

Selectboard members present: Peter Marsh, Mathew Norris, Susan Jefferies (Chair)  
Others present: Tom Estey, Marjorie Dickstein, Jan McCleery, Bill Coon, Rick Burroughs and Kate Coffey (Black River Design)

S. Jefferies called meeting to order at 5:30 p.m.

**Minutes:** P. Marsh moved to approve the minutes of the December 2, 2014 Selectboard meeting. M. Norris seconded. Voted and approved.

**Bills:** There were no orders for this meeting.

**Town Garage Advisory Committee:** The Committee reviewed a revised plan for where to locate the garage and salt shed, and a preliminary plan for the garage including a proposed layout for office space. T. Estey mentioned that he planned to build cabinets for the meeting room. He also noted that he believes 14' high doors will be adequate.

M. Dickstein suggested that we look at a construction managed project vs a design/bid/build project. She requested a matrix with the pros and cons of each approach for the Committee's consideration.

A state biologist is scheduled to visit the proposed site, although the recent snow may require this be rescheduled. The next step for Black River Design is cost estimating.

**Road Foreman's Report:** The one ton truck is still in the shop. One of the tandem trucks was taken to Vermont Mack for repairs. The other tandem truck now needs a new radiator. Trucks have been loaned to Starksboro from two other towns. T. Estey asked that these trucks be covered by Starksboro's insurance. The plans for a new town garage should include a generator.

**Visitor's Business:** There were no other visitors.

**Old Business:**

- **Community Center** – The Selectboard had previously discussed installing heat pumps, with a condenser capable of handling three units, but only installing two units at this time. P. Marsh noted that this plan wouldn't be cost effective because of the increased cost to install the third unit at a later date. The heating system in the building has failed, and the food shelf is using space heaters. M. Norris moved to authorize P. Marsh to purchase and have installed a backup heat system, either an Empire or a Rinnai.

There was discussion about a permanent heating system. Options include separate heat pump units, one condenser capable of supporting two or three heat pumps, electric baseboard, or additional Empire or Rinnai units. M. Norris would like the heat to be billed separately for the rental space. This would require separate units, which would be more expensive than one condenser for three units. The benefit of separating the heat (and possible other electric) is that the tenant could pay utilities directly.

- **Community Center Proposed Rental Agreement** – P. Marsh recused himself from the Selectboard for this discussion due to a conflict of interest. S. Jefferies and M. Norris discussed the

proposal. P. Marsh said that the windows could be purchased for approximately \$200 each, and he would be willing to install them. He would want the town to hire someone to repair and paint the walls. M. Norris noted that the fire marshal would have to approve changes in the walls and the change of use.

- **Park and Ride Shelter** – P. Marsh reviewed the options for a shelter. The least expensive and quickest option is to purchase a building from Livingston Farms and make some modifications. This can be done within the grant budget. The Selectboard authorized P. Marsh to purchase the building.

**Mail:** None.

The next meetings are scheduled for December 16 and 23.

Meeting adjourned at 8:45 pm.

Respectfully submitted,  
Susan Jefferies