

**Bennington Board of Selectmen**  
**December 7, 2021 6:00 PM**  
**Meeting Minutes**

**Present:** James Cleary, David Hardwick, David Foster

Chairman Cleary opened the meeting at 6:03 PM

**Appointments: 6:30 – Town Clerk, Deb Belcher** was present for an updated budget discussion. Deb discussed wages and her budget, she explained that there are 3 elections in 2022 and there are additional funds needed to cover the elections.

Deb mentioned Karen does work a minimal number of hours. 14 hours/week is the average Karen works. Karen is currently working on a cemetery project is doing a great job on the cemetery project that is long over-due. She currently makes \$11.00/hour.

Selectmen reviewed the hours of requested coverage, discussion followed about vacation and sick time hours that need coverage. Vacation and sick time coverage will be reduced by 50%, a raise to \$13.00/hour was approved for Karen and a raise to \$18.50 was approved for the Town Clerk. Deb thanked the Selectmen for their support, they in turn, thanked her for all she and Karen do.

**7:00 - Code Officer, John Kendall** was present to discuss Town Counsel's advice on campers as a dwelling. The Code Officer discussed what the definition of a dwelling is, dwelling vs. accessory building vs. tiny houses. The Zoning ordinance should be reviewed and updated, as it is currently somewhat non-restrictive and, with the changing world, not up to current standards. The Code Officer will send a formal letter to the homeowner, no informal complaint has been filed. There is no written complaint submitted at this time, so there is no actual complaint to follow up with.

Kendall will explain the temporary living situation and how to best proceed. The homeowner has told Kendall that his mother is occasionally sleeping in the trailer, she uses the household facilities, eats with the family and has a room in the house of her own. She spends time in the trailer, on occasion to have some time away from the family. It is not being used as her dwelling.

Kendall discussed examples that Frankestown is considering, also discussed is a camper a dwelling or a temporary structure. John will go before the Planning Board to discuss what accessory dwellings are, temporary housing, additional temporary living in a camper with a building permit. Town Administrator, Deb Davidson was asked to let Planning Board Secretary,

**Minutes:** Selectmen accepted the minutes of November 30, 2021 as written.

**Financial:** Payroll Register  
A/P Register

**Old Business:** VFW use – December 10, Community Caroling Event – refreshments at the VFW  
**Town Office - Bat Guano -** Matt Harwood said he would give the town a price for the clean-up of the bat guano

**New Business:**

- Selectmen reviewed a note from a tax payer mentioning town boundaries between Bennington and Greenfield.
- Selectmen reviewed a proposal from Pine View Excavation for plowing during the 2022 season.

**Budget:**

- Selectmen reviewed the Highway Department proposal for a third person, discussion followed. No decision at this time. It isn't likely the position will be filled in 2022. Selectmen would like exact income/expenses on this position
- Selectmen went line by line through the budget making changes as they saw necessary. They will go over Capital Reserves next week and then forward the budget to the budget committee for review.

With nothing further, Selectmen adjourned the meeting at 9:03 pm. The next Selectmen's meeting will be on Tuesday, December 14, 2021 at 6:00 pm.

Respectfully Submitted,



Debra Davidson, Town Administrator