

**ROCKINGHAM BOARD OF LISTERS MEETING**

**Thursday May 26, 2016**

**Minutes**

Listers Present: Camilla Roberts, Paul Noble, Michael Harty

Also Present: Christine Bullard

1. Meeting called to order at 11AM.
2. Minutes of previous meetings are Results of Grievance 2015 which can be found in Listers files and in the grand list in the town vault. Approval of minutes dispensed with as these values cannot now be changed.
3. No comments by public on items not on the agenda.
4. Camilla Roberts explained that the Board of Listers has received and reviewed an application for non-taxable status from Parks Place parcel # 233580044 with supporting documents. Material regarding the criteria to be met for eligibility for nontaxable status were provided to the applicant with the form for application.
5. Christine Bullard explained that Parks Place meets the criteria for nontaxable status as outlined in the application. Parks Place is a nonprofit organization that serves the public by providing access to a wide range of family support services for low and moderate income residents of the area.
6. Mike Harty and Camilla Roberts asked about the space rented to providers, according to Service Agreements provided to the Listers upon request.
7. Christine Bullard answered that the organizations and private therapists who utilize the spaces are all meeting the overall mission of Parks Place. For the fees the providers get a receptionist, office equipment, and space. Some space is provided for free when certain especially needy groups have no funds to pay such as the Women's Freedom Center that helps in cases of domestic violence.
8. Mike Harty explained that in his research into case law on this matter, two cases are especially relevant: the American Museum of Fly Fishing, Inc. v. Town of Manchester and a case of Twin Valley Community Services, Inc. v. Town of Randolph. The first case has set three criteria for interpreting the statute, which are met here. The second case resolves the question of the leasing income in this situation does not disqualify Parks Place because "both taxpayer-owner and the lessee operator are nonprofit corporations with a single mission".
9. Camilla Roberts said that the second case resolved her only concern about the eligibility of Parks Place, and therefor she is in favor of the application.
10. Paul Noble stated that the Listers are in a defensible position to approve the application.
11. Mike Harty made a motion that the Listers find that Parks Place is eligible for nontaxable property status per 32 VSA section 3802(4).
12. Paul Noble seconded the motion.
13. The motion was unanimously approved.

11:20 Meeting adjourned

Attest: Camilla Roberts  
Camilla Roberts, Chair Rockingham Board of Listers