



**Enfield Blight Review Committee
Regular Meeting Minutes
Scitico Room – Enfield Town Hall
Thursday, March 5, 2026 4:00 PM**

A regular meeting of the Enfield Blight Review Committee was held in the Scitico Room at the Enfield Town Hall on Thursday, March 5, 2026 at 4:02 pm.

1. Roll Call

Present: Deputy Mayor John Santanella – Town Council Liaison, Councilor Carol Hall – Town Council Liaison, Mary Ann Turner, Jennifer Bruyette, and Jim Byrne (joined at 4:07pm)

Also Present: Kristy Koistinen – Community Development Specialist

2. Approval of Minutes

A motion was made by Mary Ann Turner, seconded by Jennifer Bruyette, to approve the January 8, 2026 minutes. **The motion was approved 4-0-0.**

3. Old Business

None

4. New Business

- a. 132 Weymouth Road** – The owner’s attorney joined the meeting virtually and two representatives for the potential buyer were present in person.

Staff reminded the Committee that at their December 15, 2025 meeting, the Town Council approved the Committee’s recommendation to foreclose on the property maintenance fines at 132 Weymouth Road.

The potential buyer provided a brief presentation on their future plans for the property that includes applying for a Brownfield grant, remediation of the property and moving their business into one of the multiple units in the building. They plan on filling the other units with tenants closer to opening.

The Committee discussed the current three violations outstanding at the property that includes the damaged canopy in the front of the building, boarded windows and doors, and the damaged parking lot. The Committee recommended, and the buyer agreed, that after the closing, the buyer had two months to create a plan and timeline to remediate the blight violations. At that time, the buyer will come back in front of the Committee to review their

plan. If this does not happen, the Town will issue a Notice of Violation and begin the property maintenance process.

The Committee confirmed that along with the property maintenance fines, there are additional liens and expenses owed to the town including sewer usage fees and expenses for the work completed by the Town's Department of Public Works when securing the building in July 2025 due to the unsafe conditions of the structure. The Committee wanted to specifically note that if the property maintenance fines are reduced, that would not include the additional liens or expenses owed to the town as those are separate items and must be paid to the town at closing as well.

A motion was made by MaryAnn Turner, seconded by Jennifer Bruyette, to recommend to Town Council to reduce the property maintenance fines at 132 Weymouth Road to \$51,961 that must be paid at closing which must take place within 15 days of Town Council approval. We further recommend that the property maintenance liens will be released and the foreclosure is withdrawn. The motion was approved 5-0-0.

Recess – The meeting recessed from 5:10 pm to 5:15 pm.

5. Unfinished Business

The three items were not discussed.

6. Discussion Items

- a. 12 Rim Street** – Staff provided a quick history of the property maintenance lien of about \$45,000 for a damaged car that sat in the driveway for 20 months. Staff and the property's mortgage company have reached out to the property owner numerous times over the past few years to invite them to meet with the Committee to review the lien, but the owner has never responded to either party.

Staff wanted to confirm how the Committee would like to proceed with properties like this or other cases that include the property being sold with property maintenance liens still outstanding. The Committee agreed to discuss this topic more thoroughly at a meeting in the near future.

- b. April Meeting Date** – Staff questioned if everyone is available for the next scheduled meeting on Thursday, April 2, which is the day before Good Friday. The Committee agreed they are available and the meeting will continue as scheduled.

c. Property Maintenance Ordinance Revisions(s) – Councilor Hall and Deputy Mayor Santanella both reviewed the comments their caucuses had after the public hearing and reviewing the current recommended revisions.

The Committee agreed on two revisions that included in Section 14-172 (2) (a) removing missing screens and Section 14-172 (3) (a) removing driveways in a state of disrepair.

The Committee agreed they are ok with the current version of the ordinance after their discussion and requested it be sent to the Town Attorney for their review.

Adjournment

A motion was made by Jim Byrne, seconded by Jennifer Bruyette, to adjourn at 5:50 pm. The motion was approved 5-0-0.

Respectfully Submitted,

Kristy Koistinen
Office of Economic & Community Development