

WEST WINDSOR SELECTBOARD

Draft Minutes
February 28, 2014

Present: Glenn Seward, Tom Kenyon, Bruce Boedtker, Cathy Archibald, Mark Rodin, Martha Harrison

- 1) Call to Order – Selectboard Chair Glenn Seward called the meeting to order at 8:00 AM.
- 2) Public Comment – None
- 3) Development Review Board appointment – **Glenn moved to appoint Jay Van Brunt to the Development Review Board. Tom seconded the motion, which passed unanimously.** Jay is replacing Dow Davis.
- 4) Review and sign Federal Financial Report for Emergency Watershed Protection (EWP) projects – **Bruce moved to authorize the Chair to sign the Federal Financial Report for EWP projects on behalf of the Selectboard. Tom seconded the motion, which passed unanimously.**
- 5) Consider adoption of waste water rates and fee schedule – Tom asked to have the form specify that terms are defined in the Sewer Ordinance. Tom noted that the ordinance covers connections and disconnections but does not cover re-connections. Glenn said if someone is disconnected due to a natural disaster, it wouldn't be appropriate to charge them a fee to re-connect. Bruce and Glenn were comfortable with the existing language. Bruce asked about the high disconnection fee. Glenn said a substantial number of disconnections would increase the rates for the remaining users. **Tom moved to adopt the schedule of waste water rates and fees. Glenn seconded the motion.** Tom said the schedule should have an “adopted date” at the top of the first page. The Selectboard agreed to sign the schedule at their next meeting, after the changes are made.
- 6) Consider adoption of waste water connection and allocation application forms – **Bruce moved to adopt the forms. Tom seconded the motion, which passed unanimously.** Tom asked to have the “adopted date” at the top of the forms.
- 7) Consider adoption of waste water construction standards – Tom asked if there are discrepancies between Windsor's standards and West Windsor's standards. Glenn said no. Tom asked how disconnected pipes are marked. Glenn said a 2 x 6 is usually placed in the ground. **Glenn moved to adopt the wastewater construction standards. Tom seconded the motion, which passed unanimously.**
- 8) Discuss meeting of ski area stakeholders – Glenn said it has been suggested that the Regional Planning Commission, the Selectboard, Orange Lake, the VT Ski Area Association, VT Economic Development, and MFW Associates get together to discuss possibilities for getting the property active again. Glenn said it would be a brainstorming session to get ideas on the table. Tom asked about the open meeting law. Martha offered to call the Vermont League of Cities and Towns (VLCT). Tom suggested restricting public comment to the end of the meeting. Bruce agreed. Glenn suggested asking Matt Birmingham to moderate the meeting. Glenn said his hope would be to leave the meeting with a concept for reopening the ski area or developing the property. Tom suggested discussing the obstacles to reopening. Glenn said the property owner's participation is essential so we'll schedule it as his convenience. Glenn said for long-range planning

purposes, it's important for the town to know if there's no viable option for reopening the ski area. Bruce and Tom agreed that Glenn should proceed with trying to schedule a meeting.

- 9) Discuss demolition of ski area base lodge and consider request for sewer disconnection – Glenn said there's some interest on the part of the property owner in demolishing the base lodge and disconnecting the sewer. Bruce asked about timing. Glenn said he thinks it's possible that it could happen this summer. Tom noted the communication equipment on the roof of the base lodge. Glenn agreed that there are a number of things that would need to be addressed. Bruce asked if a permit is required to demolish a building. Martha said no. Glenn said the town may want to consider requiring a zoning permit for demolitions. Bruce agreed. Martha said she will research how other towns handle it.
- 10) Prepare for Town Meeting – Glenn outlined the issues he plans to address at town meeting, and said the Planning Commission has recommended that the Selectboard not hand out a list of capital projects. The Selectboard agreed to discuss the impact of the budget on the tax rate in general terms. Glenn noted that the town budget has only increased by 3%.
- 11) Other Business – Mark Rodin, who arrived late, asked about the meeting of ski area stakeholders. Glenn summarized the earlier discussion. Mark asked about grant funding. Glenn said the town and the property owner have had preliminary discussions with the Trust for Public Land about grant funding for the town to acquire the undeveloped ski area property and add it to the town forest. In that case, Glenn said, if there were an interested ski area operator, the town could lease the ski trails to the operator at a very low rate. Mark asked if the operator would be the one investing in lifts, snowmaking equipment, etc. Glenn said yes. Glenn said MFW is interested in the concept, but not ready to commit at this point.
- 12) Adjourn – **Glenn moved to adjourn at 8:55 AM. Bruce seconded the motion, which passed unanimously.**

Respectfully submitted,

Martha Harrison