion: Stephen Webster, Joyce Mazzucco, Richard Burstein, Jack Cowdrey, Barbara Angell, Ruth Lutz and Bill Brigham. Stephen Webster made a motion that for the year 2010 the polling place for Town Meeting be Chandler Cultural Gallery, and the Municipal Building for the Union High School vote, Primary Election and General Election. Larry Townsend seconded the motion. A voice vote was taken and the motion carried by majority vote.

In other business, Larry Townsend said there is a proposal to sell the Chandler property to Chandler Center for the Arts and wanted to see if anyone had an opinion about the proposal. There was little interest in discussing the proposal.

There was no further business to consider. Larry Townsend made a motion to adjourn the meeting. The motion was seconded by Stephen Webster. A voice vote was taken and the motion carried by majority vote. The meeting adjourned at 6:50 p.m.

Attest: \_\_\_\_\_  
Joyce L. Mazzucco, Town Clerk