



Town of Bolton
3045 Theodore Roosevelt Highway
Bolton VT 05676
802-434-5075

Planning Commission Meeting Minutes

September 14, 2015
6:00 – 8:00 p.m.

Planning Commission members present: Linda Baker (Chair), Steve Barner, Jim Bralich and Deb Shelby (via phone/Skype)

Planning Commission members absent: Rodney Pingree

Also present: Emily Nosse-Leirer (CCRPC) and Sharon Murray (SB & DRB)

Clerk: Carol Devlin

Agenda

1. Public Comment
2. Minutes ~ August 17, 2015
3. Community Engagement for the Town Plan
4. Hazard Mitigation Planning
5. Green Mountain Clean Energy
6. Other communications/mail
7. Any other business
8. Adjournment

Call to Order

Linda Baker called the meeting to order at 6:11.

Agenda Item #1 ~ Public Comment

The floor was opened to public comment. There was none.

Agenda Item #2 ~ Minutes August 17, 2015 Meeting

Deb Shelby made a motion to accept the minutes of August 17, 2015. Jim Bralich seconded the motion. The motion carried (3-0).

Agenda Item #3 ~ Community Engagement for the Town Plan

Emily Nosse-Leirer from the CCRPC led a discussion of the plan for the community engagement meetings in September and October and the publicity related to those meetings.

- Emily and Carol will reassess the budget. The postcards came in under budget and the Town paid for the postage instead of the CCRPC.
- The Kick Off Meeting will be September 30, 2015.
 - The PC worked out the details of the meeting. Carol and Emily will work to get everything there.
 - All PC members will attend; Jen Dudley-Gaillard will represent the SB.
 - The PC discussed the format for the meeting.
 - The focus of the meeting will be having participants answer the following questions followed by discussion and prioritization:
 - What are the best things or places in Bolton? (What do you value about Bolton?)
 - What challenges do you think Bolton faces?
 - What do you hope will stay the same in Bolton?
 - What do you hope will change in Bolton?
 - What ideas do you have for the future of Bolton?
 - Other priorities.
 - Emily will provide a satellite map with pins and post-its for people to mark places of particular interest.
 - Suggestion Box for those who want their comments to remain anonymous.
 - The papers and map will be displayed at other meetings, the Town Office, and Town Meeting.
- Neighborhood Forums
 - The Duxbury Rd forum was moved to October 1 because the Kilpecks and Ron Lafreniere could not make the date set at the last PC meeting.
 - One SB member has signed up attend each meeting.
 - The PC discussed possible format with the understanding that it can change depending on the group and the interests of the participants.
- Publicity
 - Post cards went out to all residents on the GL.
 - Article in the Gazette.
 - Posters around town and sent home with Smilie students.
 - Info on FPF and FB.
 - Press release to local papers & VPR.
 - Website
- Website and email
 - Deb Shelby has created the website for the Town Plan at www.bolton.org/TownPlan. Deb & Emily will work on adding to the information on the website.
 - Email address boltonplan@gmavt.net

Agenda Item #4 ~ Hazard Mitigation Planning

Emily Nosse-Leirer explained that the CCRPC is working on a 5-year update of the Regional Hazard Mitigation Plan (HMP). As part of the process, Emily is working with the Town of Bolton to update Bolton's HMP. She met with Sharon Murray (Emergency Management Coordinator), Eric Andrews (Highway Foreman) and Mike Gervia (Fire Chief) to update they access the 2011 HMP.

- They assessed 2011 hazards and ranked them (e.g., increased the importance of flooding as a hazard).
- They assessed the 2011 strategies for managing hazards.
 - Checked off completed tasks.
 - Deleted some tasks that were no longer relevant.
 - Add some tasks.

Sharon explained the background on HMP and made the connection between the HMP, the Town Plan and FEMA.

The PC received copies of the draft HMP to read and make comments for discussion at the October 12 PC meeting.

Agenda Item #5 ~ Green Mountain Clean Energy

The Planning Commission received a Memorandum of Understanding with the Vermont ANR. Rodney Pingree was going to read it and report back to the PC. Since he was unable to attend, this item was deferred.

Sharon provided some explanation of the issues around the Green Mountain Clean Energy's request for a permanent tower. ANR and the Bolton Conservation Commission have been opposed to wind turbines on Ricker Mountain because of the area's importance as Bicknell Thrush habitat and core habitat and a significant travel corridor for a wide range of animals. The Select Board sent a letter of support. However, they included several conditions. The main reason the SB supported the proposal is that it should improve wireless communication capabilities at Bolton Valley.

Carol Devlin noted that the PC had also received a response to DPS Comments and Tenant Letter of Intent.

Agenda Item #6 ~ Other communications/mail

Carol Devlin reported that the PC had received the following mail:

- Sharon Murray explained that the PC is now a required recipient for correspondence between applicants and the Environmental Commission.
- 4x4 Center – Act 250 Permit Application – Response to Comments
 - In response to a request for an update on the 4x4's application to the DRB, Sharon explained that the DRB is reconsidering requirements and conditions. They closed the hearing after a site visit. The 4x4 wants to build a garage. The issues are source water protection for a Bolton Valley well, large drainage ponds, and potential for drainage onto the Bolton Valley Access Road.
- Michael Kokell – Act 250 Completion Date Extension application. Kokell has a subdivision on Snow Pond Road (off the Bolton Valley Access Road). So far only one house has been built. Sharon explained that the main concerns for the subdivision are steep slopes and impact on Joiner Brook. Carol noted that the extension was granted.

Agenda Item #7 ~ Any Other Business

Carol Devlin and Sharon Murray explained that the DHCD (Department of Housing & Community Development) contacted Sharon to ask if Bolton was applying for the Municipal Planning Grant (MPG). They are considering two towns for pilot project grants to develop town plans follow the new planning manual, currently out in partial draft form. They think that Bolton might be a good fit to be the rural town for the trial, given our interest in developing a more relevant, user-friendly plan, with a format that will be more web based and involve more graphics.

- This project would test a new approach to writing town plans.
- While there would be additional resources for the PC, it would also involve more homework and potentially an increased commitment or involvement from members of the Planning Commission, with some project oversight from the DHCD and the CCRPC.
- There are some questions re: who could do the writing and whether the CCRPC could provide in-kind match.
- Financial Information:
 - Possible \$26,000 = \$20,000 (MPG) + \$6,000 (match)
 - Sharon will clarify whether some of the work from the RPC could count as a match.
 - If Bolton has to provide the entire match, the PC approved the following:
 - \$4,000 from the PC FY 15-16 Reserve Fund – Jim Bralich moved that this be used as part of the match. Steve Barner seconded. Motion carried 4-0.
 - \$1,000 from the PC FY 15-16 Operating Budget – Jim Bralich moved that this be used as part of the match. Linda Baker seconded. Motion carried 4-0.
 - \$1,000 from the PC FY 16-17 Operating Budget – Jim Bralich moved that this be used as part of the match. Steve Barner seconded. Motion carried 4-0.
- The PC decided to apply for the MPG. Carol and Sharon will write the application this week. Sharon will present it for SB approval at the September 21, 2015 SB meeting.

The next monthly PC meeting will be Monday, October 12.

Deb Shelby asked when the PC would tour Route 2 (including the flood zone and the trailer park) and Bolton Valley. Scheduling the tours was deferred until the October meeting.

The SB has established a Bolton Capital Planning Committee and requested a member of the Planning Commission join the committee. Linda Baker volunteered.

Agenda Item #8 ~ Adjournment

Steve Barner moved that the meeting be adjourned. Linda Baker seconded. Motion carried 4-0. The meeting adjourned at 7:50 p.m.

Carol Devlin
Clerk, Planning Commission

These minutes are unofficial until accepted.

These minutes were read and accepted by a quorum of the Planning Commission on:

10-12-15

Linda L Baker
For the Planning Commission

