

**Town of West Rutland
Selectboard Meeting
Monday, June 11, 2007
West Rutland Town Hall; 6:00 p.m.**

Present: Sean Barrows, John Harvey, Pete Bianchi, Chris Mathewson, and Dick Daley.

Also Present: Lt. Don Patch, Brad King, Rob Holland, Rep. Joe Baker, Judi McCullough, and Tom Yennerell.

Item 1) Call Meeting to Order: The meeting was called to Order at 6:00 p.m. by Sean Barrows.

Item 2) Approve Minutes from the Previous Meeting: John Harvey made a Motion to approve the Minutes as written. Pete Bianchi seconded and it carried unanimously.

Item 3) Public Concerns:

A) Lt. Patch VT State Police: Lt. Patch stated that a Community Advisory Board was started 4 years ago, and 1 year ago one in Castleton was started. These boards will be combined in July. They meet quarterly to go over any issues the Town's have and how the State Police are perceived within the community. He brings in some type of educational component at each meeting. In July it will be on crowd control. The meetings will take place in Rutland Town or West Rutland; Lt. Patch asked the Board to appoint one to two people to sit on this Board. July 11th is the next meeting which will be held at Neighborworks at 7:00 p.m. Discussion on how this would work.

B) Noble Environmental: Atty. Kupferer will be reviewing the proposed lease from Noble Environmental Power. Mr. King works for Noble and is opening an office in Rutland. The project is in the "evaluation period"; conducting wind studies, environment studies, etc. Mr. King is the project manager. He and his family have moved to Rutland. At this time, they are talking with landowners, gauging interest with the landowners, etc. Ira, Castleton, Hubbardton, Pittsford, and West Rutland are the Towns that have land involved in the project. What is the potential for a turbine in West Rutland? There is a possibility that one could be located there. A survey will be done of each of the properties participating in the project so that boundaries will be clear. Will the survey be a recordable plate? Mr. King is not sure at this time, but will follow up to let the Board know. Construction would not take place for about two years. Participation is done through easements. Test towers will be placed to conduct the wind studies. Studies need to be conducted in each season of the year. Chris Mathewson stated that the Easement is for the entire project not just the test studies and that is concerning. Mr. King stated that the whole project is a collaborative and would continue to be so throughout it. When asked why the easement couldn't be done in two stages, Mr. King stated that to go through all the expense of the studies and then not have the rights to be able to complete the project. The rights are transferable. What happens if a Country funds the project that the Town is not in favor of doing business with? The rights would be transferable. Discussion around the wording of the easement. Mr. King asked that any wording that is questionable to the Board be redlined and reviewed with the Town's attorney so that it can be looked at and brought into a more agreeable format. At this time, Noble is in negotiations with all of the landowners, some of which have signed the easement. The Board

reviewed the topographical map that Noble had done. If a tower is not placed on the West Rutland property, they would not need an easement. The hub of the tower would be lower than Grandpa's Knob and the actual wind turbine would be higher. An acre around the turbines will be clear cut; the access road will run along the ridge; the towers are 338.8'; there are 3 or 4 transmission routes being looked at. What is the depreciation schedule? The more power that is raised the more tax paid. They are projecting 1 million kw hours per tower and there will be 25 to 35 towers. If there are 30 towers it will power 15,000 homes. The land remains the Town's and permission would still be given by the Town for activities to take place. Rep. Baker asked if the Board would be able to contact other Town's to see what their easements are? They do not have any other projects where the landowner is a Town. There are 3 projects in New York State that are at the point of beginning construction.

C) Representative Baker: Joe Baker attended the meeting to talk about a Hanseatic charter. It is a charter where the Town specifically builds into it the promotion of business. Burlington and Brattleboro have these charters. They are written locally. What is the benefit? You can write into the charter that you want to be exempt from certain laws. Tom asked if Joe could bring in a copy of those charters for the Board to review. This is a very large project to undertake.

The State is looking for a site for a work camp. Discussion on what the State's incentives might be for such a project. The inmates at this camp are serving 6 months or less until release. The requirements would be Town water and sewer and a class III road. Joe's suggestion is to have the person in charge of the project come down to give a presentation. The Board asked Joe to have someone come down regarding this project.

Dick asked if the water in the marsh could be lowered? No it cannot.

Sean asked about a bill that was in the session last year regarding tax on utilities. Joe stated that he did not see anything like that this year.

Item 4) Action Items:

A) Appoint Zoning Board of Adjustment Alternate: John Harvey abstained from this discussion and vote. Chris Mathewson made a Motion to reappoint Bill Harvey as Alternate to the Zoning Board of Adjustment. Pete Bianchi seconded the Motion and it carried with one abstain from John Harvey.

B) Sign Grand List: Tom did not receive this in time for this meeting. It will be placed on a future agenda. The reappraisal process has been started. The records have been input into the new system. Outside measurements will begin in August with inside appraisals being done during the winter months.

C) Consider Wastewater and Water Allocation: Carris Reels new vehicle maintenance building, Thrall Avenue. This project is for the construction of a 8,250 sf. building to be used for vehicle washing and maintenance and associated utilities. The allocation fee is \$1,214.84. John Harvey made a Motion to approve the allocation of wastewater and water at a fee of \$1,214.84. this is an increase of 212 g.p.d. Dick Daley seconded the Motion and it carried unanimously.

An application for a sewer permit from Richard Candlish was reviewed by the Board. John Harvey made a motion to approve the replacement of sewer system for Richard Candlish. Dick

Daley seconded the Motion and it carried unanimously.

D) Sign Community Development Program Policies Form: Chris Mathewson made a Motion to accept the Community Development Program Policies. John Harvey seconded and it carried unanimously.

Item 5) Discussion Items

A) Discuss Zoning Board of Adjustment Appointment: No other interest has been received other than from Frank Gorham and Steve Martin. This Board only meets if there is an appeal. John Harvey made a Motion to appoint Frank Gorham. Pete Bianchi seconded the Motion. Discussion. The vote was two against and two in favor of the appointment of Frank Gorham. The Board Chair broke the tie in favor of the appointment of Frank Gorham to the Zoning Board of Adjustment.

B) Discuss Regional Transportation Priorities: Discussion regarding what the Board would place as high or low priorities on the list.

C) Manager's Report:

- Bids for the Town Hall heating system were reviewed. The low bid was \$97,000.
- The Board reviewed a list of potential water shut offs scheduled for Wednesday.
- Pleasant Street is progressing on schedule and pretty much on budget. Discussion on how it is going to be paved.
- Tom met with the West Rutland Development Corp. and the business group. The West Rutland Development Corp. is a legal not-for-profit entity. The two groups may join together and develop committees for various projects.
- The stage lights have been installed.
- The Fire Station is essentially done. There has been some retainage held for a few items. An open house is being planned for late summer.

Item 6) Board Member Concerns:

Dick - Bob Cyr on Ross Street stated that there is a bump coming out of his driveway. This is not scheduled to be paved. There are 3 campers located near the Stone Park that appear to have people living in them.

John - some parents raised concerns about suspicious activities at the rec area and the need for policing.

Chris - voiced his disappointment with the way the hairstyle issue at the High School was handled.

Pete - the ditching on Clark Hill is being done very well. What will happen with the water at the Gawet quarry?

Sean - a couple of street lights as you come into Town do not light up Main Street or the sidewalk there. There are other poles located there, Tom will check into this. Ask for pricing to pave the islands with the same brick pattern as the new crosswalks.

Discussion regarding the sidewalk in front of the mall entrance.

Item 7) Approve Orders: The Orders were reviewed and approved as presented.

Item 8) Adjournment: Pete Bianchi made a Motion to adjourn the meeting at 8:49 p.m. Dick

Daley seconded and it carried unanimously.

Respectfully submitted,
Judi McCullough