



# TOWN OF CONCORD

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**FOR IMMEDIATE RELEASE**

## **Town of Concord Votes on November 6<sup>th</sup> to Purchase and Demolish Main Street Property in Need of Demolition**

DATE: October 19, 2018

CONCORD, VT. – Voters in the Town of Concord will decide the fate of the partially demolished property located at 210 Main Street at the upcoming November 6<sup>th</sup> vote by Australian ballot. The property has been part of the historic homes along Main Street in Concord since the 1800's until a fire and subsequent attempted demolition by prior owners left the remaining shell of a building that stands today. The current owners of the property had plans to demolish the building and install a mobile home. However, due to extenuating circumstances they are unable to proceed with their plans for the property.

Considering safety concerns and zoning bylaw violations, the Concord Selectboard, working in conjunction with Alan Smith, Concord Zoning Administrator and Cynthia Stuart, Zoning & Planning Board Chairperson, pursued options with the property owners to finalize the demolition of the building. Specifically, the owners were in violation of Concord Zoning Bylaw Sections 305 and 312, Burned Buildings, that states no owner or occupant of land in any district shall permit fire or other ruins to be left, and within one year shall remove and fill in the basement, excavate to ground level or shall repair, rebuild or replace the structure. The owners were also in violation of a shed being too close to the property line.

The cost to the Town of Concord to attain the property, demolish the building, and restore the site includes up to \$8,000 for payment of an outstanding mortgage and taxes due and an estimated \$27,000 for lead abatement, building demolition and disposal. The article to be voted on states; "Article 1: Shall the Town vote to authorize the Selectboard to use General Fund money to purchase, demolish and dispose of the property at 210 Main Street, Concord Vermont, for an amount not to exceed \$35, 000.00." The vote, if approved, authorizes the Concord Selectboard to spend up to \$35,000 to acquire and demolish of the property. The Selectboard will consider various options for the property if the vote passes.

George Morehouse, Concord Selectboard Chairperson, indicated, "This situation is new to Concord but not new to other towns that are also dealing with abandoned and blighted property. Many community members have brought their safety and aesthetic concerns about the 210 Main Street property to the Concord Selectboard. It will be up to the voters to determine how they want the Selectboard to deal with this situation. If the November 6<sup>th</sup> vote does not pass, legal action against the property owners is another alternative."

An informational meeting will be held at the Concord Town Hall for the Special Town Meeting on Saturday, October 27, 2018 at 11:00am. Community members are encouraged to attend the meeting to seek additional information and ask questions prior to the vote on November 6<sup>th</sup>.