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TOWN OF MORRISTOWN SELECTBOARD MINUTES

DATE: November 30, 1998

PRESENT: Brian R. Greenia, Chair, Steven G. Leach, Lee Sturtevant, Phil Locke, Kenneth E. Grimes, Maria Ward.

DEPARTMENT HEADS PRESENT: William Moulton, Richard Keith, Wayne Camley,

OTHERS PRESENT: Sondra & David Sanborn, Hunt Blair, Barb Farr, Amy Noyes, Theresa & Arthur Breault, Larry & Carolyn Hale, Jack Drowne, Irene Wilkins, Silas Jewett, Judy Geer, William Alexander, Jane Barbour, Bob Boudreau, Jack Peduzzi, Andy Broderick, Lucy Leriche, Michael Wisniewski.

The Chair opened the Public Hearing to close out the Community Development Grant for Copley Health Systems at 6:15 p.m. Barb Farr was in attendance to discuss the close out of the grant. Hunt Blair explained the different areas in which the funds were used. Lee made the motion seconded by Phil to close out the Community Development Grant. Discussion; Will there be an audit? No, since the grant is for less than \$350,000.00. Passed.

The Chair opened the Public Hearing regarding the proposal for the Community Development grant for the proposed Fairwood House at 6:30 p.m. Ken Grimes was not in the room during the hearing. Jack Peduzzi stated that he had met with the residents of the neighborhood previously to discuss their concerns. The LHP has a purchase and sales agreement for the 38 acre Williams property to construct a 20 bed level 3 facility for mentally ill people. LHP will retain 5 - 8 acres and donate the remaining acreage to the Village and school. Butch Alexander stated that many care homes in the state are closing due to codes and regulations. Fairwood Parkway East will be kept as a dead end road, there will be no through traffic to Route 15A. The architect discussed two different plans and described the probable living situation. The 1" water pipe for Fairwood Parkway would be replaced with a 6" pipe. Scott Corse discussed the possible outcomes of the water pressure which is presently a problem in that area. The new line would start at Paine Ave and extend to Elmore Street. Jack Peduzzi explained that the funds for the project would come from different areas such as the Rural Development loan, the Community Development Block program, FHA, VT. Housing conservation, LCMH, Federal Home Loan, & the Copley fund. Judy Geer from the Morristown School Board discussed how the land could benefit the school and community programs as well. Steve asked Judy if there would be parking on that land? That is a possibility. Sondra Sanborn asked why buy land that we already use? Jack Peduzzi stated that the funds are allocated by the Federal government and if Morristown doesn't receive the funds then another town will. Ms. Sanborn also asked what effect there would be to have 30 acres off the tax rolls? We do not know the answer to that right now, however the Lister's department may have an answer. Mary Ann Wilson asked if the property will be tax exempt? No it will not. There will also not be an appropriation asked for at Town meeting. Larry Hale asked if the right of way for Fairwood Parkway East can be ended. Mr. Peduzzi stated that it would be a dead end road as the funding sources would not allow a road from Route 15 A because of the length. Theresa Breault asked if an existing building could be renovated for this project. Mr. Alexander stated that most facilities are not large enough for 20 beds, and the cost would be too high, also Labor & Industry is now enforcing old codes which would limit most buildings. Ms. Breault also asked if the Copley area had been considered. Mr. Alexander stated that the nursing home would take up the last of the available acreage. Ms. Sanborn stated that Fairwood Parkway is the only remaining low residential area left in the Village. Lee Sturtevant asked if this facility would grow in the future. Probably not. Irene Wilkins asked if Copley could accommodate these people, yes it can. Steve Leach asked about the appraised value. Mr. Peduzzi stated the 38 acres appraised at \$192,000.00. Steve also asked what would happen at the end of the 20 year lease with LCMH. If the lease is not renewed then LHP will take over the building. Steve asked how many employees there would be. Approximately 12-15. Steve asked how close the building will be to the nearest property line. 150' to the side and 600' from the front. Steve asked if this will be the only building on this site. That has not been decided at this time. Steve asked if LHP will be asking for money from the Morristown Development Fund. Yes. David Sanborn asked if this facility would reduce the property values? It should not since it will be a modern state of the art facility. Sondra Sanborn asked if this facility will be for Morristown residents? The facility will be for Morristown as well as other areas.

Brian Greenia made the motion to apply for VCDP funds in the amount of \$376,000.00 with Jack Peduzzi as the contact person. Lee seconded the motion. Discussion; Brian stated that this project will not be taken lightly. The various departments of the town will also have input for the project. Steve asked if there is a conflict with the application as the Selectboard is also part of the Copley Trust. Brian stated that it is not a conflict as they are two separate boards. The motion passed. SL - opposed.

The Chair opened the meeting of the Selectboard at 7:50 p.m.