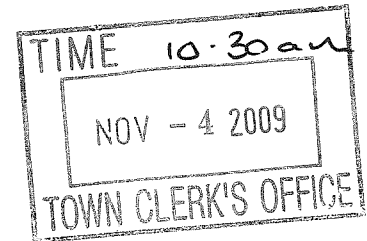


**TOWN OF MILLVILLE  
BOARD OF SELECTMEN**

**MINUTES OF MEETING  
OCTOBER 21, 2009  
6:00 P.M.**



**Board Members Present:** Chairperson Jackie Lima, Secretary Charlie Poulin and Selectman Roland Barrett

**Other Town Officials Present:** Executive Secretary Helen Coffin and Building Inspector Mike Giampietro

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The Meeting is opened at 6:20 p.m. at the Millville Town Hall.

The Board meets with Resident Bethany Hogue to discuss her previously stated concerns regarding her attempted purchase of 44 Central Street. The attorney for the Seller of 44 Central Street, Ted Topouzis, and the listing Realtor, Paul Donnelly, are also present. Jeff Putnam, the District State Building Inspector is also present.

Chairperson Lima explains how this meeting came about. She describes the information received from the Executive Secretary dated September 24, 2009.

Mr. Giampietro reviews his letter dated July 29, 2009 which was sent to Green River Capital explaining his stance on the issues. He also reviews the correspondence received from the Town Planner dated October 14, 2009, which confirmed the Special Permit was legal.

The building does not meet the requirements of the Fire Code for a 4-family. In order to use the building as a 4-family, all the work required under the Building and Fire Codes must be done with the appropriate building permits taken out.

The building may be purchased as a 3-family, pre-existing, non-conforming property. The building inspector is not preventing the sale/purchase of the property as a 3-family. Lengthy discussion follows among the parties in connection with the requirements and possible uses of the building. Discussion follows concerning the lack of an appropriate paper trail.

It is questioned why the property was assessed as a 4-family if a Certificate of Occupancy was never issued. Bethany Hogue had conversations with the former assistant assessor, Susan McNamara, who indicated that she had inspected the property. This will be brought to the attention of the Board of Assessors.

In order to proceed with renovations to change the building from a 3-family, the applicant must submit plans/specs prepared by an engineer or architect.

Mr. Giampietro agrees to modify his July 29, 2009 letter to include information that the special permit has been deemed valid by the Planning Board.

If Ms. Hogue wishes to purchase the building and use it as a 3-family, she should inform Town officials so they can verify that the first floor has been closed off and appropriate actions have been taken.

The meeting is adjourned at 7:05 p.m.

Respectfully submitted,  
Helen M. Coffin

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Jackie M. Lima



Charles G. Poulin



Roland P. Barrett