

Shelburne Natural Resources Committee

June 8, 2022

Present: Gail Albert, Don Rendall, Bob Paquin, Sean McFadden, Christine Bevacqua, Jon Cocina, Fred Morgan, Mike Schramm

Guest: Matt Wormser

Call to order: slightly delayed by zoom issues. 7:14

Agenda: Approved

Last month's minutes: were edited and approved

1. Discussion with Select Board member Matt Wormser

Don: question about the select board shaping regulations. Also, mentioned the pressure on housing market which has been exaggerated by a hot market. Don seems preserving open space balanced with development as the best solution.

Other questions:

Don: Will a consultant be brought in?

Gail: Could there be a pause in development? Development at this point seemed uncoordinated.

Matt: Form based code was an issue. A full stop in development seems unlikely.

Issue of Webster property.

Matt emphasized that David Webster has held back so far. Said he will be talking with David.

Bob: Expressed wish that our committee be involved early on in any such project. Further, there seems to be disconnect between town plan and regulations.

Matt: pricey real estate makes it hard to acquire property

Gail: Enthusiasm for preserving open space is there. People want more money put into fund.

Matt: Select board priorities different in the past. Perhaps a survey on investment priorities in the town would be useful.

Christine: Is the Select Board perceived as doing much?

Matt: There could be creative ways to make money for the fund. For example, a percentage of real estate sales could be used effectively, such as in Nantucket

Gail: In the earlier order, where the SNRCC was consulted earlier, was far more effective. A change in administrations changed that order.

Matt: Emphasizes partnership as important

Mike: Concerns on how sewer system extensions will be paid for by the consumer.

Matt: Williston pays for 65% of system by property tax, where Shelburne pays for 95% by that means.

Mike: Other concerns – why must same disputes be revisited again after only a few years. Per example, the paving of Pond Road, a decision which had been clearly opposed by a sizeable majority of voting residents, and yet just a few years later is being revisited. As well, the Rice Lumber situation of building on the ridge above the property. Seems to have been resolved but we return to the rejected plans being put forth again.

Matt: Be bold and specific in these issues.

Sean: Set more limited and realistic goals.

Matt: Helpful would be a town plan, form based zoning, and even architectural consistency.

Gail: Could Matt be the committee's voice?

Don: Feels Sean's maps may play a key role. Also notes that it make take years to formulate new regulations.

Bob: brings up impact of section 600 letter. Notes also proposal on new rink not submitted.

2. Committee Elections:

Gail: Would anybody else be willing to pick up such responsibilities such as going to the DRB meetings? More people needed to attend meetings.

Bob/Gail: structure of committees is site-like. Role of select board is to integrate them.

Bob: Relevant to SNRCC, will set up rotation for note taking, removing having to get a note taker at meeting's beginning

Elections:

Clean sweep for Gail and Don, reaffirming their positions.

Christine may continue in her role on the committee, albeit by absentee participation. Most in favor of doing so.

Mike: Objects, feeling we should hold off on decision

3. Agenda for meeting with Arrowwood

Only place which responded – thus proposed meeting with them.

Jon: Confirm our selection based on RFP

Sean: They will do good things with the dollars

Gail: Put under Act 171 which changed rule for current use to not always include culling

Sean: Town has to make something of that info (on his map) showing patches

4. Changing name of open space fund

Mike: suggests wording on docs be more specific. Comment reinforced by Jon, who thought a policy should be developed.

Gail: history of open space plan goes back to 1974 and land adjacent to PO

Gail, Sean, Mike: recommend name change

5. Development review process discussion

Don: What do we need to have DRB and planning working together

Gail: In talking with Adele, are definitions of open space accurate? Need conservation emphasized and resources to be preserved.

Sean: 2015 definition is accurate. Open space has not come up for years on the select board.

Don: thank Adele G for getting us the plans immediately

6. Sherk plan

Gail. Sherk plan modified with earlier proposal. No hockey rink. Boundaries modified however and subdivision request. DRB making concealed decision. So they did not want to split parcel as was approved earlier