

## Shelburne Natural Resources and Conservation Committee

Minutes, Regular Monthly Meeting, 8/10/22

In Attendance: Gail Albert, Don Rendall, Christine Bevacqua, Sean MacFaden, Bob Paquin, Chandler Noyes, Judy Raven (member of public)

1. Call to order, 7:02pm
2. Agenda, Don moved to approve, Bob seconded (all in favor)
3. Minutes from July 13, 2022, Don moved to approve, Chandler seconded (all in favor)
4. Public Comment
  - a. None
5. Judy Raven, Climate Action Working Group
  - a. Window Dressers program, designed to help homeowners install energy-efficient window insert (\$40-60 each), lowering energy consumption and cost
  - b. Program endorsed by Efficiency Vermont
  - c. Looking to raise funds to help provide homeowners who cannot afford the inserts
  - d. Homeowners who can afford the inserts themselves are also welcome to participate
  - e. May look to Social Services Committee, SCHIP, and other sources for funds
  - f. The Working Group is not a town committee; would need a fiscal agent when it applies for funding
  - g. Gail mentioned that the SNRCC couldn't be a fiscal agent but could support the program and publicly recommend it to the Selectboard, when appropriate
  - h. Don moved to offer SNRCC support for the program, and potentially speak in favor of it at Shelburne public meetings; Gail seconded (all in favor)
6. Development Review
  - a. Robert and Erma Blair, Bostwick Rd., 2-lot subdivision
    - i. Gail wondered about the purpose of the subdivision, its proximity to McCabe's Brook, and the forest patch at the back of the existing lot, which may be part of a wildlife corridor.
    - ii. Chandler suggested there's little for us to review at this point; only a subdivision is proposed.
    - iii. Don mentioned that the parcel is in the Residential District.
    - iv. Bob agreed that there isn't much for us to review at this time; if the lot is proposed for development at a later date, we would offer more detailed comments then.
    - v. Sean wondered whether subsequent development of the property (e.g., a new house) would be reviewed administratively or by the Development Review Board; the committee agreed that it would be interested in having this point clarified by town staff.
    - vi. Gail will write a letter describing the committee's concerns.
    - vii. Bob motioned, Don seconded (all in favor).
  - b. A&M Construction, Falls Rd., 2-lot subdivision and development of 6 residential units.
    - i. The committee previously submitted a letter describing its comments on an earlier iteration of the proposal.

- ii. The committee recognized that the applicant clustered the units, as recommended earlier.
    - iii. Six units are proposed. Is this number permitted? The proposal indicates that the allowable density is 5.3. This issue should be clarified.
    - iv. How will the northernmost unit affect steep slopes?
    - v. Gail motioned, Don seconded (all in favor)
  - c. Mark and Laurie, Kotorman, Spear St., 2-lot subdivision and construction of a new house
    - i. The committee previously reviewed this project.
    - ii. As before, proximity to Munro Brook and a large woodlot is the primary natural resources-related concern.
    - iii. The committee recommends that the house be located as far back from the adjacent steep slopes as possible.
    - iv. Would the applicant be willing to consider some type of protection (e.g., open space agreement) for the remaining portion of the lot, which includes the Munro Brook drainage, steep slopes, and a large forest patch?
    - v. Gail motioned, Don seconded (all in favor).
- 7. Planning Commission topics
  - a. Revisions to form-based zoning will be discussed at tomorrow's Planning Commission meeting (Thursday, 8/11).
  - b. Gail has drafted a list of natural resources concerns that the committee feels should be topics of discussion for each development proposal. The committee should expand and refine this list and then submit it to Adele Gravitz, who will discuss it with the Planning Commission and Development Review Board. Each committee member will generate their own lists of bullet points and submit them, separately, to Gail and Don, who will then collate and condense them.
- 8. Shelburne Day (Saturday, 8/20)
  - a. Should the committee have a booth? Most of the committee will be out of town.
- 9. Proposal to Consolidate Wastewater Treatment Plants
  - a. The town is considering consolidating all wastewater treatment at the Bay Rd. plant.
  - b. Should the committee express an opinion?
  - c. Bob recommended that the committee be briefed on the project before expressing an opinion.
  - d. Gail mentioned that a side site walk would be held on Tuesday, August 16.
- 10. Adjourn, 8:54 pm (Don, Chandler, all in favor).