

Select Board Meeting
Town Office
June 14, 2023, 6:30 pm

MINUTES

In attendance: Paul Barton, Caitlin Boyle, Dennis Devereux, Chad Farrar, Craig Fortier, Carol A. Garrow-Woolley, Zena M. Gates, Barbara Hazelton (via Zoom), Steve Hazelton (via Zoom), David Johnson, Elizabeth Karle, Jon McCann, Donna McDonald, Linda McGrath, Christine Pratt, David Martin (via Zoom), Stephen Michel, Donna Seward, James Seward, Andrew Shulz, Faith Tempest, Clinton Woolley.

1. Call to Order
2. Pledge of Allegiance
3. Consideration of Any Changes to the Agenda: Several small items are added to the New Business section of the agenda: Appoint Rep and Alternate to Regional Board of Commissioners; Reappoint BOA Member; Reappoint Road Foreman; Consider Liquor License Application for Belmont Store.
4. Approval of May 9th and 11th Minutes
 - a. The Select Board indicated the need to add to the May 9 minutes that Clinton Woolley was appointed as RRTAC representative. Diana Garrow made a motion to accept with the above edit; Jeff Chase seconded; unanimously approved.
5. Reports
 - a. Highways & Transfer Station Update
 - i. Mr. Woolley received a quote for crack sealant, to be delivered on June 26; the price is 82 cents/pound for orders of more than two pallets. The Town did not receive a paving grant this year. Mr. Woolley mentioned a new "liquid road" product that might be good to keep in mind for interim repairs. The highway crew will begin grading this coming week.
 - ii. Mr. Chase noted that work will move forward with the Summit Road box culvert replacement.
 - b. Treasurer Monthly Income & Expense Report
 - i. Treasurer Liz Karle said the Town is in a good cash position; the final school payment; state education tax payment; and bond payment have all been paid. Ms. Karle noted that there are a few areas where the Town has gone over-budget, but that major items are on track, including the transfer station budget. Overall the Town is in good standing and has cash-on-hand to carry the town into next

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month and tax season.

- c. Mount Holly Planning Commission Update: Planning Commission Chair Jon McCann anticipates having a draft of the Town Plan ready by August for Select Board review. Mr. McCann also reported that a couple additional meetings regarding Belmont Village will take place over the summer; while this is not MHPC activity, it does concern planning in the Town and the Town's Municipal Planning Grant.
 - i. Administrative Officer Update: Administrative Officer Faith Tempest reported that David Tilly is constructing a 50 x 32' pavilion on their property on Okemo View Dr. In her conversation with Mr. Tilly, he assured Ms. Tempest that the building is intended for use for hosting weddings for his five children. Alissa Tilly, one of the owners of the property, has completed a building registration form for the property; the building registration was filed after the construction work was begun. Town resident Craig Fortier commented that he is a neighbor of the property where the aforementioned pavilion is being built, and that he is concerned because the Tillys have listed the property as a wedding venue on Google Maps and as a Hip Camp site on hipcamp.com, which indicate that the family intends to use the property as a business, or for purposes beyond private use. Resident Kevin Plew added that he is also concerned for the abutting property owners, as the construction of the building does not appear to be for personal use only. Mr. Turco noted that if the property will be run as a business, the property owners will need to file for state permits in compliance with Act 250 regulations. Faith Tempest will seek a jurisdictional opinion from the NRB requiring the property.
 - ii. Consider Building Registration Ordinance Amendments: VLCT has indicated that the Building Registration Ordinance should ideally be updated with minor amendments that rectify some unclear language, and that a separate fee schedule be adopted to adjust fees. The Select Board Clerk will make the recommended adjustments in consultation with VLCT, and will present it to the Select Board for review at the next regular meeting. Separately, the Select Board can consider and adopt a revised fee schedule that pertains to the amended ordinance. Stephen Michel commented that he believed the current Building Registration form asked questions that went beyond what the Listers required. Mr. McCann recommended that the fee be changed back to \$20 to be consistent with the ordinance.
- d. Mount Holly Conservation Commission Update:

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- i. MHCC Chair Phillippe Crane asked the Select Board to consider its request to spend its budget to purchase injectors and chemicals for ash trees that are vulnerable to Emerald Ash Borer disease. He noted that the costs will outpace what's in the budget, but that residents will pay the MHCC for the chemicals, which will replenish the funds. Liz Karle noted that the funds Mr. Crane is referencing is in the reserve fund, not the regular MHCC budget. The cost of the injectors and chemicals is \$647 for the injectors and \$1,856.36 for the chemicals. Ms. Karle noted that the projected amount is beyond the reserve fund (currently \$1,957), but that the initial order will reimburse the fund. Mr. Chase recommended ordering two quarts to limit initial cash outflow. Mr. Turco made a motion to approve the injectors and two quarts of chemicals, and to approve the purchase of additional quarts as needed, and as funds are replenished; Diana Garrow seconded; unanimously approved.
- ii. Mr. Crane shared that on June 29th, from 7-9 pm in the Community Center, the Conservation Commission will offer a public presentation to discuss state composting regulations and home composting.
- iii. Mr. Crane further noted that the MHCC is looking into whether the wildlife management area bordered by Teer Road could possibly be designated as a Town Forest.

6. New Business

- a. Waive Homestead Penalty on Late-Filed HS-122: Diana Garrow made a motion to waive the penalty; Jeff Chase seconded; unanimously approved.
- b. Appoint Animal Control Officer. The Select Board will appoint or re-appoint for the ACO; current ACO Laura Swarz is considering whether she'd like to be reappointed, and she will send a letter of interest to the Select Board. The Select Board Clerk also noted that she will draft a warrant to be served to residents who have not complied with the state's dog licensing statute; she will present the draft for review by the Select Board in July.
- c. Municipal Energy Resilience Grant Program: Energy Audit for Town Office & Garage: Jeff Chase will continue to work on this grant.
- d. Capital Asset Replacement Plan: Mr. Chase and Ms. Karle have drafted a proposal for a capital asset replacement plan; they noted that the fund may be underfunded given prospective needs for equipment. The plan can be revisited in the Town budgeting workshop, as needs for the next fiscal year are assessed.

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- e. Little Lending Library at Oddfellows Hall: Linda McGrath and Donna McDonald are hoping to erect a small lending library in the vicinity of Stark Lake Beach and Oddfellows Hall. They are proposing a site where there is easy access to pullover, and some existing pedestrian traffic. Dennis Devereux noted that Linda had also contacted him, and that the Lodge has not yet had time to talk about it; he expressed some concerns about the library being damaged. Mr. Turco suggested trying it in their proposed spot and seeing how it goes; Diana Garrow and Jeff Chase agreed. He recommended calling Dig Safe before digging the hole for the post.
- f. Appointment of RRPC Rep and Alternate: Jeff Chase made a motion to re-appoint Jessica Metcalfe and as the alternate Jon McCann.
- g. Reappoint Board of Adjustment Member: Mark Turco made a motion to reappoint Jim Seward for a three-year term; Jeff Chase seconded; unanimously approved.
- h. Reappoint Road Foreman; Mark Turco made a motion to reappoint Clinton Woolley as Road Foreman; Jeff Chase seconded; unanimously approved.
- i. Liquor License Application for Belmont Store: Diana Garrow made a motion to approve the license application; Jeff Chase seconded; unanimously approved.

7. Ongoing & Old Business

- a. Discuss Town Loader Purchase & Financing Options: Ms. Karle researched financing options for the purchase of a loader. She reported that Community Bank offers a 5.29% rate on a loan up to \$139,700; John Deere offers a five-year lease-to-own program at 8.3%; the Municipal Equipment Loan Fund (MELF) offers up to a \$110,000 loan at 2% interest; approval of this loan would not come until October. Ms. Karle recommended financing the purchase via Community Bank initially, and repaying that loan if the MELF loan is approved at the lower rate in October. The Select Board discussed other possible equipment purchase needs for the future. Ms. Karle also noted that there may be other opportunities to raise revenue, including options for raising revenue via a short-term rental ordinance. Mark Turco made a motion to use the town's current reserves to make a down payment; to finance the remainder via Community Bank; and to await approval from the MELF program; Diana Garrow seconded; unanimously approved.

8. Citizen Comments

- a. Dennis Devereux noted that there are continued complaints about speed violations. Enforcement efforts from the Sheriff's Office will begin this month.

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- b. Jim Seward noted that FedEx drivers are among worst offenders; Mr. Turco recommended that residents call FedEx to make complaints.
- c. Mr. Fortier asked the town to put a “Hidden Driveway” sign near Flander’s place, prior to Peter Smith’s driveway, on Healdville Road. Mr. Woolley noted that he would check into whether he has any of these signs on hand.

9. Announcements

- a. Closed on Monday for Juneteenth.

10. Review & Sign Orders

11. Executive Session: Title 1 V.S.A. S 313(a)(3) – personnel (if needed). Mark Turco noted the Select Board will go into Executive Session.

12. Adjourned at 8:48 pm.

Respectfully Submitted,

Caitlin Boyle
Select Board Clerk