

## Building/Property Maintenance Committee

Minutes for April 18, 2023



COMMITTEE MEMBER	PRESENT	ABSENT
Robert Wentworth, Bldg Insp – Chairperson	X	
Robert Mackey, CE Director – Vice Chair	X	
George Feole, Derry Police	X	
David Eastman, Derry Fire		X
Mike Fowler, DPW	X	
Stacey Beliveau, Tax Collector	X	
Charles Foote, Councilor Liaison		X
George Sioras, Planning Director	X	
Michael Welch, Resident	X	
Johnathan West, Resident	X	
Cristina (Tina) Guilford, Resident	X	
Courtney Bogaert, Health Inspector	X	
Dalia Ragas, Tax Collector Alternate		X
Jim Richardson, Fire Dept Alternate	X	

In attendance, Beverly Donovan (Economic Development Director).

A meeting of the Building & Property Maintenance Committee was held Tuesday, April 18, 2023, at the Derry Municipal Center. The meeting was called to order at 10:00am.

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### **Approval of Minutes**

**George Sioras made a motion to accept the January 17, 2023, minutes as written.  
Seconded by Courtney Bogaert.**

**MOTION PASSED** (10–0) with Beverly Donovan, Tina Guilford, & Chief Feole abstaining.

### **OLD BUSINESS**

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Bob Wentworth stated that all properties have been turned over to the attorney and are waiting for letters to be drafted to the owners.

**3 Desforge Road** – no update.

**53 English Range Road** – George Sioras stated that a subdivision plan is expected in late May/early June and that the barn issue will go away.

**65 English Range Road** – Bob Wentworth stated that the barn is expected to be rebuilt.

**7 Donmac Drive** – no update.

**109 Rockingham Road** – Watt's Auto Salvage, Inc. – Bob Wentworth stated that nothing has been submitted formally. Beverly Donovan stated that she spoke to the seller's broker last week and that they are finishing up with answering questions for the TRC (Technical Review Committee). There are expected tweaks for the building placement, there is an engineer for the road on the Town's side, and they are finishing up with their due diligence parts. Bob Mackey stated that this property is located in the West Running Brook district which is mixed use. Beverly Donovan stated that they will not close until the end of June. Tina Guilford stated that there are cars still there. Bob Wentworth stated that there are dramatically less cars than before. Bob Mackey replied that the cars will take care of themselves.

**13 Cunningham Drive** – no update to provide.

**356 Island Pond Road** – Bob Mackey deferred to George Sioras. George Sioras stated that the subdivision plan was approved last week. New houses will be constructed.

## **NEW BUSINESS**

Jill Jamro thanked the citizen members, Mike Welch & Johnathan West, for renewing their terms and welcomed Tina Guilford, our newest board member.

## **OTHER BUSINESS**

Beverly Donovan stated that next to Benson's there is a property with a lot of trash (**4 Pillsbury Street**). Bob Mackey stated that there is a court hearing scheduled for early May. The attorney had to refile as the property was not cleaned up and the owners are in contempt of court with the previous court order.

George Sioras stated that Kittredge Farms, **36 Maple Street**, is moving their produce wholesale to Rigatoni's on South Ave. They will use the coolers and freezers until they can rebuild their farmstand. Bob Mackey stated that they are not selling any goods from the South Ave location. They applied for a variance with a two-story apartment for their daughter. However, their daughter has since moved out of the area, and it is unknown if a second story will be pursued. Courtney Bogaert stated that Lisa from Rigatoni's needs to renew her license first then she will renew his license (Kittredge Farms).

Beverly Donovan stated that **8 East Broadway** is leased now. Bob Mackey stated that they received a change of use recently.

Mike Fowler asked about **16 Franklin Street**. Bob Mackey stated that the property owner went before the Zoning Board of Adjustment for permission to rebuild a three-unit condo. However, the property cannot meet the TBOD restrictive setbacks of zero. The Planning Board is looking at rezoning the north side of Broadway and changing it to CBD which relaxes the setbacks. The owner is in the process of applying for a demolition permit.

Bob Mackey mentioned that clean-up is still needed at **23 Central Street**. He stated that he spoke with Craig Bonneau a week ago and that the engineer is working on a plan for development of the site.

Johnathan West asked about the tool liquidation place, **20 South Main Street**. He stated that the place is an eyesore, the fence is falling down and there is a sea of junk. Bob Mackey stated that he walked the property with Scott Jackson from Derry Fire back in the day. Mike Garone stated that there has been no reason to go there recently, and he is not sure of the condition of the property. Johnathan West stated that the condition since 2020 has deteriorated. Mike Garone stated that he will review Scott Jackson's notes and follow through with any action items. Tina Guilford stated that the backend of the building needs to come down.

Courtney Bogaert mentioned that there is a garage falling down at **3 Dickey Street**. Bob Wentworth stated that he will add it to the inspection list.

Bob Mackey mentioned Ralph Valentine and Beverly Donovan stated that he has an engineering looking at consolidating **112 West Broadway**.

Brief discussion of the need to continue Zoom access as this is an internal board with no public input. When members RSVP to future meeting invites, please indicate if you need Zoom access in the reply so that Owen can ensure Zoom capabilities are in place, as needed. Members requested that the meetings be held in room 207 moving forward and that Bob Wentworth display the pictures of the properties like before.

Beverly Donovan asked about 16 Crescent Street as the side porch is falling off (there are four units in the building). Bob Wentworth replied that the property never made the distressed list but that he will add it. Beverly Donovan replied that the property does not look safe for the residents that live there.

Bob Mackey stated that there has not been a lot of response from the attorney and that he has requested a sit-down meeting with them.

Mike Fowler asked Stacey Beliveau if there are any tax lien properties. Stacey Beliveau replied that there are none at this time.

**Bob Wentworth made a motion to adjourn.**

**Seconded by Tina Guilford.**

**MOTION PASSED (13 – 0).**

Meeting adjourned at 10:25 AM.

Next meeting – **July 18, 2023 @ 10:00 AM** – Second Floor – Room 207.

Respectfully,  
Jill Jamro, Recording Clerk