

**TOWN OF WILLISTON  
SELECTBOARD  
MINUTES OF MEETING  
June 15, 2015**

**DRAFT**

**MEMBERS PRESENT:** Terry Macaig (Chairman); Jeff Fehrs, Ted Kenney, Debbie Ingram. (Chris Roy was absent.)

**ADMINISTRATION:** Rick McGuire, Town Manager; Lisa Sheltra, Assistant Public Works Director; Ken Morton, Fire Chief; Ken Belliveau, Director of Planning.

**OTHERS PRESENT:** Joseph Dubois, Lincoln Lande, Dotty Schnure, Kirk Shields, Rod Viens, Scott Moody (Channel 17).

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**1. Call to Order**

Chairman Terry Macaig called the meeting to order at 7 PM.

**2. Minutes**

*June 1, 2015*

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to approve the minutes of June 1, 2015 as written. VOTING: unanimous (4-0); motion carried.**

*June 8, 2015*

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to approve the minutes of June 8, 2015 as written. VOTING: unanimous (4-0); motion carried.**

**3. Public Comment – General Issues**

None.

**4. Interviews/Appointments**

*Winooski Valley Park District – Rita Dessau*

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to (re)appoint Rita Dessau as the Williston representative to the Winooski Valley Park District for a three year term beginning July 1, 2015 and ending June 30, 2018.**

**DISCUSSION: Positive comment was made on Ms. Dessau's representation on WVPD.**

**VOTING: unanimous (4-0); motion carried.**

**5. Local Emergency Operations Plan (LEOP)**

Fire Chief, Ken Morton, explained the LEOP is one of several plans that are filed by the town in order to qualify for disaster funds and grants. The LEOP is a standard, ongoing plan that is completed each year and must be approved by the Selectboard at town meeting time. The plan targets areas in town that could be at risk and the people who can help. Debbie Ingram mentioned federal and state agencies in town. Ken Morton said the agencies and critical infrastructure are in the town's emergency plan, not the state's plan.

**MOTION by Ted Kenney, SECOND by Debbie Ingram, to approve the Local Emergency Operations Plan for 2015. VOTING: unanimous (4-0); motion carried.**

**6. Ambulance Service Rates**

Ken Morton stated no change in rate is recommended for Basic and Advance Life Support or Mileage because the rates are competitive with surrounding towns. An increase in Advance Life Support 2 which involves a paramedic intercept service is recommended to cover the cost of these services. The Fire Department charges for false alarm calls, hazmat calls, and EMS transports to the hospital. In the future the department may take over building inspections and there will be a charge for the service.

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to adopt the following rates for ambulance service effective July 1, 2015:**

- **Basic Life Support - \$625**
- **Advanced Life Support 1 - \$695**
- **Advanced Life Support 2 - \$995**
- **Mileage - \$16 per mile**

**VOTING: unanimous (4-0); motion carried.**

**7. Marshall Avenue Path**

Lisa Sheltra, Assistant Public Works Director, requested permission to submit a grant application for 500 linear feet of sidewalk on Marshall Ave. from FedEx to Boyer Circle. The scoping study for the project is done. Total project cost is estimated at \$152,595 with 90% covered by the federal bike/ped grant leaving \$15,259.50 as the local share. The path will go across the FedEx parcel to Boyer Circle.

**MOTION by Ted Kenney, SECOND by Debbie Ingram, to approve the design and construction of a 500 foot section of sidewalk along Marshall Avenue and to authorize staff to submit an application for grant funding. VOTING: unanimous (4-0); motion carried.**

**8. Blair Park Sidewalk Study**

Lisa Sheltra requested authorization to work with Regional Planning to determine where the best location is for a sidewalk in Blair Park (i.e. inside the circle or on the outside of the circle) and to submit an application for grant funding.

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to approve a scoping study for sidewalk in the Blair Park area and to authorize staff to submit an application for grant funding. VOTING: unanimous (4-0); motion carried.**

**9. Bylaws: Chapter 22 and New Gateway West District**

Ken Belliveau, Planning Director, reported the Planning Commission discussed convenience stores in the new Gateway West District. O'Briens Store will be conforming in the new district (it is nonconforming now). Gas pumps are not conforming. The Planning Commission felt the new district is a compromise and recognizes the plight of the property owners. The Planning Commission agreed to strike convenience stores to

help move the matter forward. There was continued discussion of convenience stores with gas stations as noted in Table XX (appears that convenience stores are not allowed, but convenience stores with gas pumps are allowed). Ken Beliveau said the Planning Commission did not take up the matter of gas pumps and focused only on the convenience store issue that was raised.

The correct version of the zoning document will be forwarded to the Selectboard for action at the next meeting.

Joe Dubois, resident, spoke in support of the Planning Commission decision on the businesses allowed in the area.

#### **10. Solar Panel Installation – Mountainview Road**

Kirk Shields, GMP Director of Development, Dotty Schnure, GMP Communications Team, and Rod Viens and Lincoln Lande with GroSolar gave an overview of the solar panel installation on Mountain View Road. The following was noted:

- The project is a partnership with IBM (Global Foundries) on up to 60 acres off Mountain View Road. IBM will receive some net metering from the 21,800 fixed, ground mounted solar panels and five 11'x 17' transformer pads. Five megawatts AC power is anticipated from the panels which is enough to support approximately 1100 houses.
- GroSolar is handling the development, engineering, construction, and installation. The company, founded 16 years ago in White River Junction, has done many 160 megawatt installation projects east of the Rockies.
- The road to the Sandia National Testing Lab will be used to access the solar installation. Three phase power will be extended down the road to the site.
- Screening will be added along Mountain View Road and Redmond Road. The wetlands along Mountain View Road will remain. Additional plantings will be done and a 50' wetlands buffer will be maintained. The deer wintering yard will be untouched and there will be a 50' buffer to the solar field. The red pine trees along the ridge will be removed to eliminate shade on the panels, but a line of trees will be retained to provide a visual screen. Further study will be done to limit visual impacts.
- The acreage will be mowed twice a year.
- The panels are designed to absorb sunlight and defray light to minimize/eliminate reflection.
- GMP trucks will go to the site once a month to ensure all is in working order or for maintenance when necessary.
- Stormwater permits are not needed because there is no grading, cutting or stumping.
- Environmental due diligence has been done and the 45 day notice issued. Neighbors have been contacted. The petition for a Certificate of Public Good from the Public Service Board will be submitted. As part of the process there will be a public site visit and public comment period. The installation is expected to be permitted, installed and operational by 2016.

- A letter of support for the project or no opposition from the Selectboard is requested.

Rick McGuire mentioned the town stormwater fee will apply to the impervious surface of the installation.

Ken Belliveau said the Planning Commission voted to endorse the project which is in keeping with Objective 10.1 in the Comprehensive Plan relative to renewable energy and diversification of Vermont's energy sources.

Jeff Fehrs asked about property value and taxes. Mr. Shields said GMP will own the 60 acres of property that will be subdivided from a 460 acre parcel so there will be property taxes. Also, the structures are taxable and at the state level there is a fee of \$4 per kilowatt per year to be paid as well as the annual state education tax. Mr. Fehrs asked about the life of the panels. Mr. Viens said the panels have a 10 year warranty and a 25 year production warranty for 80% of the original power. After the panels are removed the land will be returned to its original state.

Debbie Ingram asked for an explanation of net metering and how the citizens of Williston overall will benefit from the solar project. Mr. Shields said the energy will go into the GMP distribution system and used to benefit GMP customers in the power supply portfolio to deliver reliable power. IBM will receive a benefit from the energy as they grow and expand.

**MOTION by Debbie Ingram, SECOND by Ted Kenney, to instruct the Town Attorney to file a Notice of Appearance with the Vermont Public Service Board concerning the proposed solar project on Mountain View Road. VOTING: unanimous (4-0); motion carried.**

**11. Set Municipal Tax Rate**

Rick McGuire reported \$4,816,770 is needed to be raised by taxes. The recommended municipal tax rate is \$.28 which is a half cent lower than the projected rate at town meeting because the grand list grew more than expected. The tax rate means an increase of \$10 per \$100,000 in value so a house valued at \$400,000 will see an increase of \$40.

Property values by type were reviewed as follows: residential is 59%, commercial is 26%, industrial is 8%, utilities is 5%, agriculture is less than 1%, and other is 2%.

**MOTION by Ted Kenney, SECOND by Debbie Ingram, to set the municipal tax rate at \$.28 for Fiscal Year 2016. VOTING: unanimous (4-0); motion carried.**

**12. Amend Employee Wage Adjustment**

Postponed to the July 6, 2015 meeting. Staff will be recommending the increase for nonunion employees be tied to the cost of living index.

**13. Town Manager's Report**

Rick McGuire reported:

- State policy on solar panels is that the base and other surfaces are considered impervious, but the panels themselves are not considered impervious surface. Staff recommends following state policy. [Jeff Fehrs questioned the logic of the panels not being considered impervious. Following that logic, Mr. Fehrs said the roof of a house should not be considered impervious.]
- Assistant Public Works Director, Lisa Sheltra, received the Green Mountain Water Environment Association Stormwater Award for her work with stormwater.
- The summer intern has begun work in the Manager's office.
- Selectboard retreats in the future should be limited to four hours maximum. There will be follow up on the discussion from the retreat at the department head meeting.
- Financial report as of May 31, 2015 shows the town is doing well on revenue receipts. The water budget experienced heavy expenses due to water breaks during the winter. The deficit will be covered by the capital reserve.
- The house on South Road was fully on fire when the Fire Department arrived and could not be saved. The resident was rescued and is expected to survive.

#### **14. Other Business**

*Special Events Permits*

**MOTION by Ted Kenney, SECOND by Debbie Ingram, to approve a special events permit for Frost Beerworks, LLC for an event at 592 Governor Chittenden Road (Catamount Family Center) on June 23 & 24, 2015. VOTING: 3 ayes, one abstention (Jeff Fehrs); motion carried.**

**MOTION by Ted Kenney, SECOND by Debbie Ingram, to approve a special events permit to Monkey Hospitality d/b/a Monkey House for a corporate mixer event at 60 Wright Avenue on June 24, 2015. VOTING: unanimous (4-0); motion carried.**

#### **15. Adjournment**

With no further business before the Selectboard Chairman Macaig adjourned the meeting at 8:50 PM.

*RScty: M.E.Riordan*