

March 3, 2016

PC Members Present: Jean Vissering (Chair), Julie Potter, Scott Hess, Norm Hill, Ray Stout, Kim Watson, Jack Pauly, Mark Lane, Jay Stewart

Others Present: Kristi Flynn (Recording Clerk)

Call to order: 7:05pm

Changes to Agenda – CVRPC representative – Ms. Potter/Mr. Pauly

Public Comment – None

The Chair congratulated the newly re-elected commissioners.

Review Draft Schedule for Development of the East Montpelier Village Master Plan

#1 – The PC reviewed the draft schedule created by Ms. Potter. The PC suggested adding public outreach for the 2017 Town Meeting. Ms. Potter's job as liaison is to get the right people to come to the right meeting. The PC is starting with education; water/wastewater, housing. The PC agreed with the approach and the timeline. Many of the documents and links are on the town website. Ms. Potter is getting the schools involved and will be attending the EMES school board meeting on 3/21.

#2 – Planning for village events: PC members will coordinate and ask Michelle McFadden if she would like to assist. Ms. Watson volunteered to help plan a farmer's market; there is a group in town that was organized to promote East Montpelier farms. Multiple events can be planned on one day. The PC discussed showcasing the businesses in town.

Review of Working Map

The PC reviewed the Working Map. The draft village boundary is 1 mile outside the study area. The PC would like the map to show the conserved land and land too steep to build on. The PC needs a list of the businesses in the village; the Vice Chair will ask the Village Committee or the Town Administrator to compile this list. The PC suggested a fishing access on the Winooski River.

Update on the Public Service Board's Certification of Public Good Proceedings on the BDE East Montpelier Lazar Solar, LLC Application for a 500kW Solar Array on the Cassani Property at the South End of East Montpelier Village

The application has moved into confidential negotiations so it is important to discuss this in executive session.

Motion: I move to find that premature general public knowledge of the town's contract with BDE East Montpelier Lazar Solar, LLC would clearly place this board at a substantial disadvantage, because the board risks disclosing its negotiation strategy if it discusses the proposed contract terms in public. Made: Mr. Hess, second: Ms. Potter

Vote on Motion: Passed 9-0

Motion: I move that we enter into executive session to discuss the town's contract with BDE East Montpelier Lazar Solar, LLC under the provisions of Title I, Section 313(a)(1)(A) of the Vermont statutes. Made: Mr. Hess, second: Ms. Potter

Vote on Motion: Passed 9-0

The Planning Commission entered executive session at 7:45pm; the PC exited at 8:35pm.

Motion: I move that the PC not accept the terms and conditions of the draft proposal of BDE East Montpelier Lazar Solar, LLC. Made: Mr. Stewart, second: Mr. Hill

Vote on Motion: Passed 8-0-1 (Mr. Stout abstained)

Review of Land Conservation Fund Discussion at 2016 Town Meeting and Town Forum

Tabled to a future meeting

Selection of Planning Commission Representative to Town's Old Laperle Farm Property Study Committee

The SB would like a member of the PC to be on this committee. Mr. Stout is very interested as a homeowner in the village. He feels this could be a focal point of the village.

Motion: I move that the PC recommend Ray Stout as the PC representative to the Laperle Farm Study Committee. Made: Ms. Potter, second: Mr. Lane

Vote on Motion: Passed 9-0

Selection of Planning Commission Representative to Town's Capital Improvement Committee

This committee reports directly to the SB. A member of the PC should be on the committee. Ms. Potter and Mr. Troia were on the committee but Ms. Potter would like to step down. The committee meets on the 1st Wednesday of each month, for 6-9 months of the year. The inventory has been completed. Ms. Watson volunteered, with Mr. Hess and Mr. Hill as back-ups.

Motion: I move to recommend Kim Watson as the PC appointment to the Capital Improvement Committee. Made: Mr. Hess, second: Mr. Pauly

Vote on Motion: Passed 9-0

Review Minutes

February 18, 2016

Motion: I move to approve the minutes as presented. Made: Ms. Watson, second: Mr. Lane

Vote on Motion: Passed 8-0-1 (Mr. Hess abstained)

ZA Report

Nothing new to report

DRB Report

Next meeting is 4/5

Other Business

Mr. Lane updated the PC on a Forest Committee meeting. The Committee will be doing some cutting in the Town Forest. The committee is also holding classes on proper tree felling on 4/10 and 4/13. The cost per participant is \$150 and the committee will help defray the cost.

Motion to Adjourn. Made: Mr. Lane, second: Mr. Hill. Passed unanimously. Meeting adjourned at 9:10 p.m.

Respectfully submitted by Kristi Flynn, Recording Clerk