

MINUTES DECEMBER 12, 2006  
WARREN SELECT BOARD  
WARREN TOWN HALL  
7:00 PM

**MEMBERS PRESENT:** Mac Rood, Chair, Barry Simpson, Mike Brodeur, Steve Butcher, Burt Bauchner.

**OTHERS PRESENT:** Richard Robinson, Tom Boyle, Clayton Paul Cormier, Carol Groom, Larry Faillace, John Barkhausen, Kate Burn, Serena Fox, Margo Wade, Damon Reed, Erin Russell-Story, Carol Thompson, Miron Malboeuf, Cindi Jones.

**7:00 PM** – Meeting called to order by Mr. Rood.

**7:01 PM** – Mr. Robinson announced that Mr. Emerson was leaving the highway department. Mr. Simpson and Mr. Butcher will schedule a time with Mr. Emerson for an exit interview. Mr. Robinson let the board know that the snowmaking line right by the Bass Tavern ruptured again and did some road damage to the Access Road. As of yesterday, Sugarbush was attempting to repair the line. In the near future, the section from the Lower Pines Road to the Bass Tavern is on Sugarbush's plan to replace. Also Mr. Robinson reported that there was problem with the Zeke Church, Sugarbush Property Group's curb cut and that they need to extend the curb further down the road, as Mr. Robinson was concerned that cars would be going off into the ditch/culvert and that the town could be liable for any damages. Mr. Butcher, Road Commissioner, will meet with Zeke Church on this matter.

Mr. Simpson reported on the Seiler drain problem. Mr. Seiler has replaced the main line from his house under the sewage line. Inside the basement is just an open cistern with no screen to screen out debris. Mr. Seiler has had no problem with the line for about a year and half. Line became plugged after the last big down pour of rain.

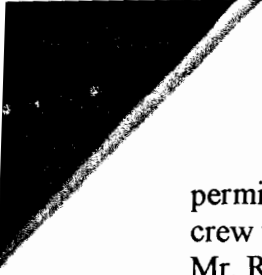
Mr. Simpson also presented to the group a product called Magic Salt that Griffin and Griffin are promoting. The town of Brattleboro uses this project. Mr. Robinson will review the information presented.

**7:25 PM – ROOTSWORK – LEASE RENEWAL DISCUSSION** –Carol Groom, Kate Burn – Mr. Simpson reiterated his position of recusal from voting but participated in public discussion of this issue, due to his dual role as Selectman and member of the Rootswork Board of Directors. Ms. Groom and Ms. Burn updated the board on the Rootswork bylaws changes and lease concerns. Ms. Groom stated that the new Rootswork board was as follows: Co Chairs – Carol Groom, John Barkhausen, Kate Burn, Treasurer, (Jennifer Grace will step down the end of January), Barry Simpson, Jennifer Moffroid, Jeanne Sargent, Stacy Warner, Michele Sprague. The Rootswork membership voted 47-7 to adopt the bylaws stating the Eligibility of Directors: Directors will be elected from the membership at large.

Mr. Simpson expressed his view that the conflict of interest provision as approved was naïve and counterproductive and as such was an unwarranted intrusion by the Selectboard into the internal affairs of a private non-profit entity, when a statement regarding various degrees of recusal depending upon the extent of the potential conflict would have been sufficient. However, in no event shall a member serve on the board of directors who has a direct or indirect financial interest in any Rootswork lease or contract, or a direct or indirect financial interest in any entity who is a party to the Rootswork lease or contract. Ms. Groom stated that the Rootswork mission is to nurture, protect, promote and sustain agriculture. Ms. Burn addressed the following items in the lease: **Lessee property description:** Does the description include “the green”? The board agreed that “the Green” was part of the description. **Term of the lease:** Rootswork would like to have a term of 5 years and four months ending on April 30, 2012. Due to leases expiring, the board decided to extend the lease by 4 months. **Rent:** \$600.00 per year – Rootswork would like to pay the rent in two installments. The board agreed on that. **Insurance:** Deferred until the December 26<sup>th</sup> meeting as town wanted to consult Ms. Getzinger. It was agreed that “The town be named as an additional insured. **Utilities** are Rootswork’s responsibility. **Fixtures:** Rootswork retains ownership of the radio antenna and the radio station partitions. The coolers are the property of the sub lessees, the Schoolhouse Market. **Repairs & Maintenance-** Rootswork would like the town to maintain and plow the driveway. The board agreed that the town will plow and grade the driveway but Rootswork was responsible for mowing “The Green”. It was decided several years ago by the selectboard that the town would remove the fuel tank and furnace in the basement. The board agreed on removing those items but Rootswork was responsible for sealing up the heating ducts. **Alterations/Additions/Improvements:** Major repairs require the permission of the selectboard and will be negotiated case by case. **Community Use:** Rootswork will make the second floor available to the community at a reasonable cost. **Subleases:** The Lessee may sublease all or part of the premises provided that any sub lessee be engaged in activities, ether for profit or not for profit, that are consistent with lessee’s mission and not inconsistent with the public interest. Any proposed sublease must be submitted to the selectboard for its approval 30 days prior to the inception of the lease. **Annual Report:** Subsequent to its annual meeting, the lessee will present an annual report to the select board updating the board on its activities for the past year.

Motion by Mr. Bauchner to approve the lease in principal referring it to Ms. Getzinger, attorney, for formal terms of the lease, second by Mr. Butcher. All in Favor: 4-0. Mr. Simpson recused from voting.

**8:15 PM – NEIGHBORHOOD WATCH PROGRAM – TOM BOYLE, CLAYTON PAUL CORMIER** – Mr. Cormier and Mr. Boyle present to the board a plan for the implementation of a neighborhood watch program. Currently Mr. Cormier presented a map of the town showing suggested block areas. Each small section of town would have a block captain would collect email addresses and establish the block. There are currently 22 Warren residents that attended the neighborhood watch meetings. Mr. Boyle and Mr. Cormier requested permission to post the neighborhood watch signs in town. There would be 3 signs posted on Route 100, and 13 small signs posted throughout the town. Ms. Jones pointed out that the signs located on Route 100 would have to have VTRANS



permits filed. The board suggested that Mr. Boyle and Mr. Cormier ride with the road crew to look at various locations and utilized existing breakaway posts currently placed. Mr. Rood indicated that the signs should not be placed in the view sheds. The board agreed that the road crew would put the signs up and that the town would pay only \$175.00 towards the signs. Mr. Cormier indicated that the signs were \$175 for the 13 small signs and the 3 on Route 100.

Motion by Mr. Bauchner to have the town pay for the signs (\$175.00), second by Mr. Simpson. All in Favor: VOTE: 5-0.

**8:40 PM – DOG COMPLAINT – JUDY MACISAAC** - Cancelled per Wayne Youlden, Dog Catcher.

**8:45 PM – EXECUTIVE SESSION – REAL ESTATE MATTERS** – Motion by Mr. Rood to go into executive session inviting the Conservation Committee Members, Mr. Malboeuf and Ms. Jones, second by Mr. Simpson. VOTE: 5-0.

**9:15 PM** – Motion by Mr. Brodeur to come out of executive session, second by Mr. Butcher. VOTE: 5-0.

**9:30 PM** – Motion by Mr. Brodeur to go back into executive session and invite Mr. Malboeuf and Ms. Jones, second by Mr. Butcher. All in Favor: VOTE: 5-0.

**9:40 PM** – Motion by Mr. Brodeur to come out of executive session, second by Mr. Bauchner.

**9:45 PM** – Motion by Mr. Rood to authorize Mr. Malboeuf to contact Mr. Stitzel, Attorney, concerning land matters, second by Mr. Bauchner. All in Favor: VOTE: 5-0.

**9:47 PM** – Motion by Mr. Bauchner to authorize Mr. Brodeur and Ms. Getzinger to proceed with legal research on real estate matter, second by Mr. Bauchner. All in Favor: VOTE: 5-0.

**9:50 PM – OTHER BUSINESS: Repeal & Revolt:** Mr. Rood brought up the email received from the Repeal & Revolt Committee requesting that the town put a resolution on the Town Meeting Warning calling for repeal of the Vermont Statewide Property Tax. After much discussion the board felt that the wording was not correct.

Motion by Mr. Bauchner not to consider this resolution, second by Mr. Brodeur. VOTE: 5-0.

NEMRC – the board discussed the computer IT services and NEMRC requests. Mr. Rood asked Mr. Butcher to write an RFP to send out to various vendors for computer services to the town of Warren. Mr. Butcher would fix the initial server problems.

Health insurance was discussed concerning Blue Cross rates and Cigna from the VLCT Health Trust. It was decided to stay with the health trust and look into other plans offered for coverage. Mr. Bauchner asked the board if he could pursue looking into the other insurances of the town: i.e. Works Comp, Vehicle, Building insurance, Officer Liability Insurance. The board agreed.

**10:15 PM** – Motion by Mr. Brodeur to go into executive session to discuss personnel matters, second by Mr. Bauchner. VOTE: 5-0.


**10:45 PM** – Motion by Mr. Brodeur to come out of executive session, second by Mr. Simpson. All in Favor: VOTE: 5-0.

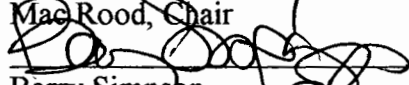
**10:50 PM** – Motion by Mr. Brodeur to approve the minutes of November 28<sup>th</sup>, 2006, second by Mr. Bauchner. All in Favor: VOTE: 5-0.

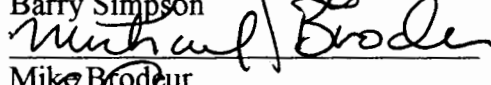
**11:00 PM** – Meeting Adjourned.

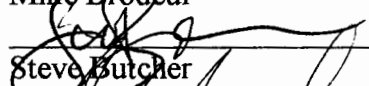
Respectfully submitted by,  
Cindi Hartshorn-Jones, Warren Town Administrator

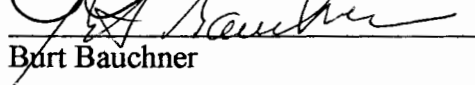
Warren Select Board:

  
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Mac Rood, Chair

  
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Barry Simpson

  
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Mike Brodeur

  
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Steve Butcher

  
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Burt Bauchner

AGENDA FOR DECEMBER 12, 2006  
WARREN SELECTBOARD  
WARREN TOWN HALL  
7:00 PM

✓ 7:00 PM – RICHARD ROBINSON – ROAD CREW CHECK IN

✓ 7:15 PM – ROOTWORK – LEASE RENEWAL DISCUSSION – JOHN  
BARKHAUSEN

✓ 8:00 PM – NEIGHBORHOOD WATCH PROGRAM – TOM BOYLE

8:15 PM – DOG COMPLAINT – JUDY MACISAAC – *Cancel Per wayne*

✓ 8:30 PM – EXECUTIVE SESSION – REAL ESTATE MATTERS

9:00 PM – OTHER BUSINESS:

Road Access Permit, Board Warrants

*Approval of minutes*

*Insurance*