

Board of Selectmen  
Regular Meeting

April 5, 2016  
4:30 P.M. Town Hall

Present: Bruce Adams and Mike VanValkenburg.

Also present: Darlene Brady, Debbie Devaux, Jennifer Dubray, Lesly Ferris, Alan Gawel, Donna Hayes, Rick Osborne, Leah Pullaro and Lynn Worthington.

Mr. Adams called the meeting to order at 4:30 p.m.

The Pledge of Allegiance was recited.

**Add to agenda/approve agenda:**

Mr. Adams made a motion amend the agenda as follows:

11d Appointment – Streetscape Committee

Mr. VanValkenburg seconded the motion and the motion carried.

Mr. Adams made a motion to approve the agenda as amended. Mr. VanValkenburg seconded the motion and the motion carried.

**Approval of Minutes:**

Mr. Adams made a motion to approve the minutes of the March 1, 2016 meeting as submitted. Mr. VanValkenburg seconded the motion and the motion carried.

**Public Communication**

Oral: There was no oral communication.

Written: Mr. Adams stated there are four written correspondences (attached):

- April 4, 2016 memo from Lesly Ferris listing the senior activities during the month of March 2016.
- March 24, 2016 article from the Republican American.
- April 4, 2016 staff report from Donna Hayes.
- April 5, 2016 1<sup>st</sup> Quarter 2015-2016 Social Services report from Leah Pullaro.
- April 5, 2016 2<sup>nd</sup> Quarter 2015-2016 Social Services report from Leah Pullaro.

**Report of the First Selectman:**

Mr. Adams reported on the following things he did during the month of March 2016:

- Three pistol permit applications
- Cub Scouts visited Town Hall
- REPT in Watertown
- Met with various folks to discuss possible road from MSE - Town of Kent Hall area
- Met with tree warden to discuss posting and removal of trees
- Met with KVFD Chief on personnel issue
- Met with DEMHS rep to discuss shelters

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**Meetings covered by the BOS – group or individual**

- BOS – March 1, 2016 – full board
- Streetscape – March 12, 2016 – Bruce
- Chamber – March 7, 2016 - Bruce
- BOF – March 15, 2016 – Bruce
- COG – Monthly meeting – Bruce
- COG – Executive Committee - Bruce

**Police Report –** Phone at Town Hall is 860-972-3134. Email is residenttrooper@townofkentct.org

- Trooper Fisher continues to do an exemplary job. He is proactive and is really getting to know the town.
- A number of residents and business owners have commented on his demeanor and visibility

**Report of Selectmen:**

Mr. VanValkenburg had nothing to report.

Mr. Parkin had nothing to report.

**Report of Treasurer:** The treasurer did not attend and did not provide any reports.

**Tax Refunds:**

Mr. Parkin made a motion to approve the following eight tax refunds as submitted:

- |                                   |          |
|-----------------------------------|----------|
| • Amanda Sehl                     | \$ 31.00 |
| • USB Leasing Lt                  | \$ 52.09 |
| • Richard Levy and Leslie Lillien | \$ 30.00 |
| • Carol Friedman and Ira Merrit   | \$ 5.09  |
| • Financial SVS VEH Trust         | \$236.99 |
| • Anthony Angelo Sarandrea        | \$ 17.72 |
| • Anthony Angelo Sarandrea        | \$ 61.99 |
| • Anthony Angelo Sarandrea        | \$ 61.65 |

Mr. VanValkenburg seconded the motion and the motion carried.

**Employee(s) report(s) on Seminar/workshops:**

Ms. Devaux and Ms. Dubray attended the Tax Collectors' Spring Conference. Ms. Dubray reported the following:

- Met with vendors
- Played a game – Rapid Revenue
- Picked-up Pink Notices for delinquent payments
- Interaction with other town/cities to create a collection tool
- Met with a Secret Service Agent who talked about counterfeit money

#### **Approval of KVFD SOP:**

Mr. Adams stated that the KVFD submitted a revised SOP to him in June of 2015. He thought the SOP was presented to the Board of Selectmen and approved at a BOS meeting. The Town of Kent ordinance states:

The failure of the Board of Selectmen to act on the amended KVFD SOP 1-7 within thirty-five (35) days of official submission shall be taken as approval of the KVFD SOP 1-7, as amended.

Mr. Adams apologized for “dropping the ball.” The amended KVFD SOP 1-7 eliminates the need for the tax collector to send a letter to KVFD volunteers for the tax abatement. Mr. Adams made a motion to approve the KVFD SOP 1-7 as revised June 1, 2015. Mr. VanValkenburg seconded the motion. Mr. Parkin questioned the requirements for the tax abatement. President Alan Gawel addressed the changes made to the KVFD SOP 1-7 and the requirements. Mr. Adams called for the vote and the motion passed.

#### **Building Ordinance:**

Mr. Adams stated that Ms. Devaux expressed her concerns with four building permits being issued for properties that have delinquent taxes. Ms. Devaux stated that she had reviewed Town of Kent ordinance Sec. 4-3 Delinquent Taxes with the Building Inspector. Ms. Devaux stated that the Tax Collector’s office will sign-off on ALL building permits prior to the permits being issued.

#### **Carter Road Bridge Funding:**

Mr. Adams stated that the Town of Kent received a federal grant administered by the state in the amount of \$1,400,000 to replace the bridge on Carter Road. The Town funded 20% (\$290,000) in the capital plan. The project was sent out to bid and the project price has increased to \$2,100,000. The new cost increases the Town’s 20% liability to approximately \$520,000. Mr. Adams stated that the project is unfunded by approximately \$250,000. Mr. Parkin asked if there was a lower scope of work that could be done. Mr. Adams stated that there was talk of relining the pipe, but it was decided that relining would only be a short-term repair and not fix the issue. Mr. Adams stated that if the town changes the scope of work now, the grant could be revoked. He added that the Town has already spent \$195,000 on the project. The Board of Selectmen, the engineer, highway foreman, the tree warden and several residents will be meeting at 82 Carter Road, Kent, CT on Saturday, April 9, 2016 at 3:00 to discuss the project.

#### **Appointment:**

Mr. Adams reported that Dick Lindsey stepped down as chairman and resigned from the Streetscape Committee, effective January 9, 2016. Mr. Adams made a motion to

appoint David Bain to the vacant position on the Streetscape Committee, effective immediately. Mr. VanValkenburg seconded the motion and the motion carried.

**2016-2017 Operating Budget:**

Mr. Adams reported that there would be a \$3,500 reduction in the budget due to the cancelation of the retiree health benefit line.

**Proposal to ban seaplanes from Lake Waramaug:**

Mr. Parkin stated that he has spoken to the Washington and Warren first selectmen and plans to attend their BOS meetings to discuss other options.

**Five-Year Capital:**

Mr. Adams stated nothing new to report.

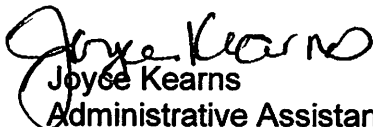
**Review of Job Descriptions:**

Mr. Adams stated that there were no new job descriptions to approve. Ms. Devaux stated that the Tax Collector Assistant job description could be approved. There was no copy at the meeting. It will be approved at the next regular BOS meeting.

**Emergency Shelter:**

Mr. Adams stated that he met with the DEMHS rep regarding the Town's options for an emergency shelter. The rep cited pros and cons for each location. No action taken.

Mr. VanValkenburg made a motion to adjourn the meeting at 6:02 p.m. Mr. Parkin seconded the motion and the motion carried.

  
Joyce Kearns  
Administrative Assistant

*These are draft minutes and the Board of Selectmen at the subsequent meeting may make corrections. Please refer to subsequent meeting minutes for possible corrections and approval of these minutes.*

## AGENDA

### BOARD OF SELECTMEN REGULAR MEETING


April 5, 2016  
4:30 P.M. TOWN HALL

#### Regular Monthly Meeting

1. Call to order
2. Pledge of Allegiance
3. Add to agenda/approve agenda
4. Approval of Minutes
  - a March 1, 2016 Regular meeting
5. Public Communication
  - a Oral
  - b Written
6. Report of First Selectman
7. Report of Selectmen
8. Report of Treasurer
9. Tax Refunds
10. Employee(s) report(s) on Seminar/workshops
11. New Business
  - a Approval of KVFD SOP
  - b Building Ordinance
  - c Carter Road Bridge funding
12. Old Business
  - a 2016-2017 Operating Budget
  - b Proposal to ban seaplanes from Lake Waramaug
  - c Five-Year Capital
  - d Review of Job Descriptions (Still outstanding: Assessor, Assessor Assistant, BOF Clerk, Tax Collector and Tax Collector Assistant)
  - e Emergency Shelter
13. Adjourn

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# TOWN OF KENT LAND USE OFFICE

## STAFF REPORT

April 4, 2016

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### Building Department:

- Permits Issued: 36

### Planning & Zoning:

- Permits Issued: 5
- Certificates of Compliance Issued: 1
- Applications before the Commission:
  - 3 Maple Street LLC: change of use from retail to restaurant. An extension was granted until April 14, 2016.
  - The Commission approved w/conditions a change of use for 45 North Main Street from financial institution to coffee shop.

### Inland Wetlands:

- Issued:
  - 2 agent permits were issued for the “after the fact” installations of LP tanks.
- Pending:
  - Application #1124-16, construction of 3 season room within 52’ of Housatonic River.
  - Application #1127-16, removal of wire guide rail; installation of new with site improvements.
- Exemptions:
  - Agricultural exemption granted for creation of woodchip pathway through wetlands area.

### Zoning Board of Appeals:

- Pending:
  - Variance to 3 sections of the regulations for 45 North Main Street. The variances are a requirement of the site plan approval given by the Planning & Zoning Commission.
  - Variance to 1 section of the regulations for 0 Kent Hollow Road.

### **Architectural Review Board:**

- Pending:
  - Signage and fencing at 45 North Main Street.
  - New gallery/warehouse/artist studio at 0 North Main Street.

### **UPDATE ON CONTINUING PROJECTS:**

- Rewrite of the Regulations:
  - We are still waiting for the review by the P&Z attorney.
- Incentive Housing Zone Subcommittee Study:
  - The Subcommittee held a special meeting on March 29 and the following actions were taken:
    - The Subcommittee determined that the density requirement of the State was too high and not in keeping with the Town's character.
    - The consultant will create an overlay zone with three requirements (minimum density, an affordability requirement and a determination about whether the area would be a subdivision or common interest).
    - The regulation that is required by the State as part of the grant, will be created.
  - The next meeting has not been scheduled.

### **VIOLATIONS:**

- Kent Road: Storage of trailer: The property owner removed the trailer; the tractor is gone; the storage box/shed that is painted brown will move as well when the property owner is able.
- Chase Hill Road: The property owner has decided to put the house on the market rather than pursue the proper permits for the installation of a "Quonset type" shed.
- Legal Issues:
  - Mauri v Town of Kent ZBA – The case was scheduled to be heard on March 30, 2016 but due to a court error, the new hearing date is scheduled for April 14, 2016.
  - Town of Kent v Burt – The defendant filed his response with the Court. Our attorney has supplied his answer. A status conference has been scheduled for June 8, 2016.

### **SPECIAL MEETINGS:**

- I attended the Informal Club meeting on March 9 for the presentation done by Mr. Hiram Williams regarding the changes to the Kent Village Barns area.

# Kent Park and Recreation

Lesly Ferris, Director

P.O. Box 678

41 Kent Green Boulevard

Kent, CT 06757-0678


Telephone 860-927-1003

Fax 860-927-1313

[parkandrec@townofkentct.org](mailto:parkandrec@townofkentct.org)

[www.kentctparkandrecreation.com](http://www.kentctparkandrecreation.com)

To: Board of Selectmen

From: Lesly Ferris 

Date: April 4, 2016

Re: Senior Activities

The following special activities took place at the Kent Senior Center during March 2016:

- 2 – New Milford VNA Blood Pressure Clinic;
- 3,10,17,24,31 – Senior Art Group
- 16 – Salisbury VNA Wellness Clinic;
- 23 – Easter Luncheon and egg coloring with Kent Center School student council
- 29 – Parkinson's Support Group organizational meeting

Thank you.





LYNN MELLIS WORTHINGTON REPUBLICAN-AMERICAN

Brendan Stewart, a member of the Kent Center School student council, helps dye Easter eggs with Arnie Valentine and Dorothy Puskas at Kent Senior Center on Wednesday. Student council members Reagan Blore, left, and Daniel Agostinho, right, joined in the event where students visited with seniors. It is the third time this school year that student council members have visited the senior center.

# Young leaders visit seniors

## They come for eggs, stay for conversation

BY LYNN MELLIS WORTHINGTON  
REPUBLICAN-AMERICAN

**A** mixing of generations created some interesting stories as well as colorful eggs Wednesday at the Kent Senior Center.

Six members of the Kent Center School student council visited with seniors and helped dye Easter eggs at the Senior Center.

Astrid von Seufert, student council president, noted it was the third time this school year that its members have visited with the seniors. The students have visited during a holiday luncheon in December and a Valentine's Day lunch in February.

"It is fun to come and hang out with the seniors," von

Seufert said.

Senior Center Director Lesly Ferris said she'd like to have the students visit one last time before the end of the school year. When asked if there was another holiday coming up, Ferris said there didn't have to be a holiday for a visit.

"We could have student council day," she said.

Sixth-grader Reagan Blore, who was on her second visit with the seniors, said she liked having the opportunity to meet new people.

"It is a learning experience," Blore said. "We can learn about their lives and the experiences they had as children."

Seventh-grader Chloe

Hannen enjoyed dipping the eggs into the different dyes and smiled as the seniors took a turn with the eggs.

In the corner of the room,

senior Arnie Valentine was engaged in a spirited discussion with three boys: Brendan Stewart, Daniel Agostinho and Michael Chavka. As they discussed skiing and snowboarding, Valentine and Stewart realized they both enjoyed visiting Vermont.

The seniors asked the students about snowboarding as compared to skateboarding. Chavka said skateboarding is more stable.

"The wheels give you more balance," he said.

Valentine acknowledged he hadn't done either, but he has enjoyed skiing over the years.

Contact Lynn Mellis  
Worthington at [lynnmellw@gmail.com](mailto:lynnmellw@gmail.com)  
or on Twitter  
[@lynnmellw](https://twitter.com/lynnmellw)

TO: Board of Selectmen  
FROM: Leah Pullaro  
DATE: April 5, 2016  
RE: Social Services Report, 1st quarter 2015-2016

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**1. MEETINGS AND COMMUNITY OUTREACH** – In July, I met with the Kent Nursing Association to discuss needs within the community. In August I hosted an Energy Assistance program training for the upper northwest corner. I also attended a meeting of the United Way to inform the board concerning the impact of the Back to School Program on the Kent community. In September, I attended the Elder Law Boot Camp, co-hosted with Park and Recreation the AARP Safe Driving Course, spoke to the Kent Lion's Club about Kent Food Bank, and attended a yearly meeting at the Foundation for Community Health.

**2. CLIENTS SERVED** – In April, May, and June, completed 63 prescheduled and walk-in appointments.

**3. ASSIST PROGRAMS:**

- **Assist Fund** –The assist fund expended \$2,966.49 in assistance for rent, utilities, and car related repairs/expenses.
- **Kent Community Fund** – Provided grant assistance to Kent households totaling \$2,346.00. Requests included assistance with rent, utilities, and medical bills.
- **Foundation for Community Health** – Received \$979.35 in medication and prescription insurance premium payment assistance for 4 Kent residents.
- **Berkshire Taconic Community Foundation** - \$2,697.53 in assistance from the Neighbor to Neighbor Fund, Jane Lloyd Fund, and Blue Horizons Health Fund.

TO: Board of Selectmen  
FROM: Leah Pullaro  
DATE: April 5, 2016  
RE: Social Services Report, 2nd quarter 2015-2016

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**1. MEETINGS AND COMMUNITY OUTREACH** – In October, I attended a Regional Mental Health Board Meeting. I also sponsored a Medicare enrollment event at Kent Town Hall. In November, I attended an anniversary dinner for Community Action Agency of Western Ct and distributed Thanksgiving food baskets to 31 Kent households. In December, I hosted an enrollment event for Access Health and distributed 32 December holiday food baskets.

**2. CLIENTS SERVED** – In October, November, and December, I completed 92 prescheduled and walk-in appointments.

**3. ASSIST PROGRAMS:**

- **Assist Fund** –The assist fund expended \$2,865.22 in assistance for rent, utilities, and car related repairs/expenses.
- **Kent Community Fund** – Provided grant assistance to Kent households totaling \$1811.00. Requests included assistance with rent, utilities, and medical bills. KCF sponsored postage for one issue of the Senior Times. In addition, in the 1<sup>st</sup> and 2<sup>nd</sup> quarter of this fiscal year, KCF provided 6,255lbs (3.25 tons) of food at a cost of \$931.00 to Kent Food Bank.
- **Foundation for Community Health** – Received \$2,033.29 in medication and prescription insurance premium payment assistance for 5 Kent residents.
- **Berkshire Taconic Community Foundation** - \$3,722.24 in assistance from the Neighbor to Neighbor Fund, Jane Lloyd Fund, and Blue Horizons Health Fund.

## KENT VOLUNTEER FIRE DEPARTMENT

*Revised February 2003*

*Revised June 2014*

*Revised June 1, 2015*

### TAX ABATEMENT

1. Purpose: To establish standards by which the Kent Volunteer Fire Department will certify to the Town of Kent which of its members are eligible for tax abatement in any given year.
2. Procedure:
  - A. The Personnel Committee, for the year of the Tax Abatement being reviewed and the current Personnel Committee, shall meet in January each year to review membership.
  - B. Members who have achieved the following during each calendar year will be eligible for tax abatement:
    - 1) Completed probationary period and be an active emergency member, as defined in the Kent Volunteer Fire Department Constitution and By-laws.
    - 2) Compiled a total of 60 points, according to the KVFD Point System. (Attachment 1-7.1)
      - a) Points must be earned from each of 3 categories- Continuing Education, Administration, and Emergency Response.
      - b) Discretionary points may be awarded by the Personnel Committee upon annual review of each member's participation.
  - C. Any member who has served at least 20 years of active emergency service to KVFD and has been eligible to receive the abatement for 15 years, shall be entitled to the maximum annual abatement of property taxes for as long as they reside and/or pay property tax in Kent.

**NOTE:** *Effective January 1, 2016, all current members shall be credited with their current years of service toward the 15 years of tax abatement requirement.*
  - D. If a member is dismissed from the department, the member shall not be eligible for the tax abatement.
  - E. A list of the KVFD members eligible for tax abatement for the following July shall be submitted by a majority vote of the two Personnel Committees to the Town of Kent by January 31. This list shall contain the addresses and the amount for which each member is eligible (see Attached Form 1-7.2)
  - F. The KVFD Records Clerk will update the members on a quarterly basis of points earned.
  - G. KVFD will notify the Board of Selectmen within 30 days of changing this SOP and/or the attached point system.
3. Records:
  - A. Point System of KVFD Attachment 1-7.1
  - B. The Tax Abatement list will be developed annually by the two Personnel Committees on those members eligible for tax abatement. Attached Form 1-7.2

## Point System of KVFD

### Activity

### Points

#### Category #1

#### Continuing Education

Note: points awarded for year in which test is successfully completed.	Course/training up to 1 hour	1
	Course/training 2 to less than 5 Hours	2
	Course/training 5 to less than 10 Hours	3
	Course/training 10 to less than 20 Hours	5
	Course/training 20 to less than 40 Hours	10
Points awarded for educational classes will be as per hour requirements of the state for both fire and EMS certifications.	Course/training 40 Hours +	20
	Course/training- organize/lead (non-line officer or appointed training position) (in addition to attendance point)	1

#### Category #2

#### Administration

Elected/Appointed Positions	Monthly Department Meeting	2
	Monthly EMS Meeting	1
	Monthly Executive Committee Meeting (no point for EC members)	1
	Chair committee/lead event/detail (per non-emergency attendance) (in addition to attendance point)	1
	Participate in committee/event/detail (per non-emergency attendance)	1
	Executive Committee	25
	Engineer	20
	Appointed positions	20

#### Category #3

#### Emergency Response

KVFD fire or ambulance emergency response per emergency attendance	2
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**Points must be earned from each of the 3 category areas above.**

<b>Discretionary</b>	<b>At the discretion of the personnel committee</b>	<b>Up to 15</b>
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Note: Points do not carry over into other years.

**Total Needed for Abatement: 60**

## Tax Abatement Records

For the tax year following the calendar year of \_\_\_\_\_, the following members of the Kent Volunteer Fire Department are eligible for Tax Abatement from the Town of Kent.

**For the amount of \$1,000**

[illegible]

History: Adopted January 9, 1981; amending ordinance adopted at special town meeting November 19, 1976; further amended at special town meeting July 23, 1982. Revised annual town meeting November 7, 2003, effective December 8, 2003

#### **Sec. 18-5 Designation of Open Space**

In accordance with General Statutes Section 12-107e, the town approves the designation of land as open space.

History: Voted at special town meeting December 1, 1989.

#### **Sec. 18-6 Exemption for Personal Property Leased to Non-profit Organizations**

1. Pursuant to Section 12-81(58) of the Connecticut General Statutes any personal property leased pursuant to a lease-purchase agreement to a charitable, religious or non-profit organization exempt from taxation for federal income tax purposes shall be exempt from local property tax, provided that such property is used exclusively for the tax exempt purposes of such charitable, religious or non-profit organization and provided further that such lease-purchase agreement shall be for an initial term of at least three (3) years and shall grant to such lessee organization, during or at the expiration of such initial term or any renewal thereof, the right to purchase such personal property at a bargain or nominal price.

2. Any charitable, religious or non-profit organization desiring a tax exemption for personal property which it leases pursuant to such a lease-purchase agreement shall make application for such exemption annually on or before the first day of December in accordance with rules and procedures adopted by the Assessor for the Town of Kent for such purpose. A copy of the lease-purchase agreement shall be or have been submitted to the Assessor as part of such application.

3. This ordinance shall be effective for personal property so leased by charitable, religious or non-profit organizations on and subsequent to October 1, 1994.

History: Adopted at special town meeting September 23, 1994, effective December 18, 1994 for personal property on and subsequent to G.L. Oct. 1, 1994.

#### **Sec. 18-7. Tax Abatement for Volunteer Emergency Services Personnel**

Pursuant to the provisions of C.G.S. Sec. 12-81w:

1. The volunteer firefighters, emergency medical technicians, paramedics and ambulance drivers of the Kent Volunteer Fire Department who reside or pay property tax in the Town of Kent shall be eligible for an abatement of up to One Thousand Dollars (\$1,000.00) in property taxes due for any fiscal year when meeting the following criteria:

a. Volunteer firefighters, emergency medical technicians, paramedics and ambulance drivers must complete their probationary period by December 31 of the current year to be eligible for tax abatement on July 1 of the following year; and

b. Volunteer firefighters, emergency medical technicians, paramedics and ambulance drivers must have met the eligibility requirements established by the Kent Volunteer Fire Department in Standard Operating Procedure 1-7, TAX ABATEMENT ELIGIBILITY (KVFD SOP 1-7), as hereafter amended, from time to time.

2. Annually, on or before January 31 of each year, the Personnel Committee of the Kent Volunteer Fire Department shall submit to the Board of Selectmen a certified list of volunteer firefighters, emergency medical technicians, paramedics and ambulance drivers eligible for tax abatement as of December 31 of the previous calendar year. This list shall contain the full name, address, tax identification number and criteria upon which eligibility is based for each such volunteer.

3. Abatement of property taxes for those eligible volunteer firefighters, emergency medical technicians, paramedics and ambulance drivers set forth on the list submitted to the Board of Selectmen shall be applied against the property tax bills of the listed eligible volunteers due on the October 1 Grand List in an amount up to One Thousand Dollars (\$1,000.00) provided however:

a. Said tax bills are due and payable on the fiscal year commencing the following July 1.

b. Any person eligible for such tax abatement each year may decline the tax abatement by March 1 of the calendar year in which such bills become due and payable in accordance with procedures adopted by the Assessor of the Town of Kent for such purpose.

c. The tax abatement under this Ordinance shall be applied first against any real property tax owed by an eligible volunteer to the Town of Kent and then against personal property taxes owed by an eligible volunteer to the Town of Kent. In the event that the tax to which the abatement is applied is paid in installments, then the exemption shall be applied against the total due and payable.

4. A copy of KVFD SOP 1-7, approved by the Board of Selectmen, shall be on file at all times in the Office of the Town Clerk. The Board of Selectmen will be notified by the Kent Volunteer Fire Department of all changes to KVFD SOP 1-7 within thirty (30) days of adoption or amendment by KVFD members. The failure of the Board of Selectmen to act on the amended KVFD SOP 1-7 within thirty-five (35) days of official submission shall be taken as approval of the KVFD SOP1-7, as amended.

5. The tax abatement under this ordinance shall be applicable for any real property or personal property of a volunteer eligible for such abatement whether such property is owned individually, jointly, or as a tenant in common with one or more other persons.

6. The Tax Collector of the Town of Kent shall maintain a record of all taxes abated in accordance with this ordinance.

History: Adopted at Annual Budget Meeting May 19, 2002, effective June 17, 2002 on applicable taxes due on Grand List of 10/1/01 and thereafter.



## **CHAPTER 4 BUILDINGS AND BUILDING REGULATIONS**

### **Sec. 4-1. Adoption of State Building Code**

The Town of Kent hereby adopts the Basic State of Connecticut Building Code in accordance with the provisions of Chapter 354 of the General Statutes of the State of Connecticut, as amended.

History: voted at Town Meeting, September 21, 1970.

### **Sec. 4-2. Building Code Permit Fees**

The following schedule of fees shall be the fees required for building permits issued in accordance with the terms of the State Building Code and such fees shall be paid before the building permit is issued:

1. Building Permit: \$20 for the first thousand (\$1,000) dollars plus \$6 for each additional one thousand dollars or portion thereof.

Post Facto Building Permit: \$100 for the first thousand (\$1,000) dollars plus \$6 for each additional one thousand dollars or portion thereof.

2. Mechanical Permit: \$20 for the first thousand dollars plus \$6 for each additional one thousand dollars or portion thereof.

3. File Close Out with Inspection: \$100.

4. File Close Out Letter: \$25.

5. Tent permit per tent: \$25.

History: Adopted at annual town meeting November 6, 1998, effective January 1, 1999, repealed, repealed fee schedule enacted at Special Town Meeting June 24, 1977 and amended at the Town Meeting of October 6 1986 and March 26 1987. Fee schedule enacted at the Annual Town Meeting of October 5, 1970 was repealed by vote of June 24, 1977.

### **Sec. 4-3. Delinquent Taxes**

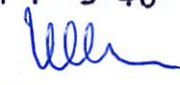
1. The Building Official shall not issue any permits to conduct work on any real property as to which there are outstanding delinquent taxes.

Nothing in this ordinance shall prohibit the Building Official from issuing a permit to perform repairs to an existing structure which is unsafe within the meaning of the State Building Code if the Building Official determines that such repairs should be performed immediately to protect the safety of either the building's occupant or the public.

History: Adopted at special town meeting April 19, 1996, effective May 11, 1996.

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