

Town of Plainfield Special Select Board Meeting
August 5, 2021
Minutes - approved

Agenda

- Approval of notice of sale of Old Fire House to Jay Southgate/Southgate Steeplejacks
- Approval of Town Hall/Opera House management contract with Friends of the Town Hall/Opera House
- Public comment
- Adjourn

Present were select board members Jim Volz (chair) and Tammy Farnham (via Zoom), and Sasha Thayer. Also present on behalf of the Friends of the Town Hall-Opera House was Sara Harding (via Zoom).

Jim Volz called the meeting to order at 2 PM.

Approval of notice of sale of Old Fire House to Jay Southgate/Southgate Steeplejacks

Sasha Thayer presented a draft of a Notice of Intent to Sell Real Estate relating to the sale of the Old Fire House property to Jay Southgate/Southgate Steeplejacks. She also presented a separate document which included the Vermont statute and the text of two notices of intent to sell real estate used by Newfane and Newport, Vermont. After some discussion, the draft was changed to read:

NOTICE OF INTENT TO SELL MUNICIPAL REAL ESTATE

NOTICE IS HEREBY GIVEN TO THE LEGAL VOTERS OF THE TOWN OF PLAINFIELD, in accordance with 24 V.S.A. §1061(a)(1), that the Town of Plainfield proposes to sell the Old Firehouse and the lot upon which Old Firehouse stands on 30 School Street (US Rte 2), Plainfield, Vermont to Jay Southgate and/or Southgate Steeplejacks for the amount of \$1.00. This property will be sold “as is” to buyer and prior to sale, buyer will provide the Select Board of the Town of Plainfield design drawings satisfactory to the Select Board. To retain the historic charm of the existing building the new building will have the same general appearance as the existing building except the new building will be 8 feet taller than the existing building to raise it near the level of Route 2.

Time is of the essence and the intent is to complete the conveyance of this property by October 1, 2021.

In compliance with the requirements of 24 V.S.A. §1061, The Town of Plainfield, by its legislative body, has caused a notice of proposed conveyance to be properly posted and advertised. The postings have been accomplished three public places, including the Municipal Building, and the Town of Plainfield website as of August 5, 2021. The advertisements will occur in the Times Argus, the Town of Plainfield’s official newspaper.

Conveyance of the subject property will not occur until after 30 days from the date of posting.

If a petition signed by 5% of the legal voters of the Town of Plainfield objecting to this sale is presented to the Town Clerk within 30 days of the date of the posting and publication of this notice, then the Town will cause the question of whether to convey this property to be considered at a special or annual meeting called for that purpose.

Dated at Plainfield, Vermont this 5th day of August, 2021.

Sasha Thayer moved to approve the Notice of Intent to Sell Municipal Real Estate and the motion passed unanimously. Sasha will do the public posting of the Notice and get the text to Linda Wells for publishing in the Times Argus.

Approval of Town Hall/Opera House management contract with Friends of the Town Hall/Opera House

A draft copy of a management contract with the Friends of the Town Hall/Opera House had been provided to the Select Board by Friends president, Keith Swann. Keith was unable to be present at this meeting and Sarah Harding was present in his stead. The contract was for the remainder of the calendar year, and because it was not approved prior to July 1st, 2021, the contract provides for payment to the Friends for their management services of \$11 per diem. Tammy Farnham raised questions about what the Friends had done during the prior contract period running from January 1 to June 20, 2021. She asked in particular about the assurance received from the Friends that they would get volunteers to do some need painting of the Town Hall/Opera House. Sarah Harding was unfamiliar with any prior discussion relating to painting, but said that if that commitment had been made, it would be done. Sasha Thayer explained that now the Select Board had decided to re-open the building, there is the need for management of rentals and other use of the building and maintenance and cleaning of the building. She also noted that the Town does not have resources of its own to do that management and supported approval of the contract. Jim Volz also supported approval of the contract.

After further discussion, **Sasha Thayer moved to approve the contract for services for the Town Hall-Opera House (the period running from August 5, 2021 to December 31, 2021) and to authorize Jim Volz to sign the contract. The motion passed with affirmative votes from Jim Volz and Sasha Thayer. Tammy Farnham abstained.**

Public Comment There was no additional public comment.

Future agenda: There was discussion about where on the agenda to put the executive session that didn't occur on August 3 as planned. All were in agreement that it is better to have this at the end of the select board meeting and that it should be put on the agenda for August 24 at 8:45 PM.

Adjournment Tammy Farnham moved to adjourn and the motion passed unanimously at 2:31 PM.