

**CENTRAL VERMONT REGIONAL PLANNING COMMISSION
BOARD OF COMMISSIONERS
MINUTES**

January 13, 2026

Commissioners:

<input checked="" type="checkbox"/> Barre City	Janet Shatney, Sec/Treas	<input checked="" type="checkbox"/> Moretown	David Stapleton
<input type="checkbox"/>	Vacant	<input type="checkbox"/>	Joyce Manchester, Alt
<input type="checkbox"/> Barre Town	Alice Farrell	<input type="checkbox"/> Northfield	Royal DeLegge
<input checked="" type="checkbox"/>	Phil Cecchini, Alt.	<input type="checkbox"/>	Jeff Schulz, Alt
<input checked="" type="checkbox"/> Berlin	Robert Wernecke	<input checked="" type="checkbox"/> Orange	Lee Cattaneo, Vice Chair
<input type="checkbox"/>	Karla Nuisssl, Alt.	<input type="checkbox"/> Plainfield	Paula Emery
<input checked="" type="checkbox"/> Cabot	Brittany Butler	<input type="checkbox"/>	Bob Atchinson, Alt.
<input checked="" type="checkbox"/> Calais	John Brabant	<input checked="" type="checkbox"/> Roxbury	Jerry D’Amico
<input type="checkbox"/>	Melanie Kehne, Alt.	<input checked="" type="checkbox"/> Waitsfield	Alice Peal
<input checked="" type="checkbox"/> Duxbury	David Wendt	<input type="checkbox"/>	Don La Haye, Alt.
<input type="checkbox"/>	Vacant	<input type="checkbox"/> Warren	Jim Crafts
<input checked="" type="checkbox"/> E. Montpelier	Alexander Rob	<input type="checkbox"/>	Adam Zawistowski, Alt.
<input type="checkbox"/>	Clarice Cutler, Alt.	<input checked="" type="checkbox"/> Washington	Peter Carbee, Chair
<input type="checkbox"/> Fayston	Andrew McNealus	<input checked="" type="checkbox"/> Waterbury	Doug Greason
<input checked="" type="checkbox"/> Marshfield	Amy Monahan	<input checked="" type="checkbox"/> Williamstown	Richard Turner
<input checked="" type="checkbox"/> Middlesex	Ron Krauth	<input checked="" type="checkbox"/> Woodbury	Michael Gray
<input type="checkbox"/>	Mitch Osiecki, Alt.	<input type="checkbox"/> Worcester	Bill Arrand
<input checked="" type="checkbox"/> Montpelier	Mike Miller		

Staff: Christian Meyer, Nancy Chartrand, Kari Pelletiere, Brian Voigt, Reuben MacMartin
 Guests: Stephen Whitaker - Montpelier, Misha Golfman, Mac Rood, and Michael Duell – Mad River Path

Call to Order: Chair Carbee called the meeting to order at 6:30 pm, roll call was taken and a quorum was present. Kari Pelletiere, new CVRPC planner was introduced.

Adjustments to the Agenda: Christian Meyer advised there will be no need for an executive session.

Public Comments: Stephen Whitaker of Montpelier provided feedback on Brownfields Advisory Committee (BAC) membership and quorum, Act 181, and the status of the Country Club Road project. He asserts the BAC Rules of Procedure conflict with statute and requested this be addressed. He also raised concerns regarding a new alliance group related to the BAC.

Commissioner Brabant asked for clarification of the alliance Stephen Whitaker referenced and the Rules of Procedure (ROP). Christian Meyer addressed the BAC membership as outlined in their Board approved ROP and their current membership. He advised that he has consulted with VLCT related to how the committee is formed and determined there is no conflict. He also noted quorum has been reached over the last several years.

Christian also spoke about Montpelier’s request for additional funding for a Supplemental Site Investigation based on our new grant through EPA, noting we have funds to consider for additional assessment work. The committee reviewed the project on its merits, and the project will now go EPA & DEC for additional comment before a final scope and project value is settled upon, at which point it will come to the Executive Committee for review and approval to assign the funds. He also addressed the coalition (not alliance) that is part of the

recent EPA Coalition Assessment grant that we applied to. This means we partnered with organizations who on their own would not have had the capacity to pursue an EPA brownfields grant. The coalition consists of Barre City, Downstreet, Capstone, and CVRPC; and the coalition has not been assigned any authority nor does it have any authority other than being named as a co-applicants in the grant application. They are not given any extra authority on the BAC nor in how funds are assigned. We are the lead applicant in this coalition of co-applicants.

Nominating Committee Appointments: Christian Meyer provided an overview of the information outlined in the packet noting that David Stapleton, Michael Gray and Lee Cattaneo had volunteered to serve. Chair Carbee opened the floor to additional nominations and none were heard.

Gerry D’Amico moved to approve the recommended slate of David Stapleton, Michael Gray, and Lee Cattaneo to serve on the FY27 CVRPC Nominating Committee, seconded by Alice Peal. Motion passed unanimously.

Mad River Path Project Presentation and Regional Compatibility: Christian Meyer provided an introduction related to the project and the presenters – Misha Golfman and Mac Rood of Mad River Path (MRP). It was confirmed that Scott Roberts of VTrans was aware that if a letter of compatibility was approved, it would arrive late.

Mad River Path representatives shared their presentation which outlined the project from its initial concept (a copy of which will be included on the website with the meeting minutes). Project phases were outlined as well as grant applications and results. It was noted that Section #9 as outlined in the brochure and presentation is what they are coming before the Board for a letter of compatibility for in their application for a VTrans Transportation Alternatives Grant.

Significant discussion ensued related to permanent vs. temporary easements from property owners, wetlands, river corridors, floodplains, permitting (local, state and/or federal) that may be necessary, ROW, surface material, FEMA mapping. There was also discussion regarding what parts of the path were complete already vs. what is planned to be completed, the entirety of the path will span from Warren to Waitsfield to Moretown to Middlesex. It was confirmed that a Scoping Report had been completed and endorsed by AOT and MRP is currently organizing another meeting with AOT. It was suggested that MRP also confer with Waitsfield’s floodplain manager to determine if replacing surfaces with gravel is allowed.

Chair Carbee confirmed the compatibility request is for the 400’ area between the two red lines (slide 10). Christian Meyer read the draft compatibility letter which outlined which goals in the Regional Plan are compatible with the path and also where there may be conflicts. The letter reserves the right to reassess and address in the future as the path is still conceptual.

Commissioner Butler of Cabot joined the meeting at 7:17 pm.

Commissioner Turner moved to issue a letter of compatibility to the Town of Waitsfield for their project along the so-called Segment #9 of the Mad River Path, seconded by Commissioner Miller. Significant discussion ensued addressing items already highlighted as well as concerns about permitting. There were suggestions to both move forward with and to delay the project. Ultimately an amendment to the original motion was suggested to add understanding that it is a conceptual plan and must meet municipal, state or federal regulatory requirements.

The amended motion was read: *Commissioner Turner moved to issue a letter of compatibility to the Town of Waitsfield for their project along the so-called Segment #9 of the Mad River Path, contingent upon its meeting all regulatory requirements and that the project is conceptual.* Commissioners Turner and Miller agreed to the friendly amendment. Question called and roll call taken.

Barre City – Yes, Barre Town – Yes, Berlin – Yes, Cabot – Yes, Calais – Yes, Duxbury – Yes, East Montpelier – Yes, Fayston – not present, Marshfield – Yes, Middlesex – Yes, Montpelier – Yes, Moretown – Yes, Northfield - not present, Orange – Yes, Plainfield – not present, Roxbury - Yes , Waitsfield – Abstain, Warren- not present, Washington – Yes, Waterbury – Yes, Williamstown – Yes, Woodbury – not present, Worcester – not present. With 16 yes and 1 abstention the motion passes.

Brownfields Assessment Grant and Revolving Loan Fund – Addressing allegations: Christian Meyer provided an overview of the information outlined in the packet related to an email and memorandum sent to CVRPC and partners including US EPA Region 1, Agency of Natural Resources Secretary, and Governor’s Counsel making allegations against the organization and staff that could potentially impact future funding.

Christian advised he has spoken with EPA and they have concluded allegations are unfounded and are not looking into it further. Chair Carbee noted his concern that in addition to the current partnership with EPA we will be looking into further grant applications, and this kind of disparaging information could affect those. He stated he would like to see a motion directing the executive director to obtain legal assistance to pursue whether or not we have any actionable circumstances.

Gerry D’Amico moved to direct Executive Director to consult with an attorney to determine if damages are actionable, seconded by Brittany Butler. Significant discussion ensued with concerns raised regarding seeking legal counsel regarding public comment, the impact to public participation, need to hear public concerns and ensure we are following correct process, the role of a public body, first amendment rights, the line for libel/slander against individuals that needs to have an eye kept on it.

It was suggested that it may be premature to seek counsel, and that seeking counsel to determine where the line is would be important. It was confirmed that we are not seeking to bring suit but asking the question at what point do these types of actions become detrimental to an organization. There was also suggestion to ask the VLCT to come in to provide training on the role of a public agency.

Stephen Whitaker reasserted his opinion regarding the bid process and contracting. He asked Commissioners to read the letter and stated that they totally missed the point and are not paying attention to what needs to be paid attention to.

Commissioner Monahan advised seeing the full grant application as part of the packet would have been helpful, and Christian advised he would be happy to provide that documentation. He also again advised that our solicitation was done in conjunction with the EPA’s technical assistance provider and followed federal requirements.

Whitaker further suggested the organization have a lawyer review contracts for compliance with law.

The motion was reviewed: *Commissioner D’Amico moved to direct Executive Director to consult with an attorney to determine if damages are actionable, seconded by Commissioner Butler.* Commissioner Brabant questioned if there would be a cap in spending. It was determined a cap of \$1,000 and a written response issuing an opinion would be provided to the Board. Question called and roll call taken.

Barre City – Yes, Barre Town – Yes, Berlin – not present, Cabot – Yes, Calais – No, Duxbury – Yes, East Montpelier – Yes, Fayston – not present, Marshfield – Yes, Middlesex – Yes, Montpelier – Yes, Moretown – Yes, Northfield - not present, Orange – Yes, Plainfield – not present, Roxbury - Yes , Waitsfield – No, Warren- not present, Washington – Yes, Waterbury – Yes, Williamstown – Yes, Woodbury – not present, Worcester – not present With 14 yes and 2 no, the motion passes.

Regional Plan Committee Appointment: Brittany Butler advised she was willing to be on the Committee.

Chair Carbee opened the floor to nominations. Commissioner Cattaneo nominated Brittany Butler, seconded by Commissioner Greason. Chair closed nominations and noted that by acclamation Brittany Butler is the newest member of Regional Plan Committee.

Minutes – (12/09/25):

Commissioner Brabant moved to accept the minutes of December 9, 2025, seconded by Commissioner Turner. Motion passed unanimously.

Reports: Christian noted CVRPC’s Transportation Advisory Committee (TAC) will be discussing next steps on Country Club Road in terms of infrastructure investment at their 1/27 meeting. There was discussion as to whether or not action would be taken on Country Club Road at TAC. It needs to be confirmed whether it would just be a discussion item regarding any compatibility concerns, or whether or not a potential action regarding a recommendation of compatibility would be included in the agenda.

Commissioner Greason moved to accept the Staff and Committee reports, seconded by Commissioner Wendt. Motion passed unanimously.

Executive Session: N/A

Pending or Probable Civil Litigation: N/A

Commissioner Round Table: No items were shared at this time.

Adjournment: *Commissioner Miller moved to adjourn at 9:03 pm; seconded by Commissioner Rob. Motion passed unanimously.*

Respectfully submitted,
Nancy Chartrand, Office Manager