

Selectboard members present: Peter Marsh, Tony Porter, Susan Jefferies (Chair)
Others present: Mary Jackman, David Venman, Amy McCormick, David Sunshine

The meeting was called to order at 10:00 am.

Meeting with Addison County Community Trust:

The purpose of the meeting was to continue discussions between the Starksboro Selectboard and Addison County Community Trust to resolve issues with residents of the three ACCT owned mobile home parks whose lot rent and/or property taxes are delinquent. Discussion at prior meetings included the possibility of reducing property taxes if ACCT were to purchase the properties at tax sale. The Starksboro Board of Abatement recently met and abated taxes on four mobile homes, three of which had been abandoned.

Mary Jackman pointed out that ACCT cannot afford to pay the full amount of taxes, penalties and interest due at tax sales. If taxes are reduced for ACCT, then the owner of the mobile home will be able to redeem the property for the lower amount. David Venman said that ACCT does have enough money to do all they need to do, and they had to be careful to use their money in the most efficient way.

M. Jackman noted that the court system eliminates past due taxes on mobile homes that go through the abandonment process. D. Sunshine concurred.

Other discussion included:

- PM – Would ACCT consider rehabbing a home, and might that be less expensive? M. Jackman said they would consider it, but many homes are beyond repair.
- MJ – Regulations for new manufactured homes have changed recently to increase requirements for placing new homes.
- MJ – Each of the parks has a resident who acts as a park liaison between the park residents and ACCT. Pat Ryan is the liaison for Hillside and Lazy Brook. Amanda Germaine and Charles Mosier are the liaisons for Brookside.
- AM – Some homes are delinquent on lot rent, some on property taxes, and some on both.
- MJ – Brookside's budget for legal processes (eviction, abandonment) has been spent for the calendar year.
- AM – Filing homestead exemptions will likely continue to be a problem, because they must be filed each year at a specific time. Property tax assistance based on income requires that property owners file tax returns.

Action items:

- D. Sunshine requested a list of homes that are uninhabitable. This list would be provided by ACCT.
- A. McCormick and M. Jackman will each prepare a list of the top priority properties in each park. They will compare lists and target residents who are delinquent with both lot rent and property taxes.

Meeting adjourned at 11:15 am.

Respectfully submitted,
Susan Jefferies