

**CENTRAL VERMONT REGIONAL PLANNING COMMISSION  
 BOARD OF COMMISSIONERS  
 EXECUTIVE COMMITTEE  
 Draft MINUTES  
 September 24, 2020 Special Meeting**

Commissioners:

<input type="checkbox"/>	Barre City	Janet Shatney	<input checked="" type="checkbox"/>	Moretown	Dara Torre, Secretary/Treasurer
<input type="checkbox"/>		Heather Grandfield, Alt.	<input type="checkbox"/>		Joyce Manchester, Alt
<input type="checkbox"/>	Barre Town	Byron Atwood	<input checked="" type="checkbox"/>	Northfield	Laura Hill-Eubanks, Chair
<input checked="" type="checkbox"/>		George Clain, Alt	<input type="checkbox"/>	Orange	Lee Cattaneo
<input checked="" type="checkbox"/>	Berlin	Robert Wernecke	<input type="checkbox"/>	Plainfield	
<input type="checkbox"/>		Karla Nuissl, Alt.	<input type="checkbox"/>		Paula Emery, Alt.
<input type="checkbox"/>	Cabot	Amy Hornblas	<input checked="" type="checkbox"/>	Roxbury	Jerry D'Amico
<input type="checkbox"/>	Calais	John Brabant	<input type="checkbox"/>	Waitsfield	Don La Haye
<input type="checkbox"/>		Jan Ohlsson, Alt.	<input type="checkbox"/>		Harrison Snapp, Alt.
<input type="checkbox"/>	Duxbury	Alan Quackenbush	<input type="checkbox"/>	Warren	
<input checked="" type="checkbox"/>	E. Montpelier	Julie Potter	<input type="checkbox"/>		J. Michael Bridgewater, Alt.
<input type="checkbox"/>		Clarice Cutler, Alt.	<input type="checkbox"/>	Washington	Peter Carbee
<input type="checkbox"/>	Fayston		<input type="checkbox"/>	Waterbury	Steve Lotspeich, Vice-Chair
<input type="checkbox"/>	Marshfield	Robin Schunk	<input checked="" type="checkbox"/>	Williamstown	Richard Turner
<input type="checkbox"/>	Middlesex	Ron Krauth	<input type="checkbox"/>		Jacqueline Higgins, Alt.
<input type="checkbox"/>	Montpelier	Marcella Dent	<input checked="" type="checkbox"/>	Woodbury	Michael Gray
<input type="checkbox"/>		Mike Miller, Alt.	<input checked="" type="checkbox"/>	Worcester	Bill Arrand

Staff: Bonnie Waninger, Nancy Chartrand, Clare Rock

**Call to Order**

Chair L. Hill-Eubanks called the remote meeting to order at 6:35 pm and advised the reason for the special meeting was to review Northfield and Fayston's Town Plans. She noted there was not a full quorum of the Board and therefore the Executive Committee will need to do voting. Hill-Eubanks announced a roll call of participants.

**Adjustments to the Agenda**

None.

**Public Comments**

None.

**Municipal Plan Approval, Confirmation of Planning Process & Certificate of Energy Compliance**

- a) Town of Fayston – plan approval, planning process confirmation

1 b) Town of Northfield – plan approval, planning process confirmation, energy compliance certificate

2  
3 Hill-Eubanks advised information was to have been presented by Bill Arrand, who was not currently  
4 present and therefore requested Clare Rock do the introduction and directed the members to the  
5 information in the packet. She also noted a revised resolution was emailed to members today as a  
6 revision to the packet.

7  
8 Town of Fayston

9  
10 Rock advised the Municipal Plan Review Committee (MPRC) did recommend approval of the Municipal  
11 Plan and Planning Process and that the Fayston Plan did not include the enhanced energy component.  
12 She noted that as of the MPRC meeting, the Select Board had not yet voted to approve the plan, but  
13 that vote has happened since the MPRC met; and there has been confirmation that the plan has been  
14 approved by the Fayston Select Board and that there was little discussion at the Select Board hearing. It  
15 was noted that one comment raised was the consideration of how COVID has impacted the municipal  
16 planning process and consideration of whether that should be incorporated into the review process.  
17 There was limited discussion as that is not a plan component or requirement. However, Rock wanted to  
18 make note of that comment to the CVRPC members.

19  
20 She reiterated that the MPRC voted to recommend approval by the CVRPC Board.

21  
22 A caller joined the meeting, and it and an identification was requested. Bill Arrand advised he had now  
23 joined the meeting.

24  
25 Hill-Eubanks opened the floor to questions. G. Clain asked for confirmation that the meeting was now  
26 the Executive Committee meeting since there was not a quorum of the Board. This was confirmed. He  
27 also brought attention to one area of the Fayston Plan – Page 114 where the 1<sup>st</sup> sentence refers to “see  
28 Section 8.5.5”, which doesn’t appear to exist. Review of this page was conducted by Rock, Potter, and  
29 Hill-Eubanks. It was noted that this appears to be a typo, not a section that is missing, and that it should  
30 actually cite Section 8.6.

31  
32 D’Amico asked if the plan addresses the energy section that was noted in Barre Town’s Plan and  
33 discussed at our last meeting. It was confirmed that Fayston was not asking for a determination of  
34 energy compliance as Barre Town was.

35  
36 Hill-Eubanks read the proposed motion:

37 “Resolved that the Central Vermont Regional Planning Commission:

- 38 1) approves the Fayston, Vermont 2020 Town Plan, adopted September 22 2020, and  
39 2) consulted with and confirms the planning process of the Town of Fayston.”

40  
41 *G. D’Amico so moved. J. Potter seconded. Motion carried.*

42  
43  
44 Town of Northfield

1 Hill-Eubanks requested Dara Torre take over the meeting on her behalf. Torre requested B. Arrand  
2 advise the members about the Northfield Town Plan and process. He advised that the MPRC reviewed  
3 the Town Plan, Planning Process and Energy Component and that the MPRC approved all three.  
4

5 Hill-Eubanks advised that the Northfield Planning Commission has been working on the plan for over  
6 two years and had a lot of input from the public including hearings, forums, and surveys; and believes it  
7 reflects what the Town of Northfield wanted in the Town Plan.  
8

9 Clain commented that on Page 34 of Northfield’s Town Plan under Public Utilities, 2<sup>nd</sup> paragraph has an  
10 issue which might be a typo or punctuation. It reads “...but as of 2018 it did not generate any power and  
11 contracted with Green Mountain Power to provide all maintenance services...” and Clain noted GMT  
12 was contracted before 2018. Hill-Eubanks clarified that it was oddly worded as it is meant to state as of  
13 2018, they knew that GMT was still not generating power as that was the most current year they had  
14 data for. Clain advised gratitude for town officials who work on these plans and put in the time to  
15 create them. Torre inquired if there were additional questions or comments. She directed the  
16 members to the resolution on page 13 of the packet and read the following as a proposed motion:  
17

18 “Resolved that the Central Vermont Regional Planning Commission:

- 19 3) approves the Northfield Town Plan 2020-2028, adopted August 11, 2020, and
- 20 4) consulted with and confirms the planning process of the Town of Northfield.”  
21

22 *J. Potter moved to approve the Northfield Town Plan, confirm their planning process and authorize the*  
23 *chair to sign the resolution. Seconded by M. Gray. Motion carried.*  
24

25 Waninger advised they now need to review the determination of energy compliance recommendation.  
26

27 Torre inquired if Hill-Eubanks had anything to share about this. She advised they shared with the MPRC  
28 that there had been a comment that the Plan should set an example by supporting or encouraging new  
29 energy generation, which did not make it into the review committee notes; and she advised that they  
30 did have something that addressed that in the Plan in one of the implementation actions which was to  
31 investigate capturing methane at the wastewater treatment plant to use to generate energy. She also  
32 noted Northfield wanted to protect their ridgelines above 1,800 feet from larger renewable energy  
33 facilities, and therefore wanted discourage development above 1,800 feet.  
34

35 Potter raised a question regarding the proposed resolution item #6, which states . . . . “Board of  
36 Commissioners..... voted to approve the determination.....”, and given that the that the Executive  
37 Committee was authorized to do this in lieu of Commissioners, how does this language change? She  
38 also referenced a highlight noting number of members of public in attendance at the MPRC meeting.  
39 Rock confirmed that the following were present at the MPRC Meeting - Municipal Representatives:  
40 Laura Hill Eubanks, Northfield Planning Commission Chair, Doug Day, Fayston Planning Commission  
41 Chair, Carol Chamberlain, Fayston Planning Commission. Waninger confirmed the resolution would  
42 need to have this information updated. Item #6 would be changed to reflect a new item that discusses  
43 the Board authorizing the Executive Committee to make a decision in absence of a Board quorum. The  
44 original Item #6 would become #7, which would replace Board of Commissioners with Executive  
45 Committee on behalf of Board of Commissioners.

1  
2 *J. Potter moved to approve the determination of energy compliance for Northfield and approve the*  
3 *resolution as edited; seconded by M. Gray. Motion carried.*

4  
5 **Adjournment**

6 *M. Gray moved to adjourn at 7:03 pm; D. Torre seconded. Motion carried.*

7  
8 Respectfully submitted,

9  
10 Nancy Chartrand, Office Manager

DRAFT