

# ***Goshen Historical Commission***

## ***Meeting Minutes***

September 10, 2015

### **1) Call to order**

- a) The regular meeting of the Goshen Historical Commission was called to order at 7:33PM on September 10, 2015 at the Goshen Historical Museum.

### **2) Roll call**

- a) The following persons were present: Bob Labrie, Margaret Waggoner, Floyd Merritt. Visitors included Franklin Wickland and Laura Baker

### **3) Approval of minutes from last meeting**

- a) The minutes of the August 20, 2015 meeting were approved as amended.

### **4) Finance Report**

- a) No change from prior report.
- b) Treasurer's Report accepted as presented.
- c) BL met with Goshen Selectboard re: \$1,157 overpayment to National Grid. Asked if the GHC could recoup those funds in FY '16 to purchase photocopier / scanner and additional fireproof cabinets. They recommended that we wait until free cash is certified and submit a warrant for the expenditures. BL to submit a new request for 2 additional legal-sized fireproof cabinets to the C.P.A.

### **5) Report on endangered historical properties – Williams / Boltwood House**

- a) BL shared Allan Kidston's (Goshen's Treasurer) letter with the Goshen Selectboard to keep them up to date on the property (see attached).

### **6) Status of completion of and summary of MHC inventory forms on historical properties**

- a) No change in status.

### **7) Report of GHC representative on CPA Committee**

- a) Discussed latest update on the Town Hall rehabilitation and the wording for the Special Town Meeting warrant for 8/31/2015. Also planned for the upcoming Annual Public Meeting.

### **8) Report of the Curator**

- a) Visitors:

- 2015 – 45
  - 2014 – 63
  - 2013 – 43
  - 2012 – 52
  - 2012 - 75
- b) Discussed ways to increase visitors – newspaper articles, social media, special presentations.
- c) Lawrence Packard gifted us several books and pins:
- “Identification of Aircraft for Army Forces Ground Observer Corps” Printed 1942
  - “Recognition Journal” – Printed February, 1945
  - Aircraft Warning Service Volunteer – Observer
  - Army Air Forces AWS Observer
- d) Arlene Harry provided a copy of a talk she gave to the Goshen Historical Society in August, 2015 on the Sabo family.

**9) New Business**

- a) Bob to develop a generic agenda for future correspondences.

**10) Adjournment**

- a) Meeting was adjourned at 9:00PM.
- b) Minutes submitted by: Bob Labrie

# RE: Williams Boltwood House (Second Request)

Town Treasurer

Fri 7/22/2016 10:55 AM

To: 'Bob Labrie' <bslabrie@msn.com>;

Bob, The difference between ED and foreclosure is significant. The later removes all outstanding encumbrances, claims, and interests in the real estate, while ED may not clear up title for any unknown claims.

**Allan L. Kidston**

Town Treasurer

Town of Goshen

42 Main Street

Goshen, MA 01032

PH (413)268-8236 x-108

Fax (413)268-8237

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**From:** Bob Labrie [mailto:bslabrie@msn.com]

**Sent:** Friday, July 22, 2016 10:05 AM

**To:** Town Treasurer

**Subject:** RE: Williams Boltwood House (Second Request)

Allan,

Thanks for the update.

You ask a very good question. Has the Town committed to transfer the property to the Trust? The answer is no because I don't think the Trust has officially asked the Town to do so. However, my next e-mail will be to the Trustees suggesting that they put together a plan to do just that.

I'll keep you posted.

The reason I brought up ED was because we used it in the late 1990's to clear the title on property off of Smith Road in Chesterfield where New Hingham is now built. We had a willing seller and a willing buyer. I seem to recall that the attorney we were using at the time suggested we go down the path of what is referred to as a 'friendly taking' via ED to clear the title. I feel that doing something similar with the WB house would be in the best interest of all parties involved.

Bob

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From: [Treasurer@goshen-ma.us](mailto:Treasurer@goshen-ma.us)

To: [bslabrie@msn.com](mailto:bslabrie@msn.com)

Subject: RE: Williams Boltwood House (Second Request)

Date: Fri, 22 Jul 2016 13:32:57 +0000

Bob,

From my prospective as Town Treasurer the current process of foreclosing on the tax title is my only official route. Eminent Domain (ED) may or may not be available to the Town. For a taking by ED you would need to consult town counsel.

My point to you was simply that ownership of the property is now with the Town by virtue of the Tax Taking and any maintenance, repair or necessary improvement can be undertaken with financial risk to the Town. I am unfamiliar with the Trust you reference. Has a Trust been established for this property and has the Town committed to transfer the property to the Trust? If so, I believe I can assign the Tax Taking to the Trust which would expedite the Trust's control.

We will know more early next week about the status at the court and should have a better timeline. I will let you know as soon as I receive word.

**Allan L. Kidston**

Town Treasurer

Town of Goshen

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Goshen, MA 01032

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**From:** Bob Labrie [<mailto:bslabrie@msn.com>]

**Sent:** Thursday, July 21, 2016 3:49 PM

**To:** Town Treasurer

**Subject:** RE: Williams Boltwood House (Second Request)

Keep in mind that the Historical Commission is involved because I'm asking the questions on behalf of Margaret Waggoner, Kit Rock and Nancy Clifford - trustees of the Williams / Boltwood House Trust. The Historical Commission is also interested in preserving the property because of its historical significance.

The hope is that the Town of Goshen will transfer to property over to the Trust so they can proceed with preserving the property and turning it into a museum.

I have always felt that using Executive Domain to do a friendly taking to acquire the property would have been the easiest and least costly way for the town to take possession of the property and clear the title at the same time.

I'm open to any and all discussions to bring this process to a close that benefits all. Where do you suggest we begin?

Bob

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From: [Treasurer@goshen-ma.us](mailto:Treasurer@goshen-ma.us)

To: [bslabrie@msn.com](mailto:bslabrie@msn.com)

Subject: RE: Williams Boltwood House (Second Request)

Date: Wed, 20 Jul 2016 20:55:47 +0000

Bob, the Court moves slowly. There is a concern about the trust. SEE BELOW my last exchange with the attorney: [Estate of Susan Clark](#) – so this continues to be a title abyss! What should I be expecting now? Will this new attorney be billing the Town to clean up the probate issues? If so, I need a not to exceed quote so the Town can determine if they want to proceed (what choice do they have anyway but to move forward).**[Dawn Bloom]** The attorney is going to

provide a lot of information/documents that will hopefully make processing this case much simpler. If we can serve only the current trustee, Nancy Clifford, this case would be over soon; but, we'll see. May have to serve all living heirs of Babcock.

The Town's attorney, Dawn Bloom, will be at Land Court tomorrow and will be consulting with the court's case manager to get guidance and / or a to do list of those things necessary to get this completed. Also, the town's attorney has been working with the Clarke Estate's lawyer (Carol Klyman, perhaps misspelled) who is prepared to do whatever is necessary to get the foreclosure completed.

I'll remind you that the Town does own this property by virtue of its tax taking, so if the historical commission wants to do anything, please talk to me as Town Custodian (of town property) we should be able to find a safe way forward.

**Allan L. Kidston**

Town Treasurer  
Town of Goshen  
42 Main Street  
Goshen, MA 01032

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**From:** Bob Labrie [<mailto:bslabrie@msn.com>]  
**Sent:** Wednesday, July 20, 2016 9:14 AM  
**To:** Town Treasurer  
**Subject:** Williams Boltwood House (Second Request)

Allan,

Just following up on this e-mail I sent a few weeks ago.

Any update for us?

Bob

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Date: Sat, 9 Jul 2016 15:22:07 +0000  
From: [bslabrie@msn.com](mailto:bslabrie@msn.com)  
To: [Treasurer@goshen-ma.us](mailto:Treasurer@goshen-ma.us); [akidston@hampshirecog.org](mailto:akidston@hampshirecog.org)  
Subject: Williams Boltwood House

Allan,

It's been several months since you provided an update on the tax title process for this property. Can you give me a status when you have the chance?

Bob

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