



Town of Mount Holly Planning Commission

Town Office & Remote Electronic – Regular Meeting Minutes

Wednesday, October 18th 2023

7:00 P.M.

Commission Members Present: Jon McCann (Chair), Jim Seward (Vice Chair), Andrew Seward, Andrew Schulz, Brigid Sullivan (via zoom)
Also present: Faith Tempest (Clerk), Alissa Tilly, Mike Shanahan

1. Chair called the meeting to order at 7:05 pm
2. Changes to agenda: Chair noted that the agenda item BCR update was mistakenly held over from the last meeting, but had been resolved and so will remove this from the agenda.
3. Approval of minutes
 - a. The minutes of the regular meeting held on September 20th and the Special Meeting held on 4th October were approved unanimously.
4. Reports & Announcements
 - a. Administrative Officer
 - i. BCR for Siegordner Jack Frost Lane: The parcel in question had previously been sub-divided and because of changes from a major to minor subdivision, along with incorrect details on this and earlier BCR forms, there was some uncertainty regarding boundaries and what WW permits were applicable. AO made a site visit and reviewed WW permits and subdivision history. She confirmed that the proposed construction is compliant with the State issued wastewater permit and subdivision conditions including the stream buffer.
 - ii. “Crowley Fields”, Healdville Road: Following a request by Craig Fortier, District NRB Coordinator Quin Mann has issued a jurisdictional opinion noting that activities on this property do not trigger Act 250. Commissioner Schulz asked for clarification about whether this was based on current activity; AO confirmed that it is.
 - b. Planning Commission Chair
 - i. Mount Holly Rescue Squad: the Select Board has received notice that the Rescue Squad will be dissolved at the end of October and will hold a special meeting on October 26 to discuss the future of EMS. The Commission should review the proposed Town Plan to consider what amendments may need to be made.
 - ii. The Town Plan Hearing on November 15 has been properly warned and all the relevant authorities have confirmed receipt.
 - iii. The 2022 Municipal Planning Grant is being completed, with a final report on the Belmont Village Plan to come out shortly. The last item related to this is to send a mailer to gauge interest in a community septic

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system. The Chair shared a copy of the mailer for comments. If there is little interest in a community septic system, it is unlikely to move ahead. Commissioner Sullivan asked if there was interest in such systems in other parts of the town, say Tarbellville (beyond the village) would they be able to add to this system? The Chair noted that potential funding is mainly for village centers so it may be difficult to fund. Commissioner Schulz asked if the survey could be returned anonymously and at the same time allow for monitoring of responses. He noted that people may be unwilling to admit to having a failing septic if this information is not confidential. The Chair will consider how to address this, including having an electronic return option.

- iv. A 2024 MPG application has been approved by the Select Board. The State is emphasizing housing this year, and it is in the Town Plan to undertake a housing study which could be funded by an MPG. Town Treasurer Liz Karle has offered to help with the application.

5. Correspondence

- a. Subdivision proposals: None.

6. Unfinished Business

a. Town Plan

- i. Fact sheet for hearing: The Chair and Commissioner Schulz have put together a fact sheet which is more succinct than the report for neighboring municipalities. Chair proposed reading it at the hearing. The notice has appeared in the Vermont Journal and been posted in the relevant physical locations.
- ii. Printed materials for hearing: Chair confirmed that RRPC will print maps and he will try to get them to produce all 9. Ultimately, after adoption, we may need to print high quality ones. For the hearing, the maps should be on display. Chair will get more copies of the Plan made at Staples (based on a quote for cost of 10 copies of the Plan for public and 6 for PC members). There are copies of the Town Plan in the Town office for public neighboring towns to review. Chair asked the Clerk to make copies of the FAQ available. Commissioner Schulz made a motion to authorize the Chair or Clerk to arrange for maps to be printed at Staples if RRPC cannot print all of them. Motion approved unanimously.

7. Public Comments: None

8. Upcoming meetings

- a. Regular meeting: 15th November 2023 following the public hearing.

9. Meeting adjourned at 7.45pm.

For the Commission,
Faith Tempest, Planning Commission Clerk

In draft form until approved on November 15th, 2023