

**REGULAR MEETING AGENDA**  
**Wednesday, September 20, 2023, 6:00 pm**  
**Remote Meeting via Zoom**



**Remote Attendance:**

Join Zoom Meeting: <https://us02web.zoom.us/j/85867337640>

One tap mobile: +13052241968,85867337640#

Dial in: +1 305 224 1968 Meeting ID: 858 6733 7640

**CONSENT AGENDA –**

C.1 Minor TIP Amendment

**DELIBERATIVE AGENDA**

1. Call to Order; Attendance; Changes to the Agenda (Action; 1 minute)
2. Public Comment Period on Items NOT on the Agenda (Discussion; 5 minutes)
3. Staff introductions – Sai, Chris, and Jason (Discussion; 9 minutes)
4. Action on Consent Agenda – TIP Amendments\* (MPO Action; 1 minute)
5. Approve Minutes of July 19, 2023, Meeting\* (Action; 3 minutes)
6. Board and Committee Appointments\* ( (a. Regional Board Member Appointments (Action; 1 minute)  
b. Committee Appointments (Chair Action; 5 minutes)
7. Equity Update - Equity Statement review\* (Action; 15 minutes)
8. Economic Development District MOU\* (Action; 15 minutes)
9. ECOS Plan Update – Schedule, ECOS Prosperity review\* (Discussion; 30 minutes)
10. S.100 Studies - Regional Future Land Use concepts (Discussion; 30 minutes)
11. Chair/Executive Director's Updates (Information; 10 min.)
  - a. Selectboard/City Council Annual Reports
  - b. Board training?
  - c. Other
12. Committee/Liaison Activities & Reports \* (Information; 1 min.)
  - a. [Executive & Finance Committee](#) ([final minutes](#) August 2, 2023, [draft minutes](#), September 6, 2023)\*
    - i. Act 250 and Sec 248 letters
  - b. [Transportation Advisory Committee](#) ([draft minutes](#) September 5, 2023)\*
  - c. [Planning Advisory Committee](#) ([draft minutes](#) August 17, 2023 and [draft minutes](#) September 13, 2023)\*
  - d. [Long Range Planning Committee](#) ([final minutes](#) August 8 and [draft minutes](#) September 12, 2023)\*
  - e. [LRPC Energy Sub-committee](#) ([draft minutes](#) July 24, 2023)\*
  - f. [Clean Water Advisory Committee](#) ([draft minutes](#) August 1, 2023)\*
  - g. [MS4 Sub-committee](#) ([final minutes](#) July 25, 2023 and [draft minutes](#) August 1, 2023)\*
  - h. [Equity Advisory Committee](#) ([draft minutes](#) July 26, 2023 and [draft minutes](#) August 30, 2023)\*

*In accordance with provisions of the Americans with Disabilities Act (ADA) of 1990, the CCRPC will ensure public meeting sites are accessible to all people. Requests for free interpretive or translation services, assistive devices, or other requested accommodations, should be made to Emma Vaughn, CCRPC Title VI Coordinator, at 802-846-4490 ext. \*21 or [emma.vaughn@ccrpcvt.org](mailto:emma.vaughn@ccrpcvt.org), no later than 3 business days prior to the meeting for which services are requested.*

### 13. Adjournment

(Action; 1 min.)

\*Attachment(s)

Upcoming Meetings - Unless otherwise noted, all meetings are held virtually:

- Equity Advisory Committee – Wednesday, September 27, 2023, 5:30pm
- Transportation Advisory Committee – Tuesday, October 3, 2023, 9am
- Clean Water Advisory Committee - Tuesday, October 3, 2023, 11am
- CWAC MS4 Subcommittee - Tuesday, October 3, 2023, ~12:30pm
- Executive Committee – Wednesday, October 4, 2023, 5:45pm
- Long Range Planning Committee - Tuesday, October 10, 2023, 7pm
- CCRPC Board – Wednesday, October 18, 2023
- Planning Advisory Committee – Wednesday, November 15, 2023, 2:30pm

Tentative future Board agenda items:

October 18, 2023	Member training prior to meeting? Municipal Dues Transit Performance Measures – GMT? Health Equity project update ECOS People review Equity Update FTA Title VI Program Code of Conduct? Tactical Basin Plan – Winooski Basin draft conformance letter?
November 15, 2023	FY2023 Audit ECOS Place review Legislative Breakfast content review State renewable energy standard – REV? Equity Update
December <b>X</b> , 2023 7:30 – 9:00am Legislative Breakfast	Legislative Breakfast S.100/Act 47 – review of studies and their recommendations

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## Chittenden County Regional Planning Commission

**September 20, 2023**

**Agenda Item C.1: Consent Item**

### Transportation Improvement Program TIP Amendment

**Issues:** Make the changes detailed below to the FY24-27 TIP, which has not yet been approved by FHWA, and the FY22-25 TIP, which remains in effect.

#### **Reconnecting Downtown Burlington (Amendment FY24-01, Project HC018)**

- **Description of TIP Change:** Add the federal funding amounts listed below in FY24, FY25, FY26, and FY27. This project is funded with a federal earmark and is not subject to CCRPC's fiscal constraint limit.

	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>FY27</b>
<b>PE (includes Workforce Development)</b>	\$1,988,600	\$1,438,600	\$505,100	\$351,700
<b>ROW</b>	\$122,000	\$233,000		
<b>Construction</b>		\$2,883,000	\$8,872,500	\$5,989,500
<b>Total</b>	\$2,110,600	\$4,554,600	\$9,377,600	\$6,341,200

- **Reason for Change:** Burlington was awarded a RAISE grant (\$22,384,000) to fund design and construction activities to rebuild Bank Street, Cherry Street, and sections of Pine Street and St. Paul Street. The project includes workforce development activities.

#### **Church Street Side Streets – Cherry Street, Burlington (Amendment FY24-02, Project HP169)**

- **Description of TIP Change:** Modify the TIP as shown below. These changes will apply to both the FY24-27 TIP, which has not yet been submitted to FHWA, and the FY22-25 TIP which remains in effect. This project is funded with a federal earmark and is not subject to CCRPC's fiscal constraint limit.

	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>FY27</b>
<b>PE</b>	\$440,000	\$264,000	\$88,000	\$88,000
<b>ROW</b>	\$100,000	\$100,000		
<b>Construction</b>		\$2,184,000	\$5,460,000	\$3,276,000
<b>Total</b>	\$540,000	\$2,548,000	\$5,548,000	\$3,364,000

- **Reason for Change:** Burlington was awarded \$12 million in Congressionally Directed Funding for improvements to Cherry Street.

**TAC/ Staff**

**Recommendation:**

Recommend that the TAC approve the proposed TIP Amendments

**For more information  
contact:**

Christine Forde  
cforde@ccrpcvt.org or 846-4490 ext. 113

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
REGULAR MEETING MINUTES  
**DRAFT**

DATE: Wednesday, July 19, 2023  
TIME: 6:00 PM  
PLACE: REMOTE ATTENDANCE via ZOOM MEETING VIDEO

PRESENT:	Bolton:	Vacant	Buel's Gore:	Absent
	Burlington:	Andy Montroll	Charlotte:	Dana Hanley
	Charlotte:	Absent	Colchester:	Jacki Murphy
	Essex Junction	Elaine Haney	Essex:	Andy Watts
	Huntington:	Barbara Elliot (alt.)	Hinesburg:	Absent
	Jericho:	Catherine McMains	Milton:	Chuck Wilton
	Richmond:	Bard Hill	St. George:	Absent
	Shelburne:	Jeff Carr, Alt	So. Burlington:	Chris Shaw
	Underhill:	Absent	Westford:	Benjamin Bornstein
	Williston:	Andrew Watts	Winooski:	Absent
	Cons/Env.:	Miles Waite	VTrans:	Matthew Arancio
	FHWA:	Absent	Bus/Ind:	Absent
	GMT:	Absent	Socio-Econ/Housing:	Bruce Wilson
	Agriculture:	Absent	BIA:	Absent

Others: CCTV, Scott Moody  
Romeo von Hermann, GMT staff  
Matthew Langham, VTrans

CCRPC Staff: Charlie Baker, Executive Director  
Forest Cohen, Sr. Business Mgr.  
Eleni Churchill, Transp. Prog. Mgr.  
Marshall Distel, Sr. Transp. Planner  
Anne Nelson Stoner, Equity-Engagement Mgr.  
Emma Vaughn, Communications Mgr.  
Taylor Newton, Planning Prog. Mgr.  
Melanie Needle, Sr. Planner  
Christine Forde, Sr. Transp. Planner  
Sarah Muskin, Planner  
Mckenzie Spear, Business Office Assoc.

1. Call to order; Attendance; Changes to the Agenda. The meeting was called to order at 6:00 PM by the Chair, Chris Shaw. Chris Shaw asked everyone in the meeting to introduce themselves.

2. Public Comment Period on Items NOT on the Agenda. There were none.

3. Staff Introductions Marshall Distel and Sarah Muskin

Marshall Distel, Senior Transportation Planner, introduced himself to the Board. He joined CCRPC in 2014 as a summer intern and was then hired full time as a transportation planner in 2015 after completing his bachelor's degree in geography from UVM. He also has a master's degree in natural resources with a graduate certificate in global sustainability from Virginia Tech. Marshall has been involved in a wide array of projects and programs at CCRPC, which includes managing local and regional transportation studies related to roadways, intersections, park & rides and bike and pedestrian facilities. Marshall also manages the Unified Planning Work Program process and leads CCRPC's public transit planning efforts in coordination with GMT. He is passionate about working to support the growth of walkable communities, especially in our downtowns and village centers.



Chris asked about the recent flooding and asked Marshall if he had any work on that.

Sarah Muskin introduced herself as the newest CCRPC Planner. She began last week and is very excited about joining the team. She has a Master of Public Health where she focused her studies on environmental justice and health equity. She also has a professional background working in affordable housing, and watershed conservation.

4. Action on Consent Agenda. There were none.

5. Approve Minutes on June 21, 2023, Meeting

ANDY MONTROLL MADE A MOTION, SECONDED BY CATHERINE MCMAINS, TO APPROVE THE JUNE 21, 2023, BOARD MINUTES, WITH ONE EDIT. MOTION CARRIED UNANIMOUSLY.

- Edit page2, Line: 30: Update 20 years of service to 10 years of service.

6. FY24 – 27 Transportation Improvement Program.

**a) Public Hearing – FY24-27 TIP**

ELAINE HANEY MADE A MOTION, SECONDED BY ANDY WATTS, TO OPEN THE PUBLIC HEARING AT 6:03 PM. THE MOTION CARRIED UNANIMOUSLY.

Chris Shaw checked in with a member of the public. Romeo von Hermann. Romeo said he was there to listen. He is a supervisor at GMT and is concerned about the streets and the shape they are in. Chris Shaw thanked him for joining the meeting.

Christine Forde referred members to the FY2024-2027 Transportation Improvement Program (TIP) and provided an overview to members. She explained the TIP is a prioritized, fiscally constrained, multi-year list of federally funded multimodal transportation projects and operations within the Chittenden County Regional Planning Commission region. As a federally designated metropolitan planning organization (MPO), the CCRPC must prepare a TIP that covers at least a 4-year period, and it must be fiscally constrained. The FY24-27 TIP included \$326.9 million in federal funds for transportation projects in Chittenden County. It is updated annually with the assistance of the Transportation Advisory Committee (TAC), the Vermont Agency of Transportation, (VTrans), Green Mountain Transit (GMT) and Burlington International Airport (BIA).

Christine then explained the importance of project pages and how to read them.

- Projects must have completed, or nearly completed, the planning process and be ready for design.
- Projects must have funding.
- Projects must be listed in the VTrans Capital Program.

Christine reviewed the format of the TIP's three sections:

- Section I: Introduction
  - What the TIP is
  - Discussion of performance measures
  - Adoption of Resolution
  - Glossary of acronyms

- Section II: Projects by Municipality
  - Chittenden County projects that CCRPC authorizes for obligation of federal funds.
- Section III: Summary of funding amounts
  - Figures and tables showing Federal funds by CCRPC project use categories and Federal funding sources.

Christine then introduced the following proposed changes:

- Added remaining funds for Burlington-Winooski Main Street Bridge.
- Clarify which projects will be funded with HSIP funds and change the funding sources.
- Correct error in construction amount for Exit 17 in FY24
- Increase design funds for Colchester Avenue/Riverside Avenue/Barrett Street, Burlington project.
- Add design funds for US2 Class 1 Paving, South Burlington. Construction date to be determined.
- Increase PE for US2 Paving Williston. Construction date to be determined.

TIP Funding Levels, the amount of Federal Funds in each year.

- FY2024 - \$96.5 million
- FY2025 - \$89.5 million
- FY2026 - \$85.7 million
- FY2027 - \$55.2 million

TIP Projects by Use Categories

- New Sidewalks and Paths - 17 Projects - \$13.3 Million
- Bridge Preservation - 9 Projects - \$60.3 Million
- Intermodal - 1 Project - \$1.2 Million
- New Facility/Major Roadway Upgrade - 3 Projects - \$53.7 Million
- Interstate Interchange - 3 Projects - \$48.6 Million
- Paving - 10 Projects - \$19.8 Million
- Roadway Corridor Improvements - 5 Projects - \$15 Million
- Safety/Traffic Operations/ITS - 16 Projects - \$39.1 Million
- Transit - \$65.4 Million
- Stormwater/Environmental - 8 Projects - \$4.4 Million

After reviewing the TIP projects by Use Categories, Christine asked members if they had questions. Dana Hanley asked about the Church Street Side Street project. Christine explained there are two projects. The first is improvements to Cherry Street to improve the streetscape. The second is called "Reconnecting Downtown Burlington". This project is to reconnect two streets, St. Paul Street and Pine Street.

Bard Hill asked what a DDI interchange was. Christine said it was a diverging diamond interchange and said it was the same thing that was being done at exit 16 and will also be done on exit 12. He also asked about Richmond's passable roads by one lane and what the focus will be considering the recent flood damage to the roads. He acknowledged the FEMA

possibility but is wondering with the urgency of the situation if there was another option. Christine responded that resiliency needs to be built into the infrastructure and that USDOT emergency funding is likely. Charlie said not to be surprised if we are asked to shift the schedules of some projects to help with more urgent transportation projects due to the flood damage.

Matthew Arancio from VTrans added that there are funds set aside for repair work but there may be limitations of staff and consultant resources. He said it is important to have a firm understanding of the damage and what will be needed to repair it.

Charlie said there are limited resources all around, not just financial but also human resources, consultant engineers, and contractors. Moving forward there will more than likely be shifting in project schedules.

Matthew Langham from VTrans agreed with the previous comments and added it shouldn't affect the formula funds to the State if they can get to the project within 200 days. He said the question will be if resources are available?

Chris Shaw had questions for Christine and referred to the difference in the total TIP cost in the packet compared to today's presentation of \$40 million. Christine said there has been a lot added for the Winooski River Bridge and the other items she had previously pointed out in her presentation. Chris Shaw also asked about the park in ride at exit 17. Christine said that .4% is the actual amount for park and ride.

JEFF CARR MADE A MOTION, SECONDED BY ANDY MONTROLL, TO CLOSE THE PUBLIC HEARING AT 6:45 PM. THE MOTION CARRIED UNANIMOUSLY.

**b) Action on the TIP.** JEFF CARR MADE A MOTION, SECONDED BY ANDY MONTROLL, TO APPROVE THE TIP AS PRESENTED. MPO VOTE:

Bolton: Absent	Burlington: Yes (4)	Charlotte: Absent
Colchester: Yes (2)	Essex: Yes	Essex Jct: Yes
Hinesburg: Absent	Huntington: Yes	Jericho: Yes
Milton: Yes	Richmond: Yes	St. George: Absent
Shelburne: Yes	South Burlington: Yes (2)	Underhill: Absent
Westford: Yes	Williston: Yes	Winooski: Absent
VTrans: Yes		

MOTION CARRIED WITH 18 OF 24 VOTES AND 12 OF 18 MUNICIPALITIES VOTING IN THE AFFIRMATIVE.

**c) Certification of the Planning Process**

Christine said the Certification of the Planning Process lists federal regulations CCRPC must comply with. It speaks about federally protected classes that must not be excluded in all work paid for with federal funds. She also mentioned that CCRPC tries to go beyond these minimum requirements in equity work that is being done in the organization, but this Certification reflects the federal requirements we must follow.

Chris Shaw brought up possibly walking through the plan and Jeff Carr brought up that the Certification of the Planning Process is something that is done every year after approving the TIP and felt the staff at the CCRPC had giving a lot of information on the specifics on this already.

Benjamin Bornstein asked about references about specific federal regulations and statues in the document and believes it to be clear. He had just wanted to confirm, which Christine did and explained that it means that the CCRPC cannot discriminate in any of the federally funded programs. Jeff Carr said that there has been a lot of work done to put these words into actions which he applauds the staff and board for doing so.

JEFF CARR MADE A MOTION, SECONDED BY BARBARA ELLIOT TO APPROVE THE CERTIFICATION OF THE PLANNING PROCESS. MPO VOTE:

Bolton: Absent	Burlington: Yes (4)	Charlotte: Absent
Colchester: Yes (2)	Essex: Yes	Essex Jct: Yes
Hinesburg: Absent	Huntington: Yes	Jericho: Yes
Milton: Yes	Richmond: Yes	St. George: Absent
Shelburne: Yes	South Burlington: Yes (2)	Underhill: Absent
Westford: Yes	Williston: Yes	Winooski: Absent
VTrans: Yes		

MOTION CARRIED WITH 18 OF 24 VOTES AND 12 OF 18 MUNICIPALITIES VOTING IN THE AFFIRMATIVE.

#### 7. Revised FY24 Budget

Charlie explained this is the first time the Board has been asked to amend a budget outside of the May adoption or the mid-year adoption in January. He referred members to the budget document included with the packet. Charlie said there are two significant items; first, he was conservative about the funding the legislative would approve for the CCRPC. We ended up with a \$190K increase, whereas he had budgeted \$50K. The second was the CCRPC received the \$2.1 million RAISE grant. We initially budgeted \$50K of MPO funds to manage that project thinking they would have a consultant to do that. We had put out an RPF but received no response. He would like to shift the funds from consultant to the personnel/staff category of the budget so the project can be managed by staff. With the expense side of the budget, we want to hire an additional senior staff member with a background in transportation and land use who can help manage the RAISE grant. There are also funds in the regional planning line for a website consultant and to update state planning manuals. Lastly, a formula error for \$240K in the Communication Union District expense line as a direct expense. This will pass though us sometime in FY24. He also mentioned there are a few other minor amendments now that we have more details than we did in April. This ultimately brings a \$403K increase in revenue and a \$379K increase in expenses. The projected change in net revenue goes from \$33K to \$57K.

Jeff Carr noted during the recent executive Finance and Executive Committee meeting they had an extensive conversation on the pros and cons of hiring additional staff. He feels that another staff person is well aligned, and although he would usually oppose, in light of the expenses aligning and having the capacity, it makes sense.

Charlie wanted to let the board know that the RPC is staffing up with the unprecedented surge of federal funding. He said and with the current disaster that it would exaggerate that even more. Keeping in mind that while staffing up there will be retirements in a few years.

JEFF CARR MADE A MOTION, SECONDED BY CATHERINE MCMAINS, TO REVISE THE FY24 BUDGET. MOTION CARRIED UNANIMOUSLY.

8. ECOS Plan Schedule Review

Chris Shaw turned the floor over to Taylor Newton who shared his screen with the group. Taylor provided a brief update about where the RPC is currently developing the ECOS Plan. He wanted to talk about the existing ECOS Plan with having so many new board members. He said the ECOS Plan is a regional plan, and it talks about health, land use, transportation, energy, the things that affect people's lives in Chittenden County. Taylor then provided a layout of the document.

- Main Document
  - Vision
  - 17 Goals
  - 8 Strategies
  - Actions
- Supplements
  - Process
  - Regional Analysis (31 high priority concerns)
  - Regional Plan (Maps, Planning Areas, Act 250/Section 248 Role, Compatibility)
  - Comprehensive Economic Development Strategy (CEDS)
  - Metropolitan Transportation Plan (MTP)
  - Energy Analysis/Targets/Methodology

Taylor then explained the 2024 ECOS Plan

- ECOS Plan drafting began January 2022
  - The Long-Range Planning Committee reviewed 80% of the draft plan.
  - Intent to adopt June 2023
- ECOS Plan drafting stopped fall 2022.
  - Staffing
  - Equity
  - Missing data for Enhanced Energy Plan
- Metropolitan Transportation Plan (MTP) and Comprehensive Economic Development Strategy (CEDS)
  - Adopted separately in 2023 to ensure they did not expire.
- Work to date
  - 80% of the draft plan has been reviewed by the Long-range Planning Committee (LRPC) and the Planning Advisory Committee (PAC)
  - Combined the main document and supplement 2.
  - Updated Enhanced Energy Plan (Supplement 6)
- The second draft includes:

- Data updates
  - Enhanced Energy Plan
- Address LRPC and PAC comments
- Equity

Taylor wanted to also speak about some other considerations for the ECOS Plan. The first being a website, and to hire a contractor to help with that development. The hope is by taking this step it will help develop a web-based plan. He also wanted to just reiterate the two supplements that have already been adopted, the Metropolitan Transportation Plan (MTP) and the Comprehensive Economic Development Strategy (CEDS). Lastly, he mentioned the HOME Act that recently passed the legislature. The Act requires RPCs to set housing targets based on the Statewide Housing Needs Assessment. Since the next Statewide Housing Needs Assessment isn't updated until 2025 and the 2024 ECOS Plan will not include such targets. Instead, CCRPC intends to add targets via an ECOS Plan amendment in 2028.

Taylor reviewed the timeline for the second draft with the board.

- September 2023 – Prosperity
  - Key Issues: Economy, Household Financial Security, Working Lands, Arts and Culture, Education, Infrastructure and Facilities, Scenic/Historic/Recreational Resources
- October 2023 – People
  - Key Issues: Health, public Safety and Hazard Mitigation, Social Connectedness, Civic Engagement
- November 2023 – Place
  - Key issues: Land Use, Transportation, Housing, Climate Change/Energy, Ecological Systems
- Public Hearing Process
  - January 2024 – Full Draft and Warn First Public Hearing
  - February 2024 – First Public Hearing
  - April 2024 – Review Revised ECOS Plan
  - May 2024 – Second Public Hearing (warned by Executive Committee in April)
  - June 2024 – Plan Adoption

Taylor asked questions. Chris Shaw wanted to know about a recap of Building Homes Together and how Taylor mentioned not setting goals. Initially, Building Homes Together was supposed to target 5,000 homes by 2025 and 1250 of were to be affordable housing. Chris asked if Taylor had any thoughts on that goal and progress towards it. Taylor said that he won't have data to look at for 2022 until September. The goal is essentially 1,000 homes a year. Chris questioned why CCRPC is waiting to set a new target until 2028 when the original had been set in 2018. He also mentioned that he understood that we had to wait for the Housing Needs Assessment before they could set any hard numbers. Taylor Mentioned that another reason is because they will have to municipalize those housing targets, so it needs to be a very well thought out methodology.

9. Draft Enhanced Energy Plan Initial Review

Chris handed the floor over to Melanie who shared her screen with the group. She introduced the Enhanced Energy Plan Process that was part of the 2024 ECOS Plan update. She wanted to point out what Enhanced Energy Planning is at both the regional and local level.

1  
2 She explained that the Enhanced Energy Plan came to be with the enactment of Act 174 in 2016  
3 which was born out of public comment and opposition to large wind projects. At that time the  
4 legislature enacted Act 174 to give municipalities and regions the opportunity to do upfront  
5 planning to identify where they wanted to have renewable energy generation projects. The  
6 Department of Public Service established the energy planning standards that a municipality or  
7 region would have to follow for the comprehensive plan to be given substantial deference or greater  
8 weight in the Public Utilities Commission process for permitting renewable energy generation  
9 projects. If there is no Enhanced Energy Plan that follows these standards the Public Utility  
10 Commission only gives the plan due consideration. Melanie then outlined that the Energy Planning  
11 Standards have three components analysis and targets, pathways for implementation, and mapping.  
12

13 Melanie then outlined the first time they adopted the Enhanced Energy Plan in 2018.

- 14 • Energy Sub-committee (2-year process)
- 15 • Key siting and suitability policies
  - 16 ○ Natural resource constraints
  - 17 ○ Preferred sites, infill areas planned for growth.
- 18 • Section 248
- 19 • Use less energy for heating, electricity, and transportation.
- 20 • Plan for new growth in areas planned for growth.
- 21 • 90% of energy is from renewable sources.
- 22 • Transform transportation and heating sectors to be powered by renewable electricity.
- 23

24 Melanie then updated the board on the 2024 ECOS Plan-Process.

- 25 • Long Range Planning Committee, Energy Subcommittee
- 26 • Richmond, Milton, Essex, Williston, Underhill, Charlotte, South Burlington
- 27 • March-July 2023
- 28 • LRPC review on August 8, 2023
- 29
- 30 • Proposed 2024 ECOs Plan Changes
  - 31 ○ Mapping
    - 32 ■ LIDAR Rooftop Analysis
    - 33 ■ State Constraints
  - 34 ○ Pathways
    - 35 ■ Net -metering
    - 36 ■ Wind
    - 37 ■ VELCO
  - 38 ○ Equity Assessment
  - 39 ○ Analysis and Targets
    - 40 ■ A single renewable energy generation target.
    - 41 ■ Update LEAP data
  - 42

43 Chris Shaw mentioned that the decibel levels of the wind sound rules make wind projects  
44 unworkable while in South Burlington people are subjected to significant noise from jets and air  
45 traffic. Chris Shaw asked about a deeper dive in the October board meeting. Melanie agreed that  
46 there would be a deeper discussion.

#### 10. Economic Development District Introduction

Taylor shared his screen with the board members and explained the purpose of the Comprehensive Economic Development Strategy (CEDS). The CEDS provides a strategic blueprint for regional economic development. Between February 2023 and March 2023, the RPCs and RDCs of Chittenden County, Addison County, Rutland County, and Central Vermont implemented a public-input driven planning process funded by the US Economic Development Administration (EDA) for the development of the West Central VT CEDS. The draft CEDS was submitted to the EDA in May and approved on June 2, 2023.

Taylor then noted that now that CEDS has been approved CCRPC can decide whether it wants to create an Economic Development District (EDD) with the other CEDS partners. The rest of Vermont beside our four regions is already a part of EDDs. EDDs are multi-jurisdictional entities, commonly multiple counties and in certain cases even across state borders. They collaborate to implement a locally based, regionally driven CEDS, making the region eligible for additional federal funding through EDA.

- Eligibility Requirements
  - Approved CEDS
  - At least one geographical area within the designated service boundaries meets regional distress criteria.
- Why be an EDD?
  - Provides formal structure to continue regional economic development collaboration, planning, and establishing priorities for federal investment.
  - Potential for non-competitive, priority EDA funding awarded to EDDs only. (e.g. Planning and Technical Assistance, Disaster Assistance)
  - Higher Priority for other Federal funding for projects from within the EDD
  - Completes Vermont statewide development of CEDS and EDD designations.

Jeff Carr asked about the relationship between establishing an EDD and gaining funding from the Northern Border Regional Commission (NBRC). Taylor responded that creation of the EDD does not necessarily change access to NBRC funding, but the EDD could help NBRC grant awardees with grant administration.

Dana Hanley wanted to take a minute to thank Taylor for the tremendous amount of work he has done on this and feels he should be commended.

#### 11. Legislative Priority mid-year Review

Charlie referred members to the Policy Participation Topics document included with the packet. He explained there were only a few changes. He mentioned one of the items he was working on was to get Northern Borders Regional Commission federal dollars to be considered local funding for the purpose of matching other federal grants. He mentioned that this is something that one or more of the other regional commissions around the country have. Chris Shaw also wanted to point out that Charlie is the secretary of the National Association of Development Organizations. He said we benefit from Charlie's knowledge. Charlie noted that we bring this list to the board every January and July. These are items that the staff is keeping an eye on and some things they are engaging more directly in. Charlie asked members if there were other items they wanted to include or if anything should be removed. There were no proposed changes.



1  
2 12. Committee Member Review/Volunteers

3 Charlie referred members to the draft FY24 Regional Board Member and Committee Appointments  
4 document included with the packet. He reviewed the current members of each committee and  
5 highlighted vacant positions. Benjamin Bornstein volunteered for the Long-Range Planning  
6 Committee. Catherine noted a change should be made to the UPWP Committee chair. Chris Shaw  
7 also asked the board members to send the word out for the openings for volunteers in these  
8 committees.  
9

10 13. Equity Update

11 Anne Nelson greeted members. She said she has been meeting internally with all staff to create and  
12 develop a formal equity statement for the CCRPC, which she hopes to bring to the board meeting in  
13 September. Meetings are also scheduled to develop a code of conduct, which will come to the board  
14 in October. She is working with her intern, Annie Henderson, to weave more equity language and  
15 context into the ECOS Regional Plan, and to develop an Equity Action Plan. Anne Nelson continues to  
16 have many meetings with community partners. She, alongside the Equity Advisory Committee, is  
17 exploring ways to use federal transportation funds to build community capacity for greater  
18 engagement. She is still working with The Creative Discourse Group to plan a regional equity  
19 workshop. She is also involved in a couple of specific CCRPC projects' engagement efforts. Bruce  
20 asked for her to clarify what she means by "equity language" in the ECOS Plan, and she responded by  
21 explaining that she means adding some more disaggregated data by race, ethnicity, and class, and  
22 adding contextual information around disparities and be more explicit in our strategies to address  
23 these disparities.  
24

25 14. Chair/Executive Director's Updates

26 a. S.100 Studies

27 Charlie noted that he is playing a lead facilitator role with the two studies that the RPCs are  
28 responsible for and is also coordinating with the Natural Resources Board and Department  
29 of Housing Community Development as they work on their related studies. He also  
30 mentioned that he planned to give an update to the VLCT board and will make sure they  
31 continue to be updated in the process.

32 b. Brownfields Award

33 He wanted to let everyone know that the EPA was supposed to do a press conference last  
34 week announcing that CCRPC had received a \$500,000 award from the EPA for Brownfields.  
35 There is also an additional \$100,000 of state money for Brownfields. He also noted that this  
36 is the most money they have ever had for Brownfields.

37 c. MERP Application Is Now Live

38 The Municipal Energy Resilience Program can help municipal buildings and their applications  
39 are now live. This is a \$44 million program that the legislature approved. Charlie mentioned  
40 that if you wanted more info or wanted to get involved to contact Ann Janda.

41 Benjamin Bornstein was surprised that it seems to be being pitched as converting to  
42 alternative fuels sources compared to fossil fuels, but it doesn't seem to be providing funds  
43 for implementing solar. Taylor responded that he wished he had a good answer for his  
44 question. He mentioned that Ann Janda also noticed that early on. Charlie also noted that  
45 this program is focused on the heating sector and not on electricity so that is likely why solar  
46 is not much of an emphasis. Benjamin mentioned he had been working with Ann and she  
47 was spectacular and appreciates her efforts.  
48

1 15. Committee/Liaison Activities & Reports

2 The minutes for various committees are included with the packet as well as links to the documents  
3 online. The committee minutes include the Executive/Finance Committee with Act 250/Section 248  
4 letters, Transportation Advisory Committee, Board Development Committee, Long Range Planning  
5 Committee, and LRPC Energy Sub-committee.

6  
7 16. Adjournment. CHUCK WILTON MADE A MOTION, SECONDED BY BARBARA ELLIOT, TO ADJOURN THE  
8 BOARD MEETING AT 8:06 PM. THE MOTION CARRIED UNANIMOUSLY.

9  
10 Respectfully submitted,  
11 Mckenzie Spear



## **Chittenden County Regional Planning Commission Executive Committee**

**September 20, 2023**

**Agenda Item 6: Action Item**

**FY2024 Regional Board Member & Committee Appointments**

1. Regional Board Member Appointments per the Bylaws: Article IV.C. "... Regional Board members shall be appointed by the Chittenden County Regional Planning Commission for a term of two years for even numbered fiscal years at the June meeting..."

**Agriculture:** Tom Eaton, **Socio-Economic-Housing:** Bruce Wilson, Deac (Katherine) Decarreau (alt.), **Industrial/Business:** Tim Baechle **Conservation/Environmental:** Miles Waite

2. Committee Appointments per the Bylaws: Article VII.B. "The Chair shall ... with concurrence of the Chittenden County Regional Planning Commission, establish and appoint committees and their members." Article XI: "All Chittenden County Regional Planning Commission Board members are encouraged to participate in a minimum of at least one standing committee. The Chair may appoint ad hoc committees for a specific purpose with the approval of the Chittenden County Regional Planning Commission. Committees should include subject matter experts as needed to provide advice to the Chittenden County Regional Planning Commission Board."

**Finance Committee** (Secretary/Treasurer, Vice Chair and 1 other board member): Jacki Murphy, Colchester, Secretary/Treasurer; Bard Hill, Richmond, Vice Chair; and Jeff Carr, Shelburne alt.

**Board Development Committee** (past Chair and up to 4 other board members): Catherine McMains, Jericho; Mike O'Brien, Winooski; Elaine Haney, Essex Junction; Jeff Carr, Shelburne alt.; Andy Montroll, Burlington.

**Unified Planning Work Program Committee** (3-5 board members Bard Hill, Richmond (Chair); John Zicconi, Shelburne; Michael Bissonette, Hinesburg; Jacki Murphy, Colchester.

**Transportation Advisory Committee** (1 board member): Kurt Johnson, Underhill alt.

**TAC Interest Group Reps:** Elderly - Bob Henneberger; Bike/Ped - Jonathon Weber; Rail - Mary Anne Michaels; Environmental - Richard Watts; Disabled – Adam Wechsler; Business – Sam Andersen

**Planning Advisory Committee** (1 board member): Wayne Howe, Jericho alt.

**Long Range Planning Committee** (3-6 board members, one of them to be Chair of the LRPC): Tracey Delphia, Essex; Andy Watts, Williston; Dana Hanley, Charlotte; Benjamin Bornstein, Westford;

**Clean Water Advisory Committee:** (1 board member) Miles Waite; and Tom Eaton as alternate

**ad hoc Brownfields Advisory Committee:** Sam Andersen, GBIC; Matt Vaughn, LCBP; Samantha Dunn, Burlington CEDO; Jon Rauscher, City of Winooski; Dr. Pablo Bose, UVM; Amanda Froeschle, VT Dept of Health; Sam Arnold, Community Health Centers of Burlington; Kristie Farnham, VT Dept of Economic Development (ex officio); Sarah Palmer Bartlett, VT DEC (ex officio); William Lariviere, EPA Region One (ex officio); \_\_\_\_\_, CCRPC Board

**ad hoc All Hazards Mitigation Plan Update Committee:** Garret Mott, Buels Gore.

**Equity Advisory Committee:**

Name	Affiliation
Mike O'Brien	CCRPC Board Member
Elaine Haney	CCRPC Board Member
Jacki Murphy	CCRPC Board Member
Bruce Wilson	CCRPC Board Member
Cristalee McSweeney	Executive Director, Williston Community Justice Center
Elaine Wang	Winooski City Manager
FaRied Munarsyah	The People's Kitchen (Burlington)
Rachel Batterson	Director, Housing Discrimination Law Project, VT Legal Aid
Zoraya Hightower	Burlington City Councilor
Virginie Diambou	Racial Equity Director, Champlain Valley Office of Economic Opportunity (CVOEO)
Catarina Campbell	Director of Diversity, Equity & Inclusion, Howard Center
Ragab Mohamed	Community Member, South Burlington
Ahmed Mohamed	Community Member, South Burlington
Lydia Diamond	Community Member, South Burlington
Omar Derzi	Community Member, Winooski
Jasim Muddafar	Community Member, Winooski
Melissa Heitkamp	Community Member, Jericho
Charlie Baker	CCRPC Staff
Bryan Davis	CCRPC Staff
Anne Nelson Stoner	CCRPC Staff
Emma Vaughn	CCRPC Staff

For questions, contact Charlie Baker, 735-3500 or [cbaker@ccrpcvt.org](mailto:cbaker@ccrpcvt.org).



**Chittenden County Regional Planning Commission**

**September 20, 2023**

**Agenda Item 7: Equity Statement**

**Background:** The population of Chittenden County has grown by roughly 12,000 people in the past ten years. Over 99% of this growth are People of Color. If this trend continues, Chittenden County will have 60,000 more People of Color by the year 2070. Yet, the disparities in Chittenden County are persistent: Black households have less than half the income of White households, allowing for 65% of White households to own their homes, while over 85% of Black households rent. Income inequality, more broadly, has risen steadily since the 1970s. Regional planning has played a role in the historical context that has led to, and the present systems that perpetuate, our current disparities.

In working to begin to address these issues, staff has concluded that having an organizational equity statement is a critical foundational piece of work upon which future work will be based. This statement was developed in collaboration with all CCRPC staff, CCRPC Equity Advisory Committee members, a couple community partners, and the CCRPC Executive Committee.

Staff is proposing that CCRPC adopt an Equity Statement to make clear (1) our acknowledgement of the problem, (2) the recognition of our role and responsibility, (3) our commitment moving forward, and (4) our goal.

*Equity Statement:*

*CCRPC acknowledges that structural oppression contributes to persistent disparities and condemns racism and discrimination in all its forms. As a governmental planning organization with decision-making influence, the work of CCRPC significantly impacts people throughout Chittenden County.*

*We hold ourselves responsible for identifying and addressing historic and current inequities in our own practices as well as those of the planning field as a whole. We commit to constantly evaluating our work to transform our actions, policies, and procedures through continuous education, leveraging assets to improve access, and meaningful collaboration with those most impacted by the problems we seek to address. In doing so, we hope to co-create a community where identity and socio-economic status no longer influence life outcomes and where all — not the select few — are heard, seen, belong, and treated as experts in their own experience.*

<b>Staff</b>	That the Board review, approve and adopt the Equity Statement with any
<b>Recommendation:</b>	changes from the EAC and Executive Committee.
<b>EAC</b>	That the Board approve and adopt the Equity Statement noting their emphasis
<b>Recommendation:</b>	on the importance of the four parts of the statement.
<b>Executive</b>	That the Board approve and adopt the Equity Statement as edited (a couple of
<b>Committee</b>	wordsmithing edits (see EC minutes)).
<b>Recommendation:</b>	

**For more  
information,  
contact:**

Anne Nelson Stoner, Equity and Engagement Manager: [anstoner@ccrpcvt.org](mailto:anstoner@ccrpcvt.org) or  
434-987-0078



## **Chittenden County Regional Planning Commission**

**September 20, 2023**

### **Agenda Item 8: Action Item**

#### **West Central Vermont Economic Development District (EDD) MOU**

**Issues:** Chittenden County Regional Planning Commission (CCRPC) received a Planning and Technical Assistance Grant from the US Department of Commerce Economic Development Administration (EDA) in September 2020 to develop a CEDS for West Central Vermont. CCRPC developed the CEDS in cooperation with our regional planning commission (RPC) and regional development corporation (RDC) partners in Addison County, Rutland County, and Central Vermont. A CEDS is a strategy-drive plan for regional economic development. The [West Central Vermont CEDS](#) was adopted by the CCRPC Board of Directors in March 2023 and was approved by EDA in June 2023.

Now that the CEDS has been adopted, the partner organizations have begun to discuss CEDS implementation. The partners, with encouragement from EDA, have determined that the creation of an Economic Development District (EDD) would assist with CEDS implementation. Specifically:

- An EDD creates the opportunity for non-competitive, priority EDA funding awarded to EDDs only (e.g. CARES Act).
- An EDD will be in a more competitive position to access future EDA grants for CEDS implementation than an individual partner organization.
- An EDD provides the basis to aggregate projects across the West Central Vermont region. This may directly benefit Chittenden County municipalities that may not be eligible for EDA projects individually due to high median household incomes and low unemployment rates.

There are [several ways](#) to create an EDD:

- An Intergovernmental agreement
- State-creation of a multi-jurisdictional public organization
- A non-profit organization

The West Central Vermont CEDS partners have determined that the most straightforward and timely path to create an EDD is through an intergovernmental agreement. Other EDDs in Vermont have also taken this approach ([Northern Vermont Economic Development District](#), [East Central Vermont Economic Development District](#)).

The attached Memorandum of Understanding (MOU) provides the basis for an intergovernmental agreement between the West Central Vermont CEDS partners.

**Staff recommendation:** Board approves the West Central Vermont Economic Development District Memorandum of Understanding and authorizes the Executive Director to sign the MOU on behalf of CCRPC.

**For more information contact:** Taylor Newton [tnewton@ccrpcvt.org](mailto:tnewton@ccrpcvt.org)

**West Central Vermont Economic Development District**

**Memorandum of Understanding  
by and between**

*Addison County Planning Commission, Addison County Economic Development Corporation,  
Central Vermont Regional Planning Commission, Central Vermont Economic Development  
Corporation, Chittenden County Regional Planning Commission, Greater Burlington Industrial  
Corporation, Rutland Regional Planning Commission, Chamber and Economic Development of  
the Rutland Region*

***Whereas,***

The entities noted above are working together to develop a Comprehensive Economic Development Strategy ("CEDS") for West Central Vermont.

***Whereas,***

The CEDS serves the counties of Chittenden and Rutland, the majority of communities in Addison and Washington counties and a portion of Orange County in West Central Vermont, and

***Whereas,***

Upon completion and acceptance of the CEDS, the parties hereto intend to continue working together to form the West Central Vermont Economic Development District ("WCVEDD").

***Whereas,***

The WCVEDD shall serve the economic interests of the communities in the district by developing and implementing economic development strategies for the betterment of the region encompassed by the WCVEDD, and

***Whereas,***

Regional Planning Commissions and Regional Development Corporations undertake significant consultation/coordination with regional economic development interests, local officials, private businesses and educational organizations.

***Now therefore be it resolved that the undersigned will:***



Work together in a coalition of regional organizations to manage the West Central Vermont Economic Development District under adopted bylaws and an appointed Board, and

Work cooperatively to complete the economic development district requirements including preparation of a Comprehensive Economic Development Strategy, and

Consult regularly with Regional Planning Commission and Regional Development Corporation Board members, local Planning Commissions and Selectboards, private businesses, regional, state and local interests, and

Integrate the programs and priorities of the economic development district into their existing work, and

Complete this work utilizing funding from the EDA and State of Vermont, as available, supplemented by their own resources.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

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Addison County Economic Development  
Corporation

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Addison County Regional Planning  
Commission

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Central Vermont Regional Planning  
Commission

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Central Vermont Economic Development  
Corporation

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Chittenden County Regional Planning  
Commission

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Greater Burlington Industrial Corporation

---

Rutland Regional Planning Commission

---

Chamber and Economic Development of  
the Rutland Region



## **Chittenden County Regional Planning Commission**

**September 20, 2023**

### **Agenda Item 9: ECOS - Prosperity**

CCRPC staff seeks comments and questions from Board members on the draft Prosperity element of the 2024 ECOS Plan. This memo is intended to provide a summary of the Prosperity element of the 2024 ECOS Plan and a summary of changes to the plan compared to the 2018 ECOS Plan.

The 2024 ECOS Plan generally includes the same set of goals, key issues, strategies, and actions of the 2018 Plan, yet reframes them around three themes: People, Place, and Prosperity. The ECOS Plan Prosperity element was reviewed on July 11, 2023 by the Long-Range Planning Committee (LRPC); their comments have been incorporated into the current draft. The Board will review the People and Place elements of the 2024 ECOS Plan at the October and November meetings.

Please keep in mind that the 2024 ECOS Plan will be professionally copyedited and designed/formatted in winter 2023-2024. Please focus your review on the content of the document.

Below is a summary of changes:

#### **Goals and Key Issues**

- **Economy:** Reference was added to the adopted West Central Vermont Comprehensive Economic Development Strategy (WCVT CEDS). Data on employment & unemployment, labor force participation, and wages were updated.
- **Household Financial Security:** This section was reframed around household financial security being a social determinant of health and discussion of data revealing large racial disparities was added. Data were updated and added related to the Vermont Basic Needs Budget, Supplemental Nutrition Assistance Program, free school meals for all, and households receiving social security income.
- **Working Lands & Land Based Industries:** Topical headers were added to each bullet and the section was reframed around regenerative economies (focusing on stable long-term cycles of resources rather than continuous growth). Content discussing inequity in the dairy industry was added. Content was added to explain the goals of Act 59 (30% land in VT to be conserved by 2030) and the use of forest biomass as a source of heating fuel.
- **Scenic & Recreational Resources:** Minor changes included updated information about bicycle and pedestrian infrastructure and new language encouraging municipalities to be clearer about how they regulate scenic resources.
- **Arts & Culture:** New information was added about jobs in Chittenden County's creative arts industry.

- **Education, Knowledge & Skills:** Data were updated regarding school consolidations, childcare costs and standardized test scores, including disaggregation to explore equity concerns. Information about the 2023 childcare bill, and ramifications of the pandemic for the teaching workforce, was added.
- **Infrastructure & Facilities:** Topical headers were added to each bullet. Information was added about the newly-formed Chittenden County Communications Union District and the recently approved Chittenden Solid Waste District recycling facility. A new table was added to highlight the implications of our aging population on community facility planning needs.

### **Strategies**

- **Economic Infrastructure:** This section and its actions were extensively reorganized and updated to align with the WCVT CEDS; however, the content generally reflects what was previously included in the 2018 ECOS Plan.
- **Ecological Systems & Working Lands:** In addition to streamlined and tightened language, actions were added to collaborate with other entities on agriculture, outdoor recreation, and the forest economy related planning.
- **Governance:** There were no major changes to this section but note that housing finance was moved to Strategy 3 (Housing). Additional reference to recent legislative studies on transit financing was added.

**Staff  
recommendation:**

Provide any comments, questions, or edits to staff below.

**For more  
information  
contact:**

Taylor Newton [tnewton@ccrpcvt.org](mailto:tnewton@ccrpcvt.org) or

Darren Schibler [dschibler@ccrpcvt.org](mailto:dschibler@ccrpcvt.org)

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
JOINT EXECUTIVE COMMITTEE MEETING MINUTES  
FINAL

DATE: Wednesday, August 2, 2023

TIME: 5:45 PM

PLACE: Remote Attendance via ZOOM

PRESENT:	Chris Shaw, Chair	Catherine McMains, Past Chair
	Michael Bissonette, at large <5000	Elaine Haney, at large >5000
	Jacki Murphy, Secretary/Treasurer	

ABSENT: Bard Hill, Vice-Chair

OTHERS: Matthew Arancio, VTrans

STAFF:	Charlie Baker, Executive Director	Eleni Churchill, Transp. Program Mgr.
	Forest Cohen, Senior Business Mgr.	Amy Irvin Witham, Business Office Mgr.
	Emma Vaughn, Communications Mgr.	Taylor Newton, Planning Mgr.
	Anne Nelson Stoner, Equity Mgr.	Dan Albrecht, Senior Planner
	Mckenzie Spear, Business Office Assoc.	

1. Call to Order, Attendance. The Executive Committee meeting was called to order by the Chair, Chris Shaw, at 5:45 PM.
2. Changes to the Agenda, Members items. Charlie asked that we update the agenda to move action items first. He noted that an updated agenda is posted on the CCRPC website with these changes. There was discussion and the committee agreed to the updated agenda.
3. Approval of the July 5, 2023, Joint Finance and Executive Committee Meeting Minutes  
CATHERINE MCMAINS MADE A MOTION, SECONDED BY JACKI MURPHY, TO APPROVE THE JULY 5, 2023, JOINT EXECUTIVE AND FINANCE COMMITTEE MINUTES AS PRESENTED. MOTION CARRIED UNANIMOUSLY.
4. Act 250 & Section 248 Applications
  - a. Bay Ridge, Shelburne, Champlain Housing Trust, #4C1346-1  
Taylor Newton provided a screenshare and referred members to the application letter and accompanying map for the application letter for Bay Ridge in Shelburne to Christine Commo, District Coordinator. This is for the renovation of 20 motel units and the construction of a new roadway (Margaret's way) to serve two new 24-unit buildings and 26 townhouse units, resulting in a total of 94 affordable homes. The project is located at 3164 Shelburne Road, Shelburne Vermont. The CCRPC has reviewed the application letter and finds it is consistent with the Planning Areas as defined in the CCRPC's 2018 Chittenden County ECOS Plan. Additionally, the project also meets the goals of ECOS Plan Strategy 2, Action 3, to produce more affordable housing within Chittenden County. These comments are based on information currently available and the CCRPC may have additional comments as the project continues.

JACKI MURPHY MADE A MOTION, SECONDED BY CATHERINE MCMAINS, TO APPROVE THE ACT 250 APPLICATION LETTER AS PRESENTED. MOTION CARRIED WITH ONE ABSTENSION BY MICHAEL BISSONETTE.

b. 377 Cobblestone Circle, South Burlington; #4C1013R-3

Taylor provided a screenshare and referred members to the Act 250 Major application letter. The project is located at 377 Cobblestone Circle in South Burlington, Vermont and is described as an after the fact permit for the redevelopment of a two-story single unit family home into a three-story single unit family home. The CCRPC has reviewed the application letter and finds the proposed project to be in conformance with the Planning Areas of the 2018 Chittenden County ECOS plan. Additionally, the project makes a contribution toward ECOS plan Strategy 2, Action 3, to produce more affordable housing within Chittenden County. These comments are based on information currently available and the CCRPC may have additional comments as the project continues. Taylor said he was unsure why this was considered an Act 250 major application, considering it will remain a single-family home. Catherine McMains said she was wondering about the single-unit designation and thanked Taylor for clarification that the building will indeed remain a single-family home.

MICHAEL BISSONETTE MADE A MOTION, SECONDED BY JACKI MURPHY, TO APPROVE THE ACT 250 APPLICATION LETTER. MOTION CARRIED UNANIMOUSLY.

c. Milton Lamoille Solar, Town of Milton; #23-2307-NMP

Taylor noted this project has been seen previously and provided a screenshare of the Town of Milton's petition letter submitted by Norwich Solar to Holly R. Anderson, Clerk for the Public Utilities Commission, for the development of a 500kW solar array to be located at 145 Lamoille Terrace in Milton, Vermont. The parcel is owned by the Town of Milton and hosts the wastewater treatment facility. The developer and Town wish to designate this as a preferred site, as described in PUC Rule 5.100. Taylor explained the initial review noted a few possible constraints which had been addressed. The remaining state possible constraint is with Agricultural Soils and the CCRPC defers to the Vermont Agency of Agriculture, Food and Markets recommendations to mitigate. Otherwise, the CRPC finds the project meets suitability policies and the constraints policies. The review was based on information currently available. The CCRPC will review and comment on materials submitted as the process continues.

CATHERINE MCMAINS MADE A MOTION, SECONDED BY ELAINE HANEY, TO APPROVE THE SECTION 248 APPLICATION LETTER, WITH EDITS IF NEEDED. MOTION CARRIED UNANIMOUSLY.

d. Hinesburg Center, Hinesburg; 4C1140-4

Taylor Newton provided a screenshare and referred members to the Act 250 application letter and maps included with the packet. The project is located at Farmall Drive, Hinesburg Vermont for the creation of 21 new lots (22 lots total) and the construction of 73 new homes (15 single-family, two 9-unit buildings, one 6-unit building, one 34-unit building), 14,500 square feet of nonresidential space (office, retail, light industrial) in three buildings and greenspace. Taylor explained, from a land use perspective there are no concerns. He stated the CCRPC also reviewed the Transportation Assessment and the CCRPC does not have any concerns with the proposed development's effects on traffic and generally concurs with the assessment findings.

Taylor highlighted the area of development on the map. He said the letter was in local review for quite some time, and the applicant engaged in a hydrologic and hydraulic floodplain study, additionally, the local DRB approved the project. Taylor said this project could potentially receive some pushback. Michael Bissonette agreed there were some minor concerns, however, they were being worked through.

MICHAEL BISSONETTE MADE A MOTION, SECONDED BY JACKI MURPHY, TO APPROVE THE ACT 250 APPLICATION LETTER AS PRESENTED. MOTION CARRIED UNANIMOUSLY.

5. Procurement Policy Update

Dan Albrecht referred members to the Procurement Policy Update document included with the packet. He reminded everyone the CCRPC is a Clean Water Service Provider (CWSP) for the Northern Lake Champlain Basin (Basin 5) and the backup CWSP for the South Lake, Otter Creek, Missisquoi, Lamoille, Winooski, and Memphremagog basins. CCRPC staff amended several elements of the Procurement Policy to maintain consistency with the rules, regulations, suggestions, and requirements coming from the Department of Environmental Conservation (DEC). The DEC reviewed the initial draft submission and made suggestions. They approved the precise language that was recently added. Based on this, CCRPC staff recommend the adoption of the edits made to the *CCRPC Administrative and Operating Policies and Procedures* for the Chittenden County Regional Planning Commission

JACKI MURPHY MADE A MOTION, SECONDED BY ELAINE HANEY, TO APPROVE THE ADOPTED LANGUAGE IN THE CCRPC ADMINISTRATIVE AND OPERATING POLICIES AND PROCEDURES, (PROCUREMENT POLICY) AS PRESENTED. MOTION CARRIED UNANIMOUSLY.

6. MS4 Stormwater Program Services Agreement

Dan Albrecht referred members to the Stormwater Services Program Agreement documents provided with the packet. He explained that CCRPC has provided services to nine municipalities and three organizations to assist in compliance for certain Minimum Control Measures (MCM) of their Municipal Separate Storm Sewer Systems (MS-4) permits. Dan explained this is essentially the renewal of our service agreement. The language has become more refined over the years as the program has evolved. Dan explained we collect annual dues for a total amount of \$72K to \$84K split between the following twelve entities: Burlington International Airport, Burlington, Colchester, Essex, Essex Jct., Milton, Shelburne, VTrans, University of Vermont, Williston and Winooski. The dues cover marketing and sub-contractor expenses for public education and outreach efforts to foster public participation and involvement. Direction from the MS4's is provided at the monthly meetings of the MS4 Subcommittee of the Clean Water Advisory Committee. Dan explained the draft was reviewed and approved by the 12 permittees named above. Charlie said this information will also be presented at the September Board meeting.

Jacki Murphy thanked Dan and said she noticed the "Smart Waterways" link was incorrect. Dan said he will update this. Discussion between members and Dan ensued. Chris Shaw expressed his concerns about making sure local firms were given proper deference in the process. Dan and Charlie said that is woven into the requirements set forth by the DEC.

JACKI MURPHY MADE A MOTION, SECONDED BY MICHAEL BISSONETTE, TO APPROVE THE STORMWATER SERVICES PROGRAM AGREEMENT AS PRESENTED AND TO SHARE IT WITH THE BOARD IN SEPTEMBER. MOTION CARRIED UNANIMOUSLY.

7. Committee Appointments FY24

Charlie referred members to the FY2024-Regional Board Member and Committee Appointments document. He explained the document was recently edited and should reflect existing and proposed appointments. He reviewed a few minor changes and highlighted the addition of a table for the Equity Advisory Committee members. Charlie mentioned there are vacancies on the Brownfields Advisory and the Long-Range Planning committees. Dan Albrecht provided more edits to the Brownfields Advisory Committee. Chris Shaw encouraged members to recruit for the open committee seats. This will be an action item at the September board meeting.

8. Equity Update:

Anne Nelson Stoner greeted members. She provided an update on the status of the \$100K in Federal Highway funds to be used to support community organizations and engagement in our transportation projects. She explained the initial idea was to use the funds to support capacity building within community organizations working with marginalized communities, the idea being that we cannot expect our work to be supported if we are not supporting their work. The EAC helped draft an application to send out. After sending it to the FHWA, VTrans, and the FTA for review, there was pushback about the funds needing to have a clearer transportation nexus and used only for assessment and community engagement events (not capacity building). Anne Nelson and the EAC are now reframing the project as a solicitation for community groups that want to partner with us around transportation issues and projects.

Chris Shaw asked if linking the funds to specific transportation projects that are underway would be helpful. Anne Nelson said that typically each project is trying to do its own outreach, so these funds are trying to support a broader partnership that could include engagement for multiple projects. Chris asked if there was a way to create a 'larger' entity that could help facilitate the disbursement of funds in ways the community needs. Charlie said that such entity does not exist, these groups work with many smaller groups and organizations. Matthew Arancio said equity is a bit out of his wheelhouse, however, the conversations he has participated in at the State level are anchored around trying to figure out how to encourage participation through stipends and subsidies in terms of where Vermont Department of Transportation is at, the same work is being done at the VTrans level as well. He commended the CCRPC as trailblazers of this work in terms of creating policy and to support equity at the level it deserves.

Anne Nelson shared a slide deck presentation of the CCRPC Equity Statement with members. She explained the CCRPC has a mission statement and a vision statement in our bylaws, and we needed an equity statement to define who we need to look out for and why as well as a code of conduct to guide our behavior along the way. Charlie explained that the Executive Committee is being asked to review the draft Equity Statement before it is presented to the Board in September for action. Anne Nelson provided context on how the statement was developed and she explained the statement was formed based on the following recommended priorities from CCRPC Staff and our community members:

**Staff Priorities:**

- Be explicit & use strong language.
- Be concise & simple.
- Acknowledge our role as planners.
- Commit to what we have influence over.

- Call out racism & discrimination.
- Focus on the outcome.

**Community Priorities:**

- Acknowledge the role planning & CCRPC specifically has played.
- Prioritize race, ability, and socio-economic status as most impacted by our work.
- Be direct, simple, and concise.
- Make it different than the other generic equity statements.

**CCRPC Equity Statement:**

*CCRPC acknowledges that structural racism and other forms of oppression contribute to persistent disparities. We recognize the role that regional planning and our work has contributed to these inequities, especially for communities of color, lower socio-economic status, and (dis)ability. We hold ourselves responsible for improving our practices, policies, regulations, and actions through identifying and addressing inequities in our own past; leveraging our assets to improve access; meaningful collaboration with those most impacted by the problems we seek to address as experts in their own experience; and continuous education. We commit to constantly evaluating our work to improve ways we plan for more equitable and inclusive communities, where identity and socio-economic status no longer predestine life outcomes; where all, not the selected few, are heard, seen, and belong.*

Chris Shaw feels this is really great work and asked more about the process. Charlie clarified that following the equity statement will come the code of conduct and then an equity action plan. Chris asked if we have a chance to provide edits. Charlie said yes between this month and next month there is opportunity to provide edits and feedback.

Elaine Haney said she was really pleased with Anne Nelson and the thoughtful work and the process that has taken place in creating this equity statement. Jacki Murphy said she shared Elaine's sentiments.

Charlie said one piece of community feedback was that our mission and vision statements both needed to be updated instead of adding a separate equity statement; he said these updates will come, however it requires changing the bylaws and that will be a longer and more complicated process. Chris Shaw said he was unaware the mission and vision statements were ten to twenty years old.

Anne Nelson asked for feedback and thoughts on the presentation to prepare for the Board meeting in September. She shared the content to pull from is so expansive and deep, if anyone has thoughts around what context is helpful to let her know. Charlie said it would be good for EC members to weigh in on the presentation. Chris Shaw said the context and slide deck presentation was helpful in framing the conversation.

9. Chair/Director Report

a) July Flood Update

Charlie said CCRPC staff members, Dan Albrecht, Pam Brangan, and Christine Forde all work with the Vermont State Emergency Operation Center and were recently helping with our communities on assessing recent flood damage. He explained the most affected Chittenden County municipalities were places in Bolton, Milton, Richmond as well as Burlington with a



sewer line break. There will be access to FEMA Funding and we are working with towns to help in whatever way necessary.

b) Act 47 Studies Update:

Charlie explained that as part of the S.100 Housing Bill, there are 4 studies underway. Charlie is in a leadership position for the studies and over the coming months will be working on this with help from CCRPC staff members Taylor Newton, Darren Schibler, Sarah Muskin, and Pam Brangan. Charlie said the Act 250 Study reform is at the forefront and important. This study is likely to suggest more protection of natural resource areas with a trade-off of less Act 250 involvement in urban areas where we want to encourage growth. Charlie asked members to provide feedback on this concept. Catherine McMains said this makes sense to her particularly considering the law (Act 126) that set a goal of permanently establishing conservation of 30% of Vermont's total land area by 2030 and 50% by 2050. There will be requests for better RPC future land use mapping similar to the enhanced energy planning. We are working with other RPC's to develop criteria for consistent future land use mapping. There is also a conversation about using these maps to help guide the Act 250 and State Designation decisions. Charlie said he wanted members to know there is a lot more to come with developing these mapping designations and that momentum is building for actual changes with Act 250.

10. New Business: There was none.

11. Executive Session: None needed.

12. Adjournment: CATHERINE MCMAINS MADE A MOTION, SECONDED BY MICHAEL BISSONETTE, TO ADJOURN THE MEETING AT 7:07 PM. THE MOTION CARRIED UNANIMOUSLY.

Respectfully submitted,  
Amy Irvin Witham

July 31, 2023

Christine Commo  
District Coordinator  
111 West Street  
Essex Junction, VT 05452

RE: Bay Ridge, Shelburne; #4C1346-1

Dear Ms. Hayes,

The Chittenden County Regional Planning Commission's (CCRPC) Staff and Executive Committee have reviewed the Act 250 application for the above-referenced project located at 3164 Shelburne Road in Shelburne. The project is described as the renovation of 20 motel units in 2 existing buildings into permanent apartments and the construction of a new road (Margaret's Way) serving 2 new 24-unit buildings and 26 townhouse units across 7 buildings for a total of 94 affordable homes.

**The CCRPC offers the following comments on the proposed project:**

The proposed project is located within the Center Planning Area as defined in the Chittenden County Regional Plan, entitled the *2018 Chittenden County ECOS Plan*. The CCRPC finds the proposed project to be consistent with the Planning Areas for the following reasons:

1. The Suburban Planning Area is identified in the Plan as an area authorized for residential development, and therefore the proposed project helps implement Strategy #2 of the Plan, which calls for 80% of new development in the areas planned for growth.
2. The project is served by both municipal water and sewer and is served by a main-line GMT transit route.
3. The proposed land uses are consistent with the local regulations, as evidenced by the Town of Shelburne's approval of the project.

Therefore, the CCRPC finds the proposed project to be in conformance with the Planning Areas of the *2018 Chittenden County ECOS Plan*. Furthermore, the project will make a significant contribution towards ECOS Plan Strategy 2, Action 3 (to produce more affordable housing throughout the county).

The CCRPC has also reviewed the Transportation Assessment dated 2/15/2022 by the Wall Consultant Group. The CCRPC does not have any concerns with the proposed development's effects on traffic and generally concurs with the assessments findings.

Due to the detailed level of development review in most Chittenden County municipalities, and the environmental permit reviews at the Vermont Department of Environmental Conservation, CCRPC focuses its Act 250 reviews on the type of proposed land use and the Planning Areas section of the *2018 Chittenden County ECOS Plan*. The CCRPC also focuses its review on

transportation-related issues, where appropriate, in accordance with the Metropolitan Transportation Plan, which is within the *2018 Chittenden County ECOS Plan*.

These comments are based on information currently available; we may have additional comments as the process continues.

Thank you for the opportunity to comment on the application. Please do not hesitate to contact me at (802) 846-4490 or [cbaker@ccrpcvt.org](mailto:cbaker@ccrpcvt.org).

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Certificate of Service



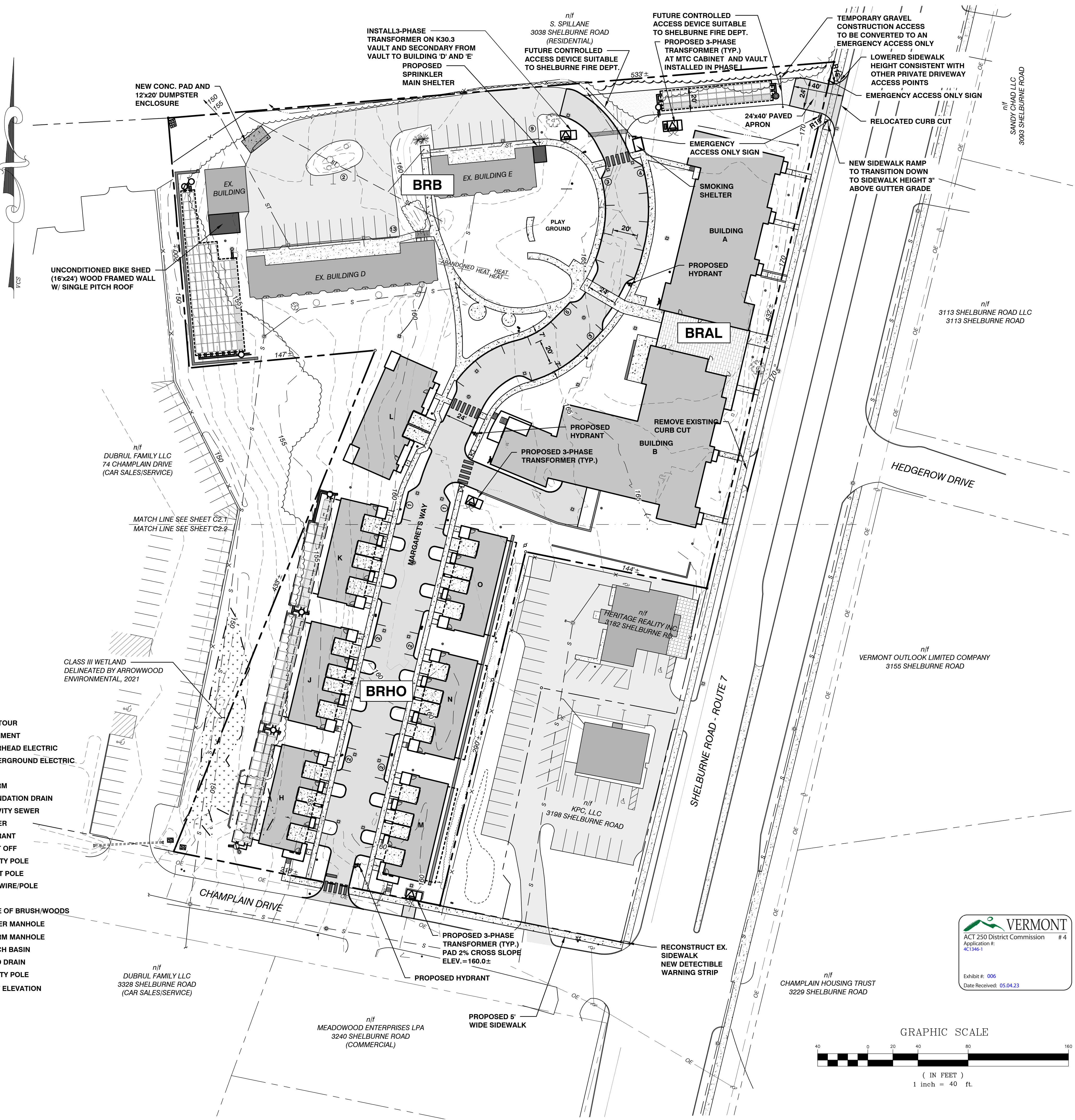
GENERAL NOTES

- UTILITIES SHOWN DO NOT PURPORT TO CONSTITUTE OR REPRESENT ALL UTILITIES LOCATED UPON OR ADJACENT TO THE SURVEYED PREMISES. EXISTING UTILITY LOCATIONS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL FIELD VERIFY ALL UTILITY CONFLICTS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER. THE CONTRACTOR SHALL CONTACT DIG SAFE (888-344-7233) PRIOR TO ANY CONSTRUCTION. IN ADDITION, THE CONTRACTOR SHALL HIRE A PRIVATE UTILITY LOCATING FIRM TO LOCATE OWNER OWNED UNDERGROUND UTILITIES PRIOR TO START OF ANY EXCAVATION.
- ALL EXISTING UTILITIES NOT INCORPORATED INTO THE FINAL DESIGN SHALL BE REMOVED OR ABANDONED AS INDICATED ON THE PLANS OR DIRECTED BY THE ENGINEER.
- THE CONTRACTOR SHALL MAINTAIN AS-BUILT PLANS (WITH TIES) FOR ALL UNDERGROUND UTILITIES. THOSE PLANS SHALL BE SUBMITTED TO THE OWNER AT THE COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL REPAIR/RESTORE ALL DISTURBED AREAS (ON OR OFF THE SITE) AS A DIRECT OR INDIRECT RESULT OF THE CONSTRUCTION.
- ALL GRASSED AREAS SHALL BE MAINTAINED UNTIL FULL VEGETATION IS ESTABLISHED.
- MAINTAIN ALL TREES OUTSIDE OF CONSTRUCTION LIMITS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK NECESSARY FOR COMPLETE AND OPERABLE FACILITIES AND UTILITIES.
- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ALL ITEMS AND MATERIALS INCORPORATED INTO THE SITE WORK. WORK SHALL NOT BEGIN ON ANY ITEM UNTIL SHOP DRAWING APPROVAL IS GRANTED.
- IN ADDITION TO THE REQUIREMENTS SET IN THESE PLANS AND SPECIFICATIONS, THE CONTRACTOR SHALL COMPLETE THE WORK IN ACCORDANCE WITH ALL PERMIT CONDITIONS AND ANY LOCAL PUBLIC WORKS STANDARDS.
- THE TOLERANCE FOR FINISH GRADES FOR ALL PAVEMENT, WALKWAYS AND LAWN AREAS SHALL BE 0.1 FEET. UNLESS NOTED OTHERWISE, ALL EXISTING MANHOLE COVERS, VALVES, CURB STOPS AND OTHER ITEMS TO REMAIN SHALL BE ADJUSTED TO THE NEW FINISH GRADE.
- ANY DEWATERING NECESSARY FOR THE COMPLETION OF THE SITEWORK SHALL BE CONSIDERED AS PART OF THE CONTRACT AND SHALL BE THE CONTRACTOR'S RESPONSIBILITY.
- THE CONTRACTOR SHALL COORDINATE ALL WORK WITHIN TOWN ROAD R.O.W. WITH TOWN AUTHORITIES.
- THE CONTRACTOR SHALL INSTALL THE ELECTRICAL, CABLE AND TELEPHONE SERVICES IN ACCORDANCE WITH THE UTILITY COMPANIES REQUIREMENTS.
- EXISTING PAVEMENT AND TREE STUMPS TO BE REMOVED SHALL BE DISPOSED OF AT AN APPROVED OFF-SITE LOCATION. ALL PAVEMENT CUTS SHALL BE MADE WITH A PAVEMENT SAW.
- IF THERE ARE ANY CONFLICTS OR INCONSISTENCIES WITH THE PLANS OR SPECIFICATIONS, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR VERIFICATION BEFORE WORK CONTINUES ON THE ITEM IN QUESTION.
- PROPERTY LINE INFORMATION IS BASED ON A PLAT ENTITLED "SUBDIVISION PLAN, ROBERT PEDEN, CHAMPLAIN MOTOR LODGE" PREPARED BY ENGINEERS INCORPORATED OF VERMONT. DATED MARCH 1983, RECORDED IN THE SHELBURNE LAND RECORDS MAP SLIDE 675-B. THIS PLAN IS NOT A BOUNDARY SURVEY AND IS NOT INTENDED TO BE USED AS ONE.
- IF THE BUILDING IS TO BE SPRINKLERED, BACKFLOW PREVENTION SHALL BE PROVIDED IN ACCORDANCE WITH AWWA M14. THE SITE CONTRACTOR SHALL CONSTRUCT THE WATER LINE TO TWO FEET ABOVE THE FINISHED FLOOR. SEE MECHANICAL PLANS FOR RISER DETAIL.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING TESTING AND INSPECTION SERVICES INDICATED IN THE CONTRACT DOCUMENTS, TYPICAL FOR CONCRETE AND SOIL TESTING.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT AND FIELD ENGINEERING REQUIRED FOR COMPLETION OF THE PROJECT. CIVIL ENGINEERING ASSOCIATES WILL PROVIDE AN AUTOCAD FILE WHERE APPLICABLE.
- THE OWNER SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ANY AND ALL SAFETY FENCES OR RAILS ABOVE EXISTING AND PROPOSED WALLS. THE OWNER SHALL VERIFY LOCAL, STATE AND INSURANCE REQUIREMENT GUIDELINES FOR THE INSTALLATION AND VERIFY ANY AND ALL PERMITTING REQUIREMENTS.

LEGEND

	PROPERTY LINE	100
	SETBACK LINE	
	EXISTING CONTOUR	-100
	EXISTING CURB	
	EXISTING FENCE	X
	EXISTING GRAVEL	- - - - -
	EXISTING PAVEMENT	- - - - -
	EXISTING OVERHEAD ELECTRIC	OE
	EXISTING UNDERGROUND ELECTRIC	UE
	EXISTING GAS	G
	EXISTING STORM	ST
	EXISTING GRAVITY SEWER	S
	EXISTING TELEPHONE	T
	EXISTING WATER	W
	WETLANDS	- . . . -
	EXISTING SEWER MANHOLE	⊙
	EXISTING CATCH BASIN	⊞
	EXISTING HYDRANT	⊙
	EXISTING SHUT OFF	⊞
	EXISTING UTILITY POLE	⊙
	EXISTING GUY WIRE/POLE	⊙
	EXISTING SIGN	+
	EXISTING DECIDUOUS TREE	+
	EXISTING CONIFEROUS TREE	+
	EDGE OF BRUSH/WOODS	+
	IRON ROD/PIPE FOUND	+
	CONCRETE MONUMENT FOUND	+
	PROJECT BENCHMARK	+
	EXISTING SPOT ELEVATION	+
	"NOW OR FORMERLY"	+

	PROPOSED CONTOUR
	PROPOSED PAVEMENT
	PROPOSED OVERHEAD ELECTRIC
	PROPOSED UNDERGROUND ELECTRIC
	PROPOSED GAS
	PROPOSED STORM
	PROPOSED FOUNDATION DRAIN
	PROPOSED GRAVITY SEWER
	PROPOSED WATER
	PROPOSED HYDRANT
	PROPOSED SHUT OFF
	PROPOSED UTILITY POLE
	PROPOSED LIGHT POLE
	PROPOSED GUY WIRE/POLE
	PROPOSED SIGN
	PROPOSED EDGE OF BRUSH/WOODS
	PROPOSED SEWER MANHOLE
	PROPOSED STORM MANHOLE
	PROPOSED CATCH BASIN
	PROPOSED YARD DRAIN
	PROPOSED UTILITY POLE
	PROPOSED SPOT ELEVATION





August 2, 2023

Kaitlin Hayes  
District Coordinator  
111 West Street  
Essex Junction, VT 05452

RE: 377 Cobblestone Circle, South Burlington; #4C1013R-3

Dear Ms. Hayes,

The Chittenden County Regional Planning Commission's (CCRPC) Staff and Executive Committee have reviewed the Act 250 application for the above-referenced project located at 377 Cobblestone Circle in South Burlington. The project is described as an after the fact permit for the re-development of a 4,637 square foot two-story single-unit dwelling into an approximately 4,637 square feet three-story single-unit dwelling with a walk out basement.

**The CCRPC offers the following comments on the proposed project:**

The proposed project is located within the Suburban Planning Area as defined in the Chittenden County Regional Plan, entitled the *2018 Chittenden County ECOS Plan*. The CCRPC finds the proposed project to be consistent with the Planning Areas for the following reasons:

1. The Suburban Planning Area is identified in the Plan as an area authorized for residential development, and therefore the proposed project helps implement Strategy #2 of the Plan, which calls for 80% of new development in the areas planned for growth.
2. The project is served by both municipal water and sewer.
3. The proposed land uses are consistent with the local regulations, as evidenced by the City of South Burlington's approval of the project.

Therefore, the CCRPC finds the proposed project to be in conformance with the Planning Areas of the *2018 Chittenden County ECOS Plan*. Furthermore, the project will make a significant contribution towards ECOS Plan Strategy 2, Action 3 (to produce more affordable housing throughout the county). The CCRPC also does not have any concerns with the proposed development's effects on traffic.

Due to the detailed level of development review in most Chittenden County municipalities, and the environmental permit reviews at the Vermont Department of Environmental Conservation, CCRPC focuses its Act 250 reviews on the type of proposed land use and the Planning Areas section of the *2018 Chittenden County ECOS Plan*. The CCRPC also focuses its review on transportation-related issues, where appropriate, in accordance with the Metropolitan Transportation Plan, which is within the *2018 Chittenden County ECOS Plan*.

These comments are based on information currently available; we may have additional

comments as the process continues.

Thank you for the opportunity to comment on the application. Please do not hesitate to contact me at (802) 846-4490 or [cbaker@ccrpcvt.org](mailto:cbaker@ccrpcvt.org).

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Certificate of Service

## CERTIFICATE OF SERVICE

I hereby certify on this 3<sup>rd</sup> day of August 2023, a copy of the foregoing letter concerning Act 250 Land Use Permit Application #4C1013R-3 was sent by U.S. mail, postage prepaid to the following individuals without email addresses and by email to the individuals with email addresses listed.

John & Pauline Fife  
303 East Wacker Drive, Ste. 2401  
Chicago, IL 60601  
[jfife@chicagoventure.com](mailto:jfife@chicagoventure.com)

TCE, Inc., Attn: Lucy Thayer, PLA  
478 Blair Park Road  
Williston, VT 05495  
[lucy.thayer@tcevt.com](mailto:lucy.thayer@tcevt.com)

TCE, Inc., Attn: Sheila McIntyre  
478 Blair Park Road  
Williston, VT 05495  
[sheila.mcintyre@tcevt.com](mailto:sheila.mcintyre@tcevt.com)

MSK Attorneys  
Attn: A.J. LaRosa  
[ajlarosa@mskvt.com](mailto:ajlarosa@mskvt.com)

LBD Design Group  
Attn: Carolyn Bever  
[carolyn@lcbdsgroup.com](mailto:carolyn@lcbdsgroup.com)

South Burlington City Council  
Helen Riehle, Chair  
180 Market Street  
South Burlington, VT 05403  
[hriehle@sburl.com](mailto:hriehle@sburl.com)

South Burlington Planning Commission  
Jessica Louisos, Chair  
180 Market Street  
South Burlington, VT 05403  
[jlouisos@sburl.com](mailto:jlouisos@sburl.com)

Agency of Natural Resources 1  
National Life Drive, Davis 2 Montpelier,  
VT 05620-3901  
[anr.act250@vermont.gov](mailto:anr.act250@vermont.gov)

### **FOR YOUR INFORMATION**

District #4 Environmental Commission  
Attn: Parkier Riehle, Kate Purcell,  
Pamela Loranger  
111 West Street  
Essex Junction, VT 05452  
[NRB.Act250Essex@vermont.gov](mailto:NRB.Act250Essex@vermont.gov)  
[Nrb.act250agenda@vermont.gov](mailto:Nrb.act250agenda@vermont.gov)

South Burlington City Clerk  
Donna Kinville  
180 Market Street  
South Burlington, VT 05403  
[dkinville@sburl.com](mailto:dkinville@sburl.com)

Vermont Dept. of Public Service  
112 State Street, Drawer 20  
Montpelier, VT 05620-2601  
[barry.murphy@vermont.gov](mailto:barry.murphy@vermont.gov)  
[PSD.VTDPS@vermont.gov](mailto:PSD.VTDPS@vermont.gov)

Vermont Agency of Transportation  
Barre City Place  
219 N. Main Street  
Barre, VT 05641  
[AOT.Act250@vermont.gov](mailto:AOT.Act250@vermont.gov)

Vermont Div. for Historic Preservation  
National Life Building, 6th Floor,  
Drawer 20  
Montpelier, VT 05620-0501  
[ACCD.ProjectReview@vermont.gov](mailto:ACCD.ProjectReview@vermont.gov)

Vermont Agency of Ag., Food and  
Markets  
116 State Street, Drawer 20  
Montpelier, VT 05620-2901  
[AGR.Act250@vermont.gov](mailto:AGR.Act250@vermont.gov)

NRCS, District Conservationist Natural  
Resources Conservation Service  
356 Mountain View Drive, Suite 105  
Colchester, VT 05446  
[joe.buford@usda.gov](mailto:joe.buford@usda.gov)

Winooski NRCD Office  
617 Comstock Road, Suite 1  
Berlin, VT 05602  
[info@winooskinrncd.org](mailto:info@winooskinrncd.org)

Ethan Tapper, County Forester / FPR  
John Gobeille & Andrew Wood / ANR-  
Fish & Wildlife  
111 West Street  
Essex Junction, VT 05452  
[ethan.tapper@vermont.gov](mailto:ethan.tapper@vermont.gov)  
[john.gobeille@vermont.gov](mailto:john.gobeille@vermont.gov)  
[andrew.wood@vermont.gov](mailto:andrew.wood@vermont.gov)

Green Mountain Power Corp.  
c/o Josh Castonguay  
163 Acorn Lane  
Colchester, VT 05446  
[josh.castonguay@greenmountainpower.com](mailto:josh.castonguay@greenmountainpower.com)

Vermont Gas Systems  
PO Box 467  
Burlington, VT 05402  
[efficiency@vermontgas.com](mailto:efficiency@vermontgas.com)

Efficiency Vermont  
128 Lakeside Avenue  
Suite 401 Burlington, VT 05401  
[pics@veic.org](mailto:pics@veic.org)

### **ADJOINING LANDOWNERS**

Raymond M. Keller & Elisabeth  
Goldsborough  
367 Cobblestone Circle  
South Burlington, VT 05403

Daniel Streeter  
100 Dorset St., Ste. 12  
South Burlington, VT 05403

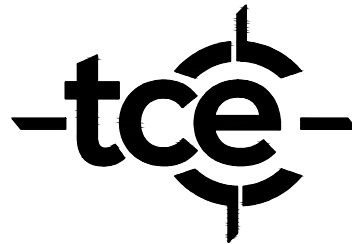
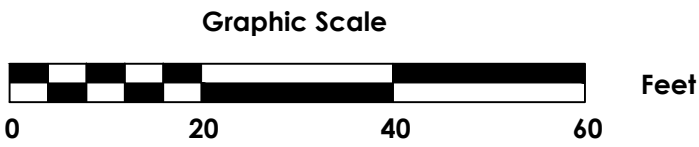
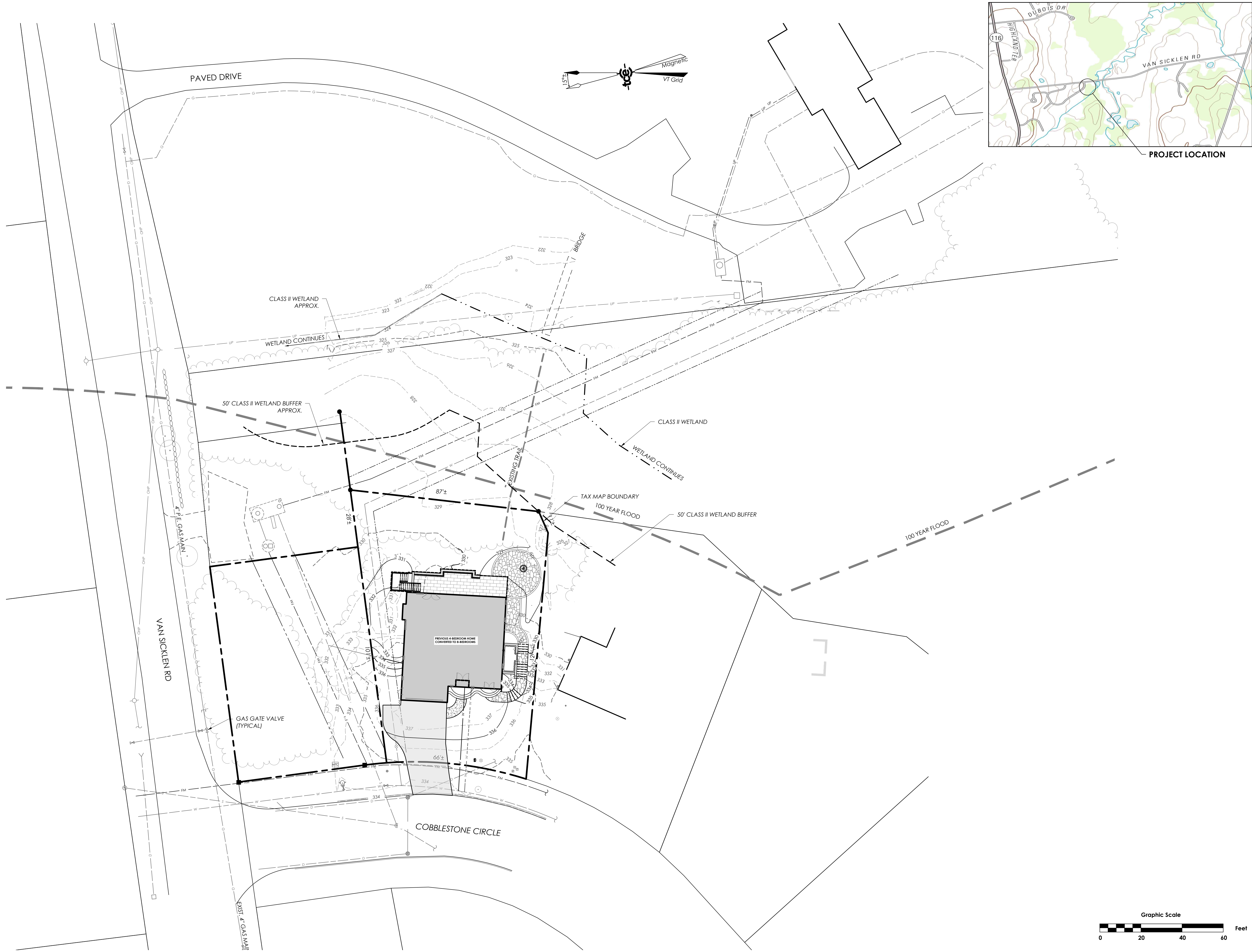
Stone House Village Homeowners  
Association, Inc.  
c/o Margie Bowin, Treasurer  
107 Fieldstone Drive  
South Burlington, VT 05403

Dated August 3, 2023

/s/ Darren Schibler

Darren Schibler  
Senior Planner, CCRPC  
[permitting@ccrpcvt.org](mailto:permitting@ccrpcvt.org)





ENGINEERING • SURVEY  
PLANNING • ENVIRONMENTAL  
478 BLAIR PARK ROAD | WILLISTON, VERMONT 05495  
802 879 6331 | WWW.TCEVT.COM

Revisions		Date	By
No.	Description		
1	As-Built Plan	04/28/2023	LET

PARCEL ID: 0433-00377

Use of These Drawings

1. Unless otherwise noted, these Drawings are intended for preliminary planning, coordination with other disciplines or utilities, and/or approval from the regulatory authorities. They are not intended as construction drawings unless noted as such or marked approved by a regulatory authority.

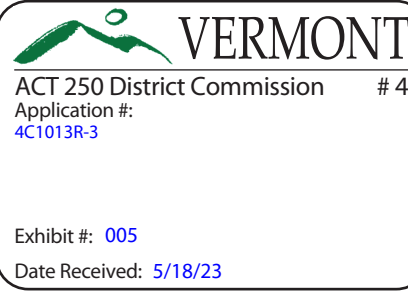
2. By use of these drawings for construction of the Project, the Owner represents that they have reviewed, approved, and accepted the drawings, obtained all necessary permits, and have met with all applicable parties/disciplines, including but not limited to, the Engineer and the Architect, to insure these plans are properly coordinated including, but not limited to, contract documents, specifications, owner/contractor agreements, building and mechanical plans, private and public utilities, and other pertinent permits for construction.

3. Owner and Architect, are responsible for final design and location of buildings shown, including an area measured a minimum five (5) feet around any building and coordinating final utility connections shown on these plans.

4. Prior to using these plans for construction layout, the user shall contact TCE to ensure the plan contains the most current revisions.

5. These Drawings are specific to the Project and are not transferable. As instruments of service, these drawings, and copies thereof, furnished by TCE are its exclusive property. Changes to the drawings may only be made by TCE. If errors or omissions are discovered, they shall be brought to the attention of TCE immediately.

6. It is the User's responsibility to ensure this copy contains the most current revisions.



Project Title

John Fife  
377 Cobblestone Circle  
South Burlington, Vermont

Sheet Title

Overall Site

Date:	01/11/2023
Scale:	1" = 20'
Project Number:	20-353
Drawn By:	
Project Engineer:	JAD
Approved By:	
Field Book:	256

C2-00



August 2, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Town of Milton's Petition for 145 Lamoille Terrace, Milton (#23-237-NMP)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the petition submitted by Norwich Solar to develop a 500kW solar array to be located at 145 Lamoille Terrace in Milton, VT. This parcel is owned by the Town of Milton and hosts its wastewater treatment facility. In addition, the developer and Town wish to designate this site as a "preferred site" as described in PUC Rule 5.100.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Suitability Policies

The *2018 ECOS Plan* recommends the location of renewable energy generation facilities in appropriate locations, as defined by the policies in Strategy 2, Action 4b. The CCRPC finds that the location of this project meets all relevant suitability policies as follows:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near a Vermont Electric Power Company transmission line without distribution constraints. In addition, the project is located close to the areas of highest development density and electric load in Milton.
2. Strategy 2, Action 4(b)(ii): Locate renewable energy generation in areas designated by a municipality: The Milton Selectboard, Milton Planning Commission, and the CCRPC have signed letters designating this site as a preferred site.
3. Strategy 2, action 4(b)(iii): Locate solar generation (including but not limited to net metering) on previously impacted areas: The project is located at an existing wastewater treatment facility.

4. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated village centers: The project is located outside of Milton's designated village center.
5. Strategy 2, action 4(b)(v): Locate ground-mounted solar generation in Chittenden County's areas planned for growth, while allowing for infill development wherever reasonably practical: The project is located in the growth-oriented Metro Planning Area and utilizes an existing partially developed site not available for other forms of development, but still allows for expansion of the wastewater treatment facility.

#### Constraints Policies

The 2018 ECOS Plan states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that a state known constraint (wetlands), a state possible constraint (highest priority wildlife crossings), and a local possible constraint (habitat blocks) are located on the property but will not be impacted by the proposed project.

Our review also indicates that one state possible constraint will be impacted by the project:

#### State Possible Constraints

- **Agricultural Soils.** Primary Agricultural Soils underlie the southern two-thirds of the site. CCRPC requests that impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

The project meets the suitability policies and the constraints policies provided the applicant works with the appropriate State agencies to mitigate impacts to the above cited constraint.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Don Turner, Milton Town Manager  
Cymone Bedford, Milton Planning & Development Review Director



LEGEND

- EXISTING / PROPOSED POWER POLE
- EXISTING GRADE CONTOUR LINES  
(5 FOOT INTERVALS)
- EXISTING GRADE CONTOUR LINES  
(1 FOOT INTERVALS)
- EXISTING OVERHEAD POWER LINES
- APPROXIMATE PROPERTY LINES
- APPROXIMATE PROJECT PROPERTY LINES
- SETBACKS TO SOLAR PANEL RACKING
- WETLANDS (LOCATED BY AE)
- 50' WETLAND BUFFER
- STREAM (LOCATED BY AE)
- VERNAL POOL (LOCATED BY AE)
- 100' VERNAL POOL BUFFER
- STREAM TOP OF BANK (LOCATED BY AE)
- 50' RIPARIAN BUFFER
- MAPPED SOIL BOUNDARY (VCGI)
- RIVER CORRIDOR (VCGI)
- 100-YEAR FLOOD LIMITS (VCGI)
- EXISTING CHAIN LINK FENCE
- PROPOSED 12" GRAVEL ACCESS ROAD
- PROPOSED UNDERGROUND POWER
- PROPOSED OVERHEAD POWER
- PROPOSED FIXED SOLAR PANEL RACKING
- PROPOSED STAGING AREA
- PROPOSED CLEARING AND  
LIMIT OF DISTURBANCE (LOD)

SETBACK DISTANCES

POINT OF INTEREST	DISTANCE FROM NEAREST PROJECT RELATED STRUCTURE TO POINT OF INTEREST
NORTHERN PROPERTY LINE	50'
EASTERN PROPERTY LINE	350'
SOUTHERN PROPERTY LINE	125'
WESTERN PROPERTY LINE	445'
NEAREST RESIDENCE	450'
EDGE OF TRAVELED WAY	260'

IMPACT AREA CALCULATIONS

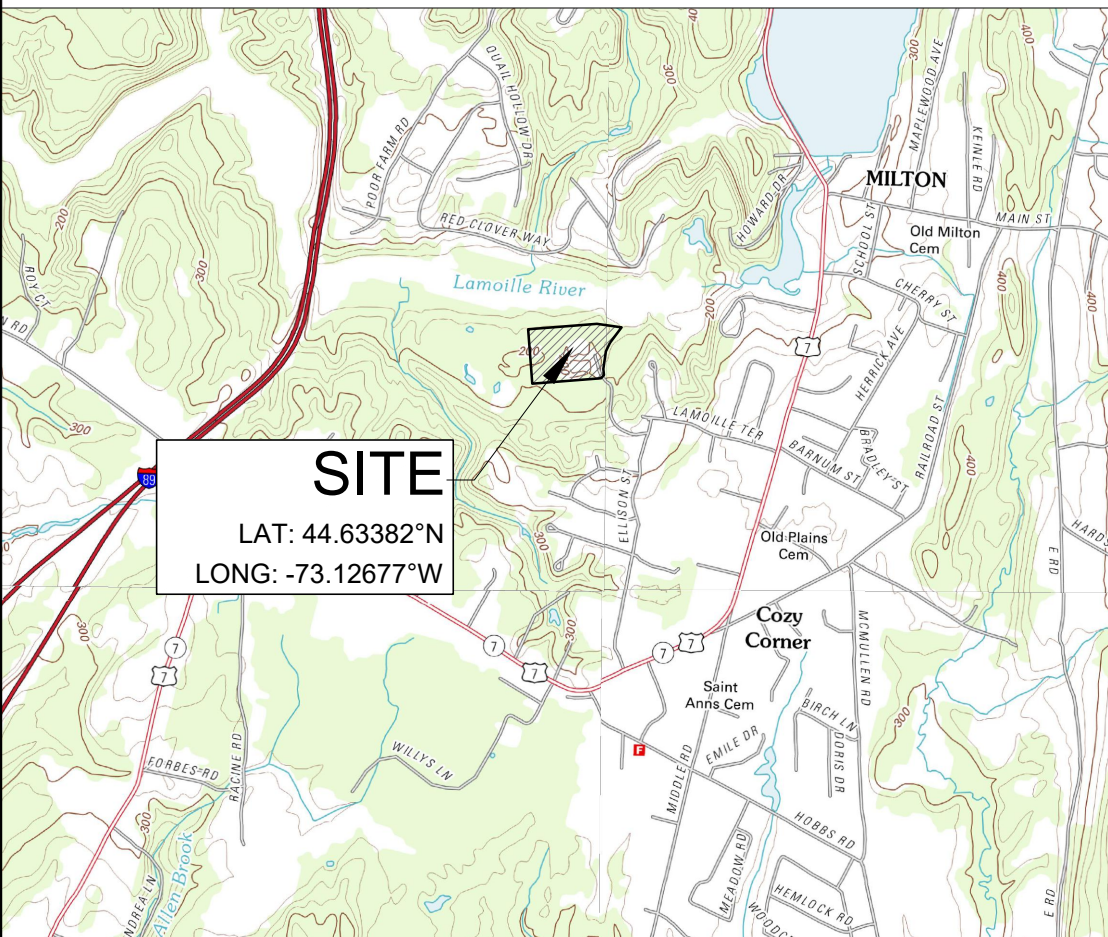
IMPERVIOUS SURFACE POST CONSTRUCTION Existing Pavement & Buildings NO ADDITIONAL IMPERVIOUS PROPOSED BY PROJECT	ACRES
LIMIT OF DISTURBANCE (LOD) According to Vermont DEC, all areas of the solar site have the potential for ground disturbance under the stormwater permit due to driving vehicles or other activities during construction. For the State construction stormwater discharge permit we will consider the entire site disturbed.	±1.45
TOTAL PRIME AG SOILS WITHIN PROJECT LOD	±3.65
TOTAL PRIME AG SOILS DISTURBED FROM EXCAVATION Installation of Underground Power	±3.20
	±0.06

NOTES ON DISTURBANCES OF  
PRIME AGRICULTURAL SOILS (PAS)

SOIL EXCAVATION FOR INSTALLATION OF  
CONDUIT TRENCHING, AC DISCONNECT, AND AC  
COMBINER PEDESTALS WILL BE EXCAVATED AND  
BACKFILLED IN THE SAME SOIL LAYERS, AND WILL  
NOT REQUIRE SOIL STORAGE STOCKPILES.

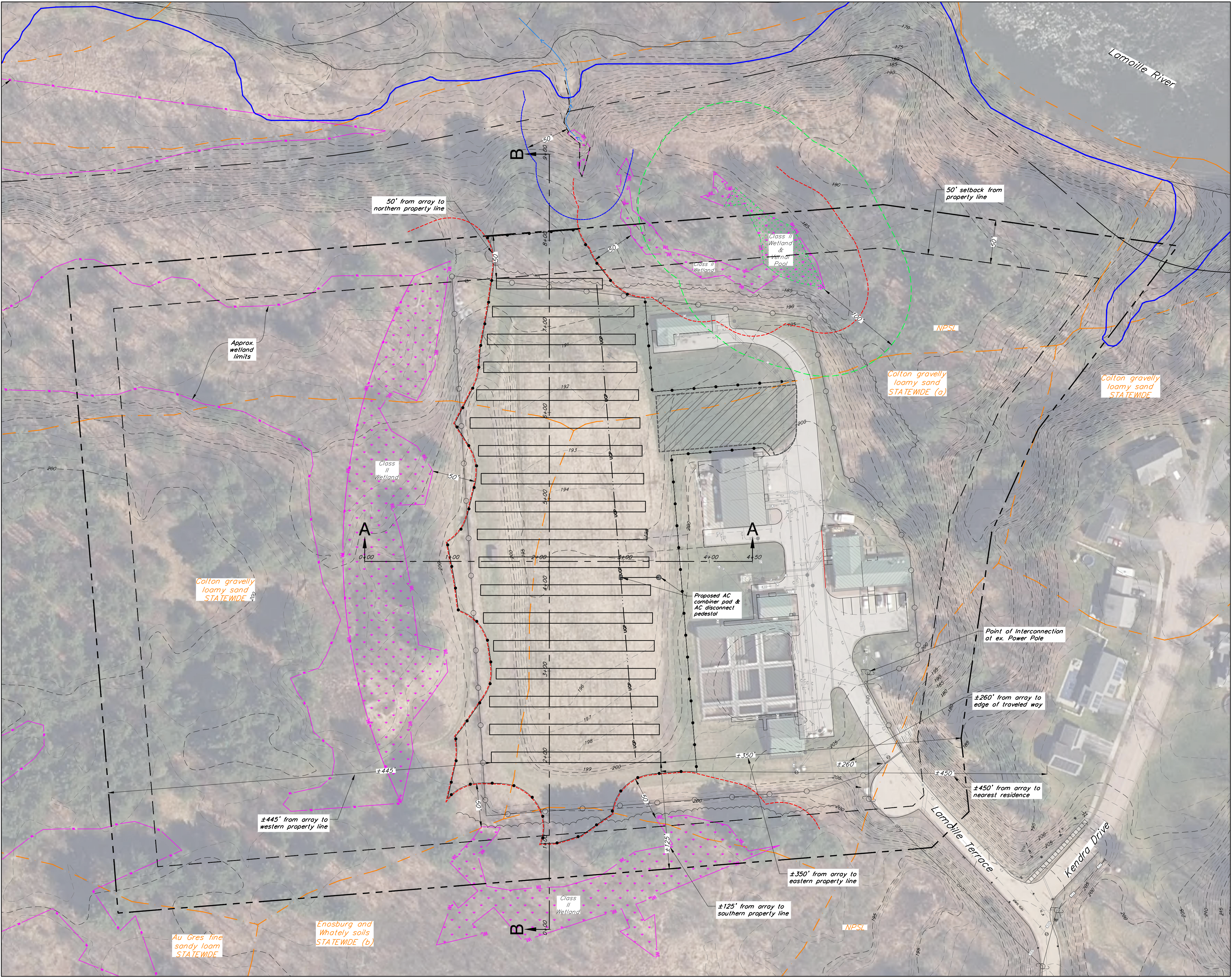
NOTES:

- ASPECTS OF PLAN ARE APPROXIMATE AND DERIVED FROM 2022 ORTHO IMAGERY FROM VCGI.
- THE HORIZONTAL COORDINATE SYSTEM IS BASED ON NAD83 VERMONT STATE PLANE 4400 (US SURVEY FEET). ELEVATIONS ARE BASED ON NAVD88 (US SURVEY FEET).
- EXISTING GROUND ELEVATIONS ARE BASED ON 2014 LIDAR DATA FROM VCGI.
- EXISTING UTILITIES SHOWN ARE NOT WARRANTED TO BE COMPLETE OR ACCURATE. CONTRACTOR SHALL CONTACT DIG SAFE BEFORE BEGINNING ANY EXCAVATION.
- THIS IS IN NO WAY A BOUNDARY SURVEY. PROPERTY LINES SHOWN ARE BASED ON TAX MAP INFORMATION PROVIDED BY THE TOWN AND ADDITIONAL BOUNDARY WORK PERFORMED BY HORIZONS ENGINEERING IN MAY 2023.
- THIS IS A PRELIMINARY DESIGN PLAN. FINAL DESIGN WILL BE MODIFIED TO MATCH EQUIPMENT PURCHASED AND POSSIBLE PERMIT CONSTRAINTS REVEALED DURING PROJECT'S REVIEW.



LOCATION MAP

SCALE: 1" = 1/2 MILE



Milton  
Lamoille  
Solar LLC

Lamoille Terrace  
Milton, Vermont



15 RAILROAD ROW, SUITE 201  
WHITE RIVER JUNCTION, VERMONT 05001  
802-285-3213  
WWW.NORWICHSOLAR.COM

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164 Main Street, Suite 201  
Colchester, Vermont 05446

P: (802) 878-0375  
www.krebsandlansing.com

ISSUED FOR PERMIT REVIEW  
NOT FOR CONSTRUCTION

SOURCE DATA LEGEND

MAPPING SOURCE DATA USED FOR PLAN COMPILATION

Electrical Design:

Norwich Solar Technologies  
15 Railroad Row  
White River Junction, Vermont 05001

Civil Engineering:

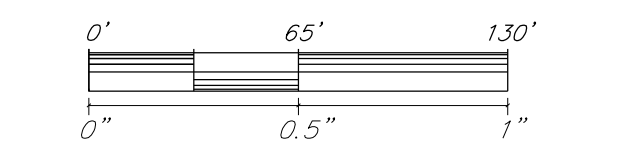
Krebs and Lansing Consulting Engineers, Inc.  
164 Main Street, Suite 201  
Colchester, Vermont 05446

Environmental:

Arrowwood Environmental  
950 Bert White Rd  
Huntington, Vermont 05462



STANDARD GRAPHIC SCALE (1" = 60')  
VALID WHEN PLOTTED ON 24" BY 36" MEDIA



REDUCED GRAPHIC SCALE (1" = 130')  
VALID WHEN PLOTTED ON 11" BY 17" MEDIA

Proposed  
Solar Array

SET REV.	REVISIONS/COMMENTS	DATE

Drawing Title:

PRELIMINARY  
SITE PLAN

DATE of Issue: 6/20/2023

Drawn by: JBC Checked by: JBC

Project No.: 23141 Scale: 1" = 60'

Drawing No.: Rev No.:

C-100



August 2, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Town of Milton's Petition for 145 Lamoille Terrace, Milton (#23-237-NMP)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the petition submitted by Norwich Solar to develop a 500kW solar array to be located at 145 Lamoille Terrace in Milton, VT. This parcel is owned by the Town of Milton and hosts its wastewater treatment facility. In addition, the developer and Town wish to designate this site as a "preferred site" as described in PUC Rule 5.100.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Suitability Policies

The *2018 ECOS Plan* recommends the location of renewable energy generation facilities in appropriate locations, as defined by the policies in Strategy 2, Action 4b. The CCRPC finds that the location of this project meets all relevant suitability policies as follows:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near a Vermont Electric Power Company transmission line without distribution constraints. In addition, the project is located close to the areas of highest development density and electric load in Milton.
2. Strategy 2, Action 4(b)(ii): Locate renewable energy generation in areas designated by a municipality: The Milton Selectboard, Milton Planning Commission, and the CCRPC have signed letters designating this site as a preferred site.
3. Strategy 2, action 4(b)(iii): Locate solar generation (including but not limited to net metering) on previously impacted areas: The project is located at an existing wastewater treatment facility.

4. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated village centers: The project is located outside of Milton's designated village center.
5. Strategy 2, action 4(b)(v): Locate ground-mounted solar generation in Chittenden County's areas planned for growth, while allowing for infill development wherever reasonably practical: The project is located in the growth-oriented Metro Planning Area and utilizes an existing partially developed site not available for other forms of development, but still allows for expansion of the wastewater treatment facility.

#### Constraints Policies

The 2018 ECOS Plan states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that a state known constraint (wetlands), a state possible constraint (highest priority wildlife crossings), and a local possible constraint (habitat blocks) are located on the property but will not be impacted by the proposed project.

Our review also indicates that one state possible constraint will be impacted by the project:

#### State Possible Constraints

- **Agricultural Soils.** Primary Agricultural Soils underlie the southern two-thirds of the site. CCRPC requests that impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

The project meets the suitability policies and the constraints policies provided the applicant works with the appropriate State agencies to mitigate impacts to the above cited constraint.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Don Turner, Milton Town Manager  
Cymone Bedford, Milton Planning & Development Review Director



LEGEND

- EXISTING / PROPOSED POWER POLE
- EXISTING GRADE CONTOUR LINES  
(5 FOOT INTERVALS)
- EXISTING GRADE CONTOUR LINES  
(1 FOOT INTERVALS)
- EXISTING OVERHEAD POWER LINES
- APPROXIMATE PROPERTY LINES
- APPROXIMATE PROJECT PROPERTY LINES
- SETBACKS TO SOLAR PANEL RACKING
- WETLANDS (LOCATED BY AE)
- 50' WETLAND BUFFER
- STREAM (LOCATED BY AE)
- VERNAL POOL (LOCATED BY AE)
- 100' VERNAL POOL BUFFER
- STREAM TOP OF BANK (LOCATED BY AE)
- 50' RIPARIAN BUFFER
- MAPPED SOIL BOUNDARY (VCGI)
- RIVER CORRIDOR (VCGI)
- 100-YEAR FLOOD LIMITS (VCGI)
- EXISTING CHAIN LINK FENCE
- PROPOSED 12" GRAVEL ACCESS ROAD
- PROPOSED UNDERGROUND POWER
- PROPOSED OVERHEAD POWER
- PROPOSED FIXED SOLAR PANEL RACKING
- PROPOSED STAGING AREA
- PROPOSED CLEARING AND  
LIMIT OF DISTURBANCE (LOD)

SETBACK DISTANCES

POINT OF INTEREST	DISTANCE FROM NEAREST PROJECT RELATED STRUCTURE TO POINT OF INTEREST
NORTHERN PROPERTY LINE	50'
EASTERN PROPERTY LINE	350'
SOUTHERN PROPERTY LINE	125'
WESTERN PROPERTY LINE	445'
NEAREST RESIDENCE	450'
EDGE OF TRAVELED WAY	260'

IMPACT AREA CALCULATIONS

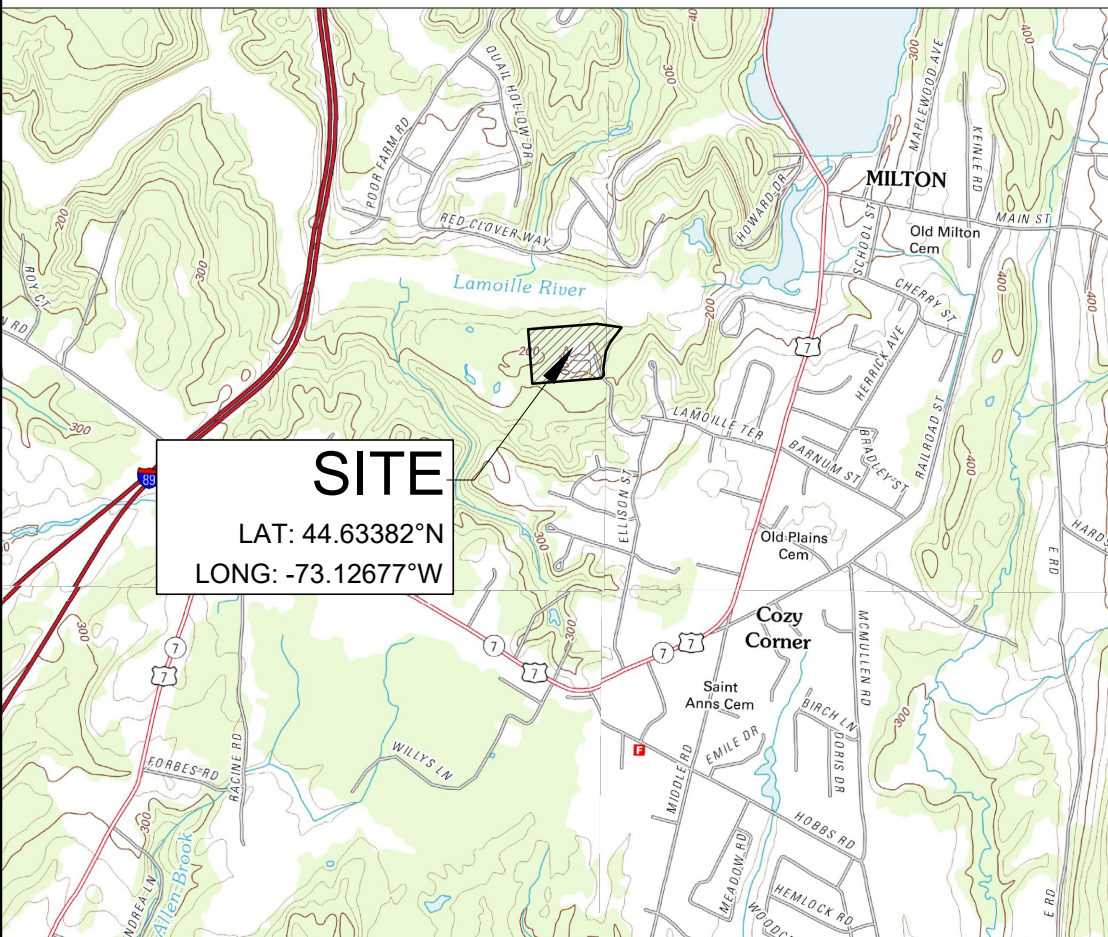
IMPERVIOUS SURFACE POST CONSTRUCTION Existing Pavement & Buildings NO ADDITIONAL IMPERVIOUS PROPOSED BY PROJECT	ACRES
LIMIT OF DISTURBANCE (LOD) According to Vermont DEC, all areas of the solar site have the potential for ground disturbance under the stormwater permit due to driving vehicles or other activities during construction. For the State construction stormwater discharge permit we will consider the entire site disturbed.	±1.45
TOTAL PRIME AG SOILS WITHIN PROJECT LOD	±3.65
TOTAL PRIME AG SOILS DISTURBED FROM EXCAVATION Installation of Underground Power	±3.20
	±0.06

NOTES ON DISTURBANCES OF  
PRIME AGRICULTURAL SOILS (PAS)

SOIL EXCAVATION FOR INSTALLATION OF  
CONDUIT TRENCHING, AC DISCONNECT, AND AC  
COMBINER PEDESTALS WILL BE EXCAVATED AND  
BACKFILLED IN THE SAME SOIL LAYERS, AND WILL  
NOT REQUIRE SOIL STORAGE STOCKPILES.

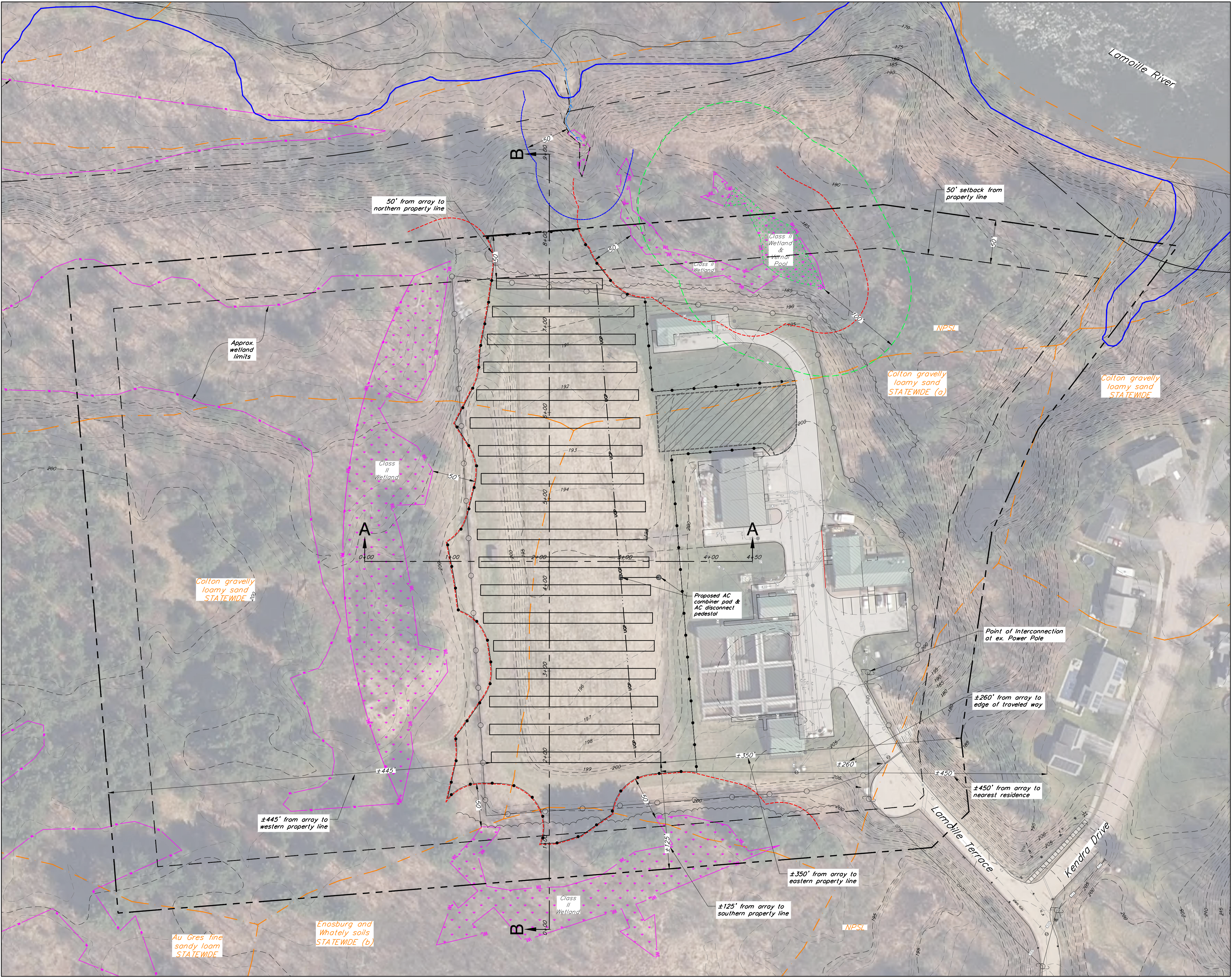
NOTES:

- ASPECTS OF PLAN ARE APPROXIMATE AND DERIVED FROM 2022 ORTHO IMAGERY FROM VCGI.
- THE HORIZONTAL COORDINATE SYSTEM IS BASED ON NAD83 VERMONT STATE PLANE 4400 (US SURVEY FEET). ELEVATIONS ARE BASED ON NAVD88 (US SURVEY FEET).
- EXISTING GROUND ELEVATIONS ARE BASED ON 2014 LIDAR DATA FROM VCGI.
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LOCATION MAP

SCALE: 1" = 1/2 MILE



Proposed  
Solar Array

SET REV.	REVISIONS/COMMENTS	DATE

Drawing Title:

PRELIMINARY  
SITE PLAN

DATE of Issue: 6/20/2023

Drawn by: JBC Checked by: JBC

Project No.: 23141 Scale: 1" = 60'

Drawing No.: Rev No.:

C-100

Milton  
Lamoille  
Solar LLC

Lamoille Terrace  
Milton, Vermont



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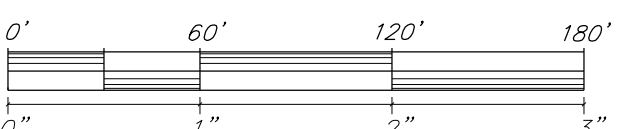
SOURCE DATA LEGEND

MAPPING SOURCE DATA USED FOR PLAN COMPILATION

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Norwich Solar Technologies  
15 Railroad Row  
White River Junction, Vermont 05001

Civil Engineering:  
Krebs and Lansing Consulting Engineers, Inc.  
164 Main Street, Suite 201  
Colchester, Vermont 05446

Environmental:  
Arrowwood Environmental  
950 Bert White Rd  
Huntington, Vermont 05462





August 2, 2023

Kaitlin Hayes  
District Coordinator  
111 West Street  
Essex Junction, VT 05452

RE: Hinesburg Center Phase II; #4C1140-4

Dear Ms. Hayes,

The Chittenden County Regional Planning Commission's (CCRPC) Staff and Executive Committee have reviewed the Act 250 application for the above-referenced project located at Farmall Drive in Hinesburg. The project is described as the creation of 21 new lots (22 lots total) and the construction of 73 new homes (15 single-family, two 9-unit buildings, one 6-unit building, one 34-unit building), 14,500 square feet of nonresidential space (office, retail, light industrial) in three buildings, and greenspace.

**The CCRPC offers the following comments on the proposed project:**

The proposed project is located within the Village Planning Area as defined in the Chittenden County Regional Plan, entitled the *2018 Chittenden County ECOS Plan*. The CCRPC finds the proposed project to be consistent with the Planning Areas for the following reasons:

1. The Village Planning Area is identified in the Plan as an area authorized for mixed use development, and therefore the proposed project helps implement Strategy #2 of the Plan, which calls for 80% of new development in the areas planned for growth.
2. The project is served by both municipal water and sewer.
3. The proposed land uses are consistent with the local regulations, as evidenced by the Town of Hinesburg's approval of the project.

Therefore, the CCRPC finds the proposed project to be in conformance with the Planning Areas of the *2018 Chittenden County ECOS Plan*. Furthermore, the project will make a significant contribution towards ECOS Plan Strategy 2, Action 3 (to produce more affordable housing throughout the county).

The CCRPC has also reviewed the Transportation Assessment dated 4/25/2022 and revised 12/20/2022 by TCE, Inc. **The CCRPC does not have any concerns with the proposed development's effects on traffic and generally concurs with the assessments findings.**

Due to the detailed level of development review in most Chittenden County municipalities, and the environmental permit reviews at the Vermont Department of Environmental Conservation, CCRPC focuses its Act 250 reviews on the type of proposed land use and the Planning Areas section of the *2018 Chittenden County ECOS Plan*. The CCRPC also focuses its review on transportation-related issues, where appropriate, in accordance with the Metropolitan

Transportation Plan, which is within the *2018 Chittenden County ECOS Plan*.

These comments are based on information currently available; we may have additional comments as the process continues.

Thank you for the opportunity to comment on the application. Please do not hesitate to contact me at (802) 846-4490 or [cbaker@ccrpcvt.org](mailto:cbaker@ccrpcvt.org).

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Certificate of Service



## CERTIFICATE OF SERVICE

I hereby certify on this 2<sup>nd</sup> day of August 2023, a copy of the foregoing letter concerning Act 250 Land Use Permit Application #4C1140-4 was sent by U.S. mail, postage prepaid to the following individuals without email addresses and by email to the individuals with email addresses listed.

Hinesburg Center, LLC  
Attn: Brett Grabowski  
32 Seymour Street  
Williston, VT 05495  
[brett@milotrealestate.com](mailto:brett@milotrealestate.com)

David F Lyman Revocable Trust  
Attn: Carrie Johnson  
368 Read Lane West  
St. Albans, VT 05478  
[carriehayesjohnson@hotmail.com](mailto:carriehayesjohnson@hotmail.com)

Creekside Investments LLC  
Attn: Brett Grabowski  
32 Seymour Street  
Williston, VT 05495  
[brett@milotrealestate.com](mailto:brett@milotrealestate.com)

Trudell Consulting Engineers,  
Attn: Roger Dickinson  
[roger.dickinson@tcevt.com](mailto:roger.dickinson@tcevt.com)

Trudell Consulting Engineers  
Attn: Eric Licho  
[eric.lichto@tcevt.com](mailto:eric.lichto@tcevt.com)

Hinesburg Selectboard  
Merrily Lovell, Chair  
10632 Route 116 Hinesburg, VT 05461  
[mlovell@hinesburg.org](mailto:mlovell@hinesburg.org)

Hinesburg Planning Commission  
Rolf Kielman, Chair  
10632 Route 116 Hinesburg, VT 05461  
[rkielman@truexcullins.com](mailto:rkielman@truexcullins.com)

Agency of Natural Resources 1 National Life  
Drive, Davis 2 Montpelier, VT 05620-3901  
[anr.act250@vermont.gov](mailto:anr.act250@vermont.gov)

### **FOR YOUR INFORMATION**

District #4 Environmental Commission  
Attn: Thomas Little, Monique Gilbert, Pamela  
Loranger  
111 West Street  
Essex Junction, VT 05452  
[NRB.Act250Essex@vermont.gov](mailto:NRB.Act250Essex@vermont.gov)  
[Nrb.act250agenda@vermont.gov](mailto:Nrb.act250agenda@vermont.gov)

Hinesburg Town Clerk  
Melissa Ross  
10632 Route 116  
Hinesburg, VT 05461  
[mross@hinesburg.org](mailto:mross@hinesburg.org)

Vermont Dept. of Public Service  
112 State Street, Drawer 20 Montpelier, VT  
05620-2601  
[barry.murphy@vermont.gov](mailto:barry.murphy@vermont.gov)  
[PSD.VTDPS@vermont.gov](mailto:PSD.VTDPS@vermont.gov)

Vermont Agency of Transportation  
Barre City Place  
219 N. Main Street  
Barre, VT 05641  
[AOT.Act250@vermont.gov](mailto:AOT.Act250@vermont.gov)

Vermont Div. for Historic Preservation  
National Life Building, 6th Floor, Drawer 20  
Montpelier, VT 05620-0501  
[ACCD.ProjectReview@vermont.gov](mailto:ACCD.ProjectReview@vermont.gov)

Vermont Agency of Ag., Food and Markets  
116 State Street, Drawer 20 Montpelier, VT  
05620-2901  
[AGR.Act250@vermont.gov](mailto:AGR.Act250@vermont.gov)

NRCS, District Conservationist Natural  
Resources Conservation Service  
356 Mountain View Drive, Suite 105  
Colchester, VT 05446  
[joe.buford@usda.gov](mailto:joe.buford@usda.gov)

Winooski NRCD Office  
617 Comstock Road, Suite 1  
Berlin, VT 05602  
[info@winooskinrcd.org](mailto:info@winooskinrcd.org)

Ethan Tapper, County Forester / FPR  
John Gobeille & Andrew Wood / ANR-Fish &  
Wildlife  
111 West Street  
Essex Junction, VT 05452  
[ethan.tapper@vermont.gov](mailto:ethan.tapper@vermont.gov)  
[john.gobeille@vermont.gov](mailto:john.gobeille@vermont.gov)  
[andrew.wood@vermont.gov](mailto:andrew.wood@vermont.gov)

Green Mountain Power Corp.  
c/o Josh Castonguay  
163 Acorn Lane  
Colchester, VT 05446  
[josh.castonguay@greenmountainpower.com](mailto:josh.castonguay@greenmountainpower.com)

Vermont Gas Systems  
PO Box 467  
Burlington, VT 05402  
[efficiency@vermontgas.com](mailto:efficiency@vermontgas.com)

Efficiency Vermont  
128 Lakeside Avenue  
Suite 401 Burlington, VT 05401  
[pics@veic.org](mailto:pics@veic.org)

### **ADJOINING LANDOWNERS**

Town of Hinesburg  
10632 Route 116  
Hinesburg, VT 05461

Knight Jeffrey  
17439 1st Street East  
ST Petersburg, FL 33708

Haystack Crossing LLC  
12721 Route 116  
Hinesburg, VT 05461

PBG Hinesburg LLC  
32 Seymour ST  
Williston, VT 05495

Lasher Paul & Alyssa  
68 Farmall Drive  
Hinesburg, VT 05461

Atkins Steven J & Lara C  
92 Farmall DR  
Hinesburg, VT 05461

Leise Andrew W, Leise Nadine  
24 Fredric Way  
Hinesburg, VT 05461

Mckenzie Sean, Sayles Sara  
36 Fredric Way  
Hinesburg, VT 05461

Slason Jonathan, Lovitz Sarah B  
56 Fredric Way  
Hinesburg, VT 05461

Koss Family Revocable Trust, Koss Frank &  
Debbie Trustees  
64 Fredric Way  
Hinesburg, VT 05461

Hunter Brian D & Jennifer L  
78 Fredric Way  
Hinesburg, VT 05461

Bostwick Kyle & Erin  
339 Farmall Dr  
Hinesburg, VT 05461

Lot 31 Association Inc  
319 Farmall Dr  
Hinesburg, VT 05461

Webster James B & Kate C  
80 Farmall Dr  
Hinesburg, VT 05461

Tomczyk Greg  
90 Fredric Way  
Hinesburg, VT 05461

Creekside Investments LLC  
c/o Brett Grabowski  
32 Seymour ST  
Williston, VT 05495

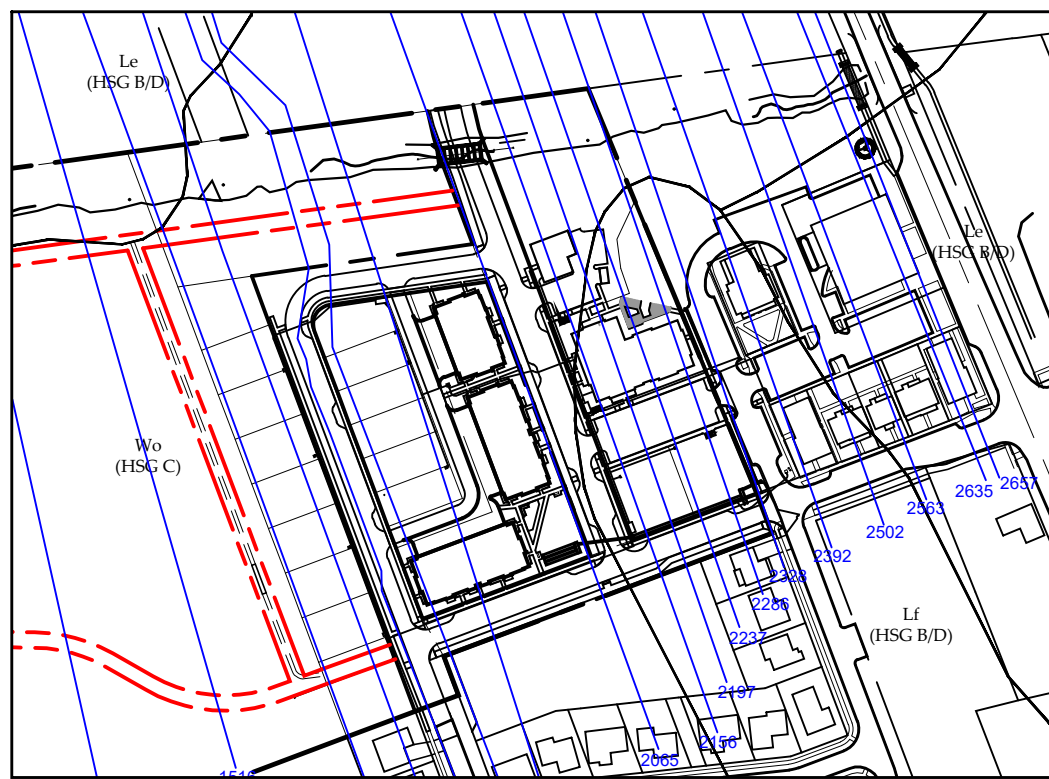
Dated August 2, 2023  
/s/ Darren Schibler

Darren Schibler  
Senior Planner, CCRPC  
[permitting@ccrpvt.org](mailto:permitting@ccrpvt.org)



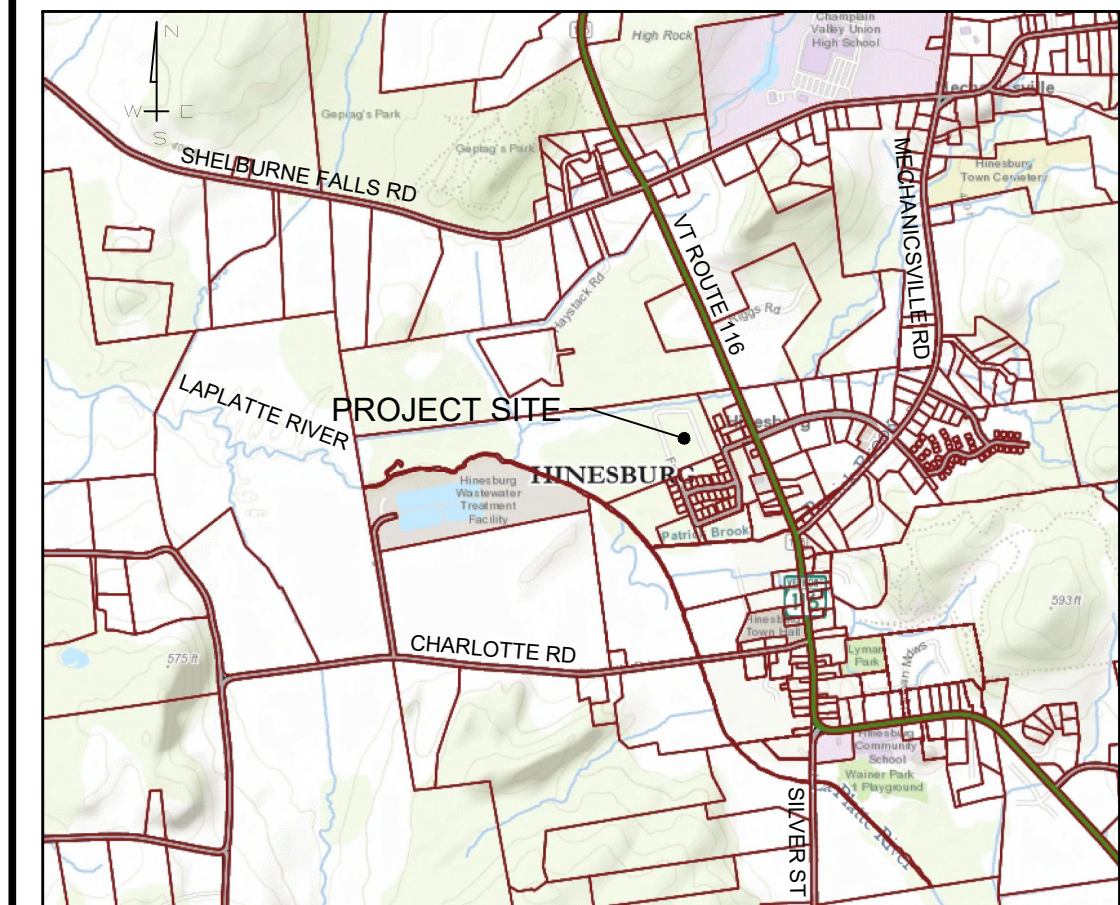


**ZONING MAP**  
NTS



**SOIL MAP**  
SCALE: 1" = 250'

SOIL KEY:  
Le LIMERICK SILT LOAM  
Lf LIMERICK SILT LOAM, VERY WET  
Wo WINOOSKI VERY FINE SANDY LOAM



**LOCATION MAP**  
NTS

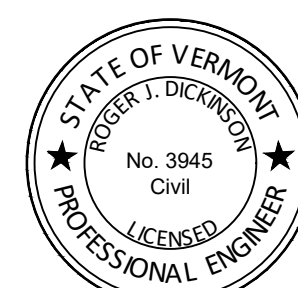
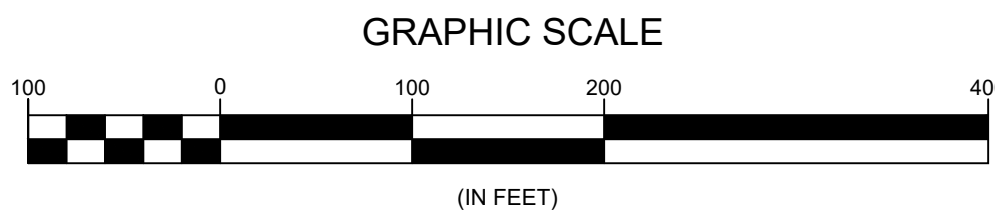
THIS PLAN WAS ORIGINALLY PREPARED BY LAMOUREUX & DICKINSON CONSULTING ENGINEERS, INC. EDITS TO THIS PLAN AFTER MAY 16, 2022 WERE PERFORMED BY TCE, INC. CLIENT AGREES TO INDEMNIFY AND HOLD HARMLESS TCE, INC. FROM ANY DAMAGES, LIABILITIES OR COSTS, INCLUDING REASONABLE ATTORNEY'S FEES AND DEFENSE COSTS, ARISING OR ALLEGEDLY ARISING FROM ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS BY ANY PRIOR CONSULTANT RETAINED BY THE CLIENT FOR THIS PROJECT.

**NOTES:**

1. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY LINES ARE SHOWN BASED ON PLANS PREPARED BY BUTTON PROFESSIONAL LAND SURVEYORS, PC, TITLED "SUBDIVISION PLAT, CREEKSIDE, ROUTE 116, HINESBURG, VT.", LAST REVISED 6-27-05, "PERIMETER BOUNDARY PLAT CREEKSIDE, ROUTE 116, HINESBURG, VT." DATED 4-7-03, AND "SUBDIVISION PLAT OF LANDS OF HINESBURG CENTER, ROUTE 116, HINESBURG, VT. SHEETS 1 AND 2 OF 2, LAST REVISED 7-9-14, AS RECORDED IN THE TOWN OF HINESBURG LAND RECORDS IN SLIDES 1428, 142C, 142D, 150C, 211C AND 211D RESPECTIVELY.
2. ALL ON-SITE WETLANDS WERE DELINEATED PURSUANT TO CURRENT STATE AND FEDERAL GUIDELINES BY PETER SPEAR OF NATURAL RESOURCE CONSULTING SERVICES (96 SILVER LAKE ROAD, TILTON, NH 03276, 603-729-0214) IN AUGUST 2020 AND APPROVED BY JULIE FOLLENSBEE, VTNR, ON NOVEMBER 25, 2020.
3. WETLAND DELINEATION LOCATED VIA GPS BY NRCS.
4. THE PATRICK BROOK CROSSING IS A REQUIREMENT OF THE HINESBURG TOWN PLAN ADOPTED 7/7/2021.

**LANDOWNER:**  
DAVID F. LYMAN REVOCABLE TRUST  
CARRIE JOHNSON, TRUSTEE  
365 READ LANE WEST  
ST ALBANS, VT 05478

**APPLICANT:**  
HINESBURG CENTER INVESTMENTS, LLC  
32 SEYMOUR STREET  
WILLISTON, VT 05495



08/08/22	REV. PATRICK BRK XING	RD
04/01/22	REV. LOT NUMBERING	NDS
11/05/21	REV. LAYOUT AND PATRICK BROOK RIVER CORRIDOR	NDS
12/14/20	ADDED CLASS 2 WETLAND & BUFFER	NDS
10/20/20	REVISED STORMWATER DESIGN & SITE GRADING	NDS
09/08/20	REVISED ROAD DIMENSIONS	NDS
06/16/20	ADDED STORMWATER FACILITIES	NDS
Date	Revision	By
These plans shall only be used for the purpose shown below:		
<input type="checkbox"/>	Sketch/Concept	<input type="checkbox"/> Act 250 Review
<input type="checkbox"/>	Preliminary	<input type="checkbox"/> Construction
<input type="checkbox"/>	Final	<input type="checkbox"/> Record Drawing

LANDS OF  
**HINESBURG CENTER, LLC**  
VT Route 116 Hinesburg, VT

**OVERALL SITE PLAN**

**Lamoureux & Dickinson**  
Consulting Engineers, Inc.  
14 Morse Drive, Essex, VT 05452  
802-878-4450 www.LDEngineering.com

Project No. 19054
Survey N/A
Design NDS/RD
Drawn DLH
Checked RJD
Date 5/11/22
Scale AS NOTED
Sheet number 1

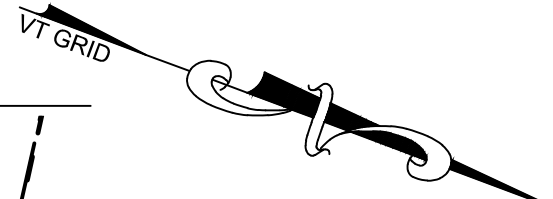
**LEGEND**

- PROPOSED LOT LINE
- PROJECT PROPERTY LINE
- ABUTTER PROPERTY LINE
- ZONING BOUNDARY (PER TOWN GIS)
- 100 YEAR FLOOD PLAIN (PER FEMA)
- 100 YEAR FLOOD PLAIN (FROM MMI)
- FEMA FLOODWAY (LAPLATE RIVER)
- STREAM SETBACKS (PER TOP OF BANK)
- RIVER CORRIDOR (PER VTNR)
- WETLAND BOUNDARY (FROM NRCS)
- LOT NUMBER AS SHOWN ON PLATS PREVIOUSLY RECORDED IN THE TOWN OF HINESBURG LAND RECORDS
- PROPOSED LOT NUMBER

**VERMONT**  
ACT 250 District Commission  
Application #: 4C1140-4  
Exhibit #: 003  
Date Received: 6/21/23



SEE SHEET 3 FOR SITE PLAN (WEST)



#### STORM DATA

CB5 (72" Ø)  
STA. 42+80.7, 10.0' LT  
RIM = 334.05  
8" RD IN = 329.96  
15" IN (2) = 329.46  
18" IN = 329.46  
30" OUT = 329.41

CB6  
STA. 41+89.8, 10.0' LT  
RIM = 333.50  
8" RD IN = 329.87  
15" IN = 330.00  
18" OUT = 329.82

CB7  
STA. 41+89.8, 10.0' RT  
RIM = 333.50  
15" IN = 330.00  
18" OUT = 329.95

CB8  
RIM = 333.40  
8" RD IN = 330.60  
12" IN = 330.15  
15" OUT = 330.10

CB9  
RIM = 333.40  
8" RD IN = 330.88  
12" IN = 330.38

CB10  
STA. 44+95.4, 10.0' LT  
RIM = 334.37  
15" OUT = 330.33

#### SEWER DATA

SMH5  
STA. 43+22.9, CL  
RIM = 334.77  
6" IN (2) = 328.30  
8" OUT = 328.05

SMH6  
STA. 41+38.2, CL  
RIM = 333.87  
8" IN = 327.15  
15" IN = 330.16  
15" OUT = 330.11  
8" OUT = 326.90

SMH7 (EXIST.)  
STA. 11+85.3, 10.0' LT  
RIM = 333.30  
8" IN (2) = 325.80  
8" OUT = 325.70

DMH1 (EXIST.)  
STA. 10+31.9, 21.7' LT  
RIM = 329.98  
12" IN = 324.88  
15" IN = 324.98 (NEW)  
12" OUT = 324.88

YI-1 (INLINE PVC DRAIN)  
RIM = 333.00  
8" IN = 330.29  
12" OUT = 330.29

YI-2 (INLINE PVC DRAIN)  
RIM = 332.10  
8" OUT = 330.54

YI-4 (INLINE PVC DRAIN)  
RIM = 332.00  
8" RIM = 327.00  
8" OUT = 325.70

DMH2  
SEE SHEET 10  
RIM = 330.25  
24" IN = 325.25  
15" OUT = 325.25

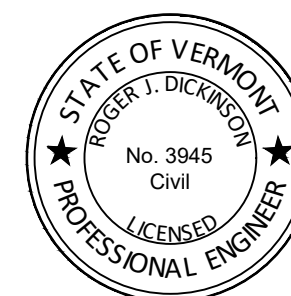
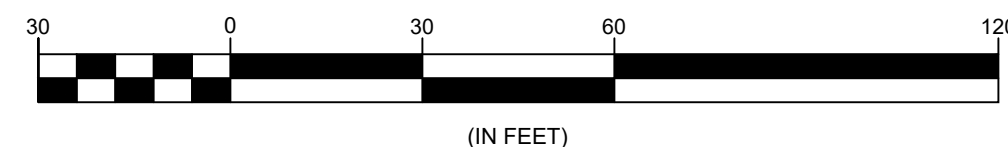
APPROXIMATE LIMITS OF INTERSECTION REPAIR TO ENSURE DRAINAGE TOWARD FILTERRA CURB INLETS.

#### LEGEND

	PROPOSED LOT LINE
	PROPOSED BUILDING SETBACK
	PROPOSED EASEMENT
	PROPOSED CENTERLINE
	PROJECT PROPERTY LINE
	ABUTTER PROPERTY LINE
	EXISTING EASEMENT
	EXISTING CENTERLINE
	EXISTING CONTOUR MAJOR
	EXISTING CONTOUR MINOR
	EXISTING STREAM
	EXISTING RIVER CORRIDOR
	WETLAND BOUNDARY
	EXISTING SEWER MAIN, SEWER MANHOLE
	EXISTING WATER MAIN, VALVE, HYDRANT
	EXISTING STORM PIPE, CATCH BASIN
	EXISTING OVERHEAD WIRE
	EXISTING GAS MAIN
	PROPOSED STOCKADE FENCE
	PROPOSED CHAINLINK FENCE
	PROPOSED WATER MAIN, STUB & CURB STOP, VALVE, HYDRANT
	PROPOSED SEWER MAIN, SERVICE STUB, SEWER MANHOLE
	PROPOSED GAS MAIN
	PROPOSED STORM PIPE, CATCH BASIN, DRAINAGE MANHOLE
	PROPOSED ROOFDRAIN
	PROPOSED CONTOUR MAJOR
	PROPOSED CONTOUR MINOR
	PROPOSED STONE RIP-RAP

NOTE:  
1. ROOFTOP RUNOFF FROM BUILDINGS A, B, C & D SHALL BE CAPTURED AND TREATED BY THE PROPOSED HCII STORMWATER SYSTEM VIA DISCONNECTION OR GUTTER SYSTEM INLETING INTO THE HCII STORMWATER SEWER SYSTEM. NO ROOFTOP RUNOFF SHALL BE ROUTED AWAY FROM THE HCII COLLECTION SYSTEM WITHOUT FIRST CONSULTING WITH THE DESIGN ENGINEER.

#### GRAPHIC SCALE



04/02/23	REV. LOT 30 GRADING & YARD INLET	RD
08/19/22	EDITS TO ADDRESS STATE SW COMMENTS	MM
08/08/22	REV. PATRICK BRK XING	RD
04/22/22	NEW BUILDING C FOOTPRINT, ADDED YI-1 & YI-2 INLETS, DELETED SIDEWALK BTW LOTS 50 & 51	RD
11/05/21	REV. LAYOUT & PATRICK BROOK RIVER CORRIDOR	ND
12/14/20	ADDED FILTERRA TREATMENT UNITS	ND
10/20/20	REVISED STORMWATER DESIGN & SITE GRADING	ND
09/08/20	REVISED ROAD DIMENSIONS	ND
06/16/20	REVISED STORMWATER DESIGN	ND
Date	Revision	B
These plans shall only be used for the purpose shown below:		
<input type="checkbox"/>	Sketch/Concept	<input type="checkbox"/> Act 250 Review
<input type="checkbox"/>	Preliminary	<input type="checkbox"/> Construction
<input checked="" type="checkbox"/>	Final	<input type="checkbox"/> Record Drawing

LANDS OF  
**HINESBURG CENTER, LLC**  
VT Route 116 Hinesburg, VT

**PROPOSED SITE PLAN (EAST)**

**Lamoureux & Dickinson**  
Consulting Engineers, Inc.  
14 Morse Drive, Essex, VT 05452  
802-878-4450 www.LDEngineering.com

Project No.  
19054

Survey  
N/A

Design  
NDS/RD

Drawn  
DLH

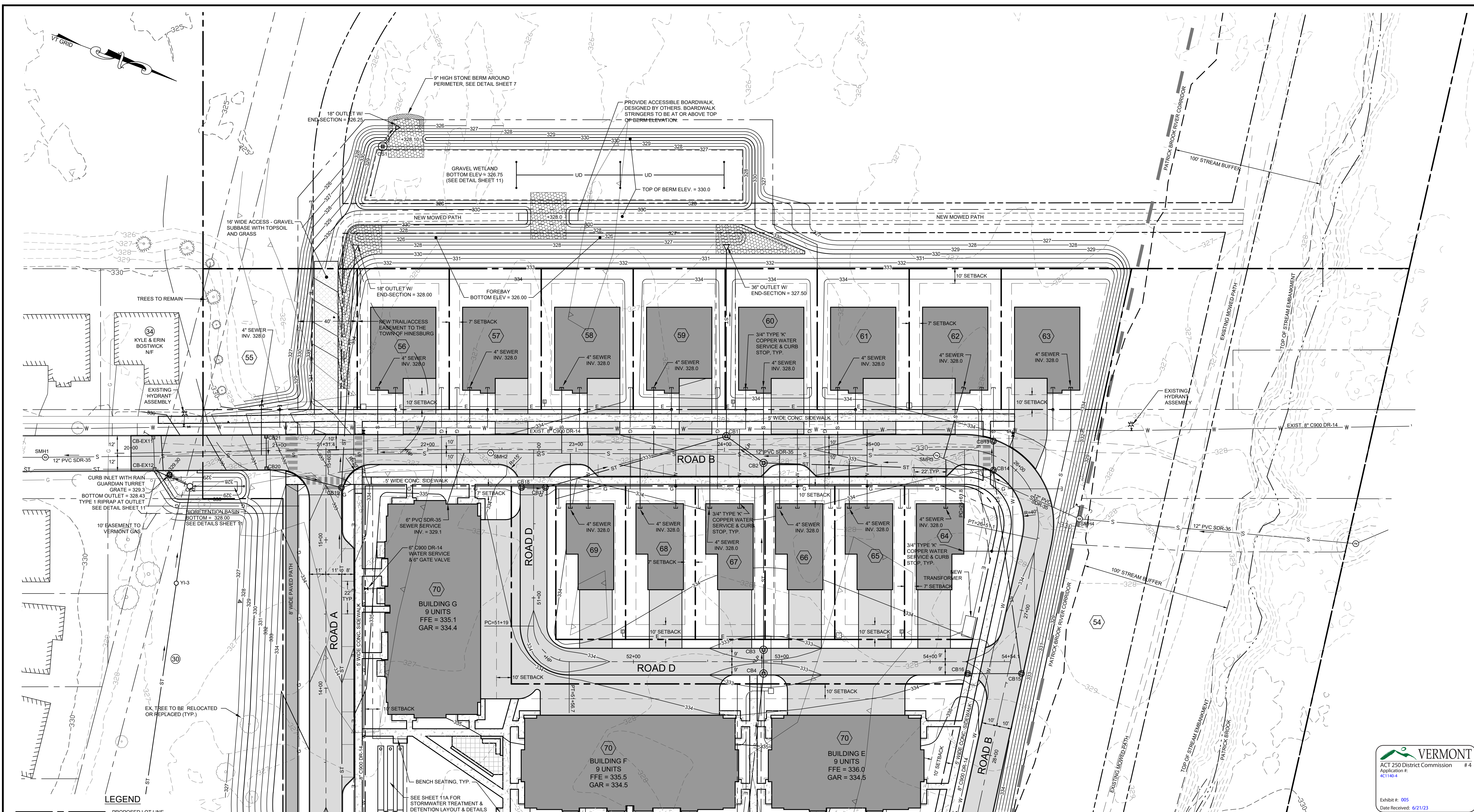
Checked  
RJD

Date  
5/11/22

Scale  
AS NOTED

Sheet number  
**2**





**LEGEND**

---	PROPOSED LOT LINE
---	PROPOSED BUILDING SETBACK
---	PROPOSED EASEMENT
---	PROPOSED CENTERLINE
---	PROJECT PROPERTY LINE
---	ABUTTER PROPERTY LINE
---	EXISTING EASEMENT
---	EXISTING CENTERLINE
---	EXISTING CONTOUR MAJOR
---	EXISTING CONTOUR MINOR
---	EXISTING STREAM
---	EXISTING RIVER CORRIDOR
---	WETLAND BOUNDARY
---	EXISTING WATER MAIN, SEWER MANHOLE
---	EXISTING WATER MAIN, VALVE, HYDRANT
---	EXISTING STORM PIPE, CATCH BASIN
---	EXISTING OVERHEAD WIRE
---	EXISTING GAS MAIN
---	PROPOSED STICKRADE FENCE
---	PROPOSED CHAINLINK FENCE
---	PROPOSED WATER MAIN, STUB & CURB STOP, VALVE, HYDRANT
---	PROPOSED SEWER MAIN, SERVICE STUB, SEWER MANHOLE
---	PROPOSED GAS MAIN
---	PROPOSED STORM PIPE, CATCH BASIN, DRAINAGE MANHOLE
---	PROPOSED ROOFDRAIN
---	PROPOSED CONTOUR MAJOR
---	PROPOSED CONTOUR MINOR
---	PROPOSED STONE RIP-RAP

**STORM DATA**

CB1 (72" Ø) STA: 24+01.3, 9.0' LT RIM = 332.60 15" IN = 328.05 30" IN = 328.05 30" OUT = 327.75	CB2 (72" Ø) STA: 24+26.4, 9.0' RT RIM = 332.60 18" IN = 328.22 30" IN = 328.22 30" OUT = 328.17	CB3 (60" Ø) STA: 52+87.7, 8.0' LT RIM = 332.60 30" IN = 328.77 30" OUT = 328.72	CB4 (60" Ø) STA: 52+87.7, 8.0' RT RIM = 332.60 30" IN = 328.89 30" OUT = 328.84	CB11 (EXIST) STA: 20+15.3, 10.3' LT RIM = 333.80 4" IN = 326.14 12" OUT = 324.29	CB12 (EXIST) STA: 20+15.8, 11.0' RT RIM = 329.40 12" IN = 324.25 12" IN (NEW) = 324.50 12" OUT = 324.25	CB13 STA: 25+78.7, 9.0' LT RIM = 333.35 15" OUT = 328.97	CB14 STA: 25+86.6, 9.0' RT RIM = 333.40 15" IN (2) = 328.90 18" OUT = 328.85	CB15 STA: 27+41.7, 9.0' LT RIM = 334.15 15" IN = 329.52 15" OUT = 329.47	CB16 STA: 54+25.3, 8.0' RT RIM = 332.67 15" OUT = 329.67	CB17 STA: 50+25.5, 8.0' LT RIM = 333.208 15" IN = 328.79 15" OUT = 328.74	CB18 STA: 50+25.5, 8.0' RT RIM = 333.20 15" OUT = 328.85	CB19 STA: 15+35.3, 10.5' RT RIM = 332.80 15" IN (2) = 328.71 18" OUT = 328.66	CB20 (SD) STA: 20+91.1, 12.0' RT RIM = 331.20 15" IN = 328.97 15" OUT = 329.92	CB21 (SQ) STA: 20+91.4, 9.5' LT EXIST. RIM = 331.20 8" IN = 325.00 8" OUT = 325.00	Y1-3 (INLINE PVC DRAIN) RIM = 327.50 8" IN = 325.00 12" IN = 323.20 12" OUT = 323.05	OS1 RIM = 329.75 1.6" Ø ORIFICE = 326.42 (2) 12"(W) X 6"(H) ORIFICE = 328.00 18" OUTLET PIPE = 326.42 6" UNDERDRAIN PIPE = 323.58	OS2 SEE DETAIL SHEET 11
--	--	---	---	--	--	---	--	--	---	---	---	---	--	--	--	--	----------------------------

**SEWER DATA**

SMH1 (EXIST) EXIST. RIM = 329.34 8" IN = 322.45 (12"X8" REDUCER OUTSIDE MANHOLE) 8" OUT = 322.29	SMH2 (EXIST) EXIST. RIM = 329.62 EXIST. RIM = 333.60 12" IN = 323.20 12" OUT = 323.05	SMH3 (EXIST) EXIST. RIM = 331.18 ADJUSTED RIM = 333.53 12" IN = 324.02 12" OUT = 323.87	SMH4 (EXIST) EXIST. RIM = 332.01 ADJUSTED RIM = 334.28 12" IN = 324.55 12" OUT = 324.42
---	---	---	---

THIS PLAN WAS ORIGINALLY PREPARED BY LAMOUREUX & DICKINSON CONSULTING ENGINEERS, INC. EDITS TO THIS PLAN AFTER MAY 16, 2022 WERE PERFORMED BY TCE, INC. CLIENT AGREES TO INDEMNIFY AND HOLD HARMLESS TCE, INC. FROM ANY DAMAGES, LIABILITIES OR COSTS, INCLUDING REASONABLE ATTORNEY'S FEES AND DEFENSE COSTS, ARISING OR ALLEGEDLY ARISING FROM ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS BY ANY PRIOR CONSULTANT RETAINED BY THE CLIENT FOR THIS PROJECT.

**REVISED**

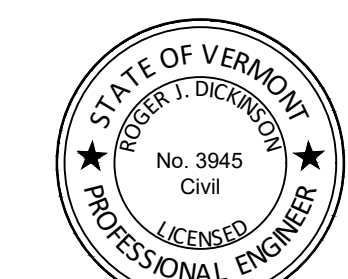
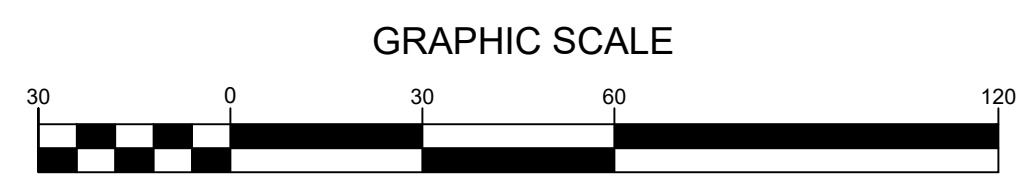
Date	Revision	By
04/02/23	REV. LOT 30 GRADING & YARD INLET	RD
01/24/23	BIORETENTION BASIN AND INLET REVISIONS	CMJ
12/20/22	UPDATED CB1-CB4 PIPE SIZES	DJH
11/21/22	EDITS TO ADDRESS STATE SW COMMENTS	DJH
11/15/22	REV'D GRADING LOTS 58-61 TO ADD RELIEF SWALES	RD
05/06/22	REV'D LOT 30 GRADING & STORMWATER DESIGN	RD
11/05/21	REV'D LAYOUT & PATRICK BROOK RIVER CORRIDOR	NDS
12/14/20	ADDED LEVEL SPREADER, REVISED G.W. GRADING	NDS
10/20/20	REVISED STORMWATER DESIGN & SITE GRADING	NDS
09/08/20	REVISED ROAD DIMENSIONS	NDS
06/16/20	REVISED STORMWATER DESIGN	NDS

**LANDS OF HINESBURG CENTER, LLC**  
VT Route 116 Hinesburg, VT

**PROPOSED SITE PLAN (WEST)**

**Lamoureux & Dickinson**  
Consulting Engineers, Inc.  
14 Morse Drive, Essex, VT 05452  
802-878-4450 www.LDEngineering.com

Project No. 19054  
Survey N/A  
Design NDS/RD  
Drawn DLH  
Checked RJD  
Date 5/11/22  
Scale AS NOTED  
Sheet number 3





CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
EXECUTIVE COMMITTEE MEETING MINUTES  
DRAFT

DATE: Wednesday, September 6, 2023

TIME: 5:45 PM

PLACE: Remote Attendance via ZOOM

PRESENT: Chris Shaw, Chair Catherine McMains, Past Chair  
Michael Bissonette, at large <5000 Elaine Haney, at large >5000  
Jacki Murphy, Secretary/Treasurer Bard Hill, Vice-Chair

OTHERS: Matthew Arancio, VTrans

STAFF: Charlie Baker, Executive Director Eleni Churchill, Transp. Program Mgr.  
Forest Cohen, Senior Business Mgr. Amy Irvin Witham, Business Office Mgr.  
Emma Vaughn, Communications Mgr. Taylor Newton, Planning Mgr.  
Anne Nelson Stoner, Equity Mgr. Mckenzie Spear, Business Office Assoc.

1. Call to Order, Attendance. The Executive Committee meeting was called to order by the Chair, Chris Shaw, at 5:46 PM.

2. Changes to the Agenda, Members items. Charlie stated he would incorporate an update on the ECOS plan under item 7.

3. Approval of the August 2, 2023, Executive Committee Meeting Minutes

- Edit; Page 6, Line 12: Update years - "30% by 2030 and 50% by 2050."

CATHERINE MCMAINS MADE A MOTION, SECONDED BY MICHAEL BISSONETTE, TO APPROVE THE AUGUST 2, 2023, EXECUTIVE COMMITTEE MINUTES WITH EDIT(S). MOTION CARRIED, WITH ONE ABSTENTION FROM BARD HILL.

4. Act 250 & Section 248 Applications

a. Global Foundries Solar Projects.

Taylor Newton presented an overview of the four Global Foundries solar projects to members. Elaine Haney noted that Essex Junction is on board with the entire project. She said the solar installations will only provide 3% of Global Foundries energy need; however, this is still a big step forward. She also mentioned Global Foundries has partnered with the Vermont based organization "*Bee the Change*" that works within the unused space in solar fields to support threatened pollinators and bees.

i. Essex A-North Lot Solar, LLC 4.95 MW, #23-2606-AN

Taylor provided a screenshare and referred members to the 45-day notice letter application submitted by Encore Renewable Energy included with the packet. The project is for a 4.95 MW Solar Array located off Robinson Parkway, Essex Junction, Vermont, on a parcel owned by Global Foundries, Inc. The review noted a State Possible constraint, Agricultural Soils. The CCRPC defers to the Vermont Agency of Agriculture, Food and Markets' recommendations

to mitigate. Otherwise, the CCRPC finds the project meets suitability and constraints policies.

ii. Essex B1 Parking Lot Solar, LLC, 2.80 MW, #23-2607-AN

Taylor provided a screenshare and referred members to the 45-day notice letter application submitted by Encore Renewable Energy included with the packet. The project is for a 2.8 MW Solar Array located off Robinson Parkway, Essex Junction, Vermont, on a parcel owned by Global Foundries, Inc. The review noted a State Possible constraint, Agricultural Soils. The CCRPC defers to the Vermont Agency of Agriculture, Food and Markets' recommendations to mitigate. Otherwise, the CCRPC finds the project meets suitability and constraints policies.

iii. Williston E Chip Alley Solar, LLC, 3.50 MW #23-2608-AN

Taylor provided a screenshare and referred members to the 45-day notice letter application submitted by Encore Renewable Energy included with the packet. The project is for a 3.5 MW Solar Array located off Redmond Road, Williston, Vermont, on a parcel owned by Global Foundries, Inc. The review noted the following constraints:

- State Possible Constraints:
  - Class I and II Wetlands
  - Agricultural Soils.
  - Deer Wintering Area
  - Vermont Conservation Design Priority Interior Forest Blocks
- Local Known Constraints:
  - Watershed Protection Buffer
  - Slopes 30% and greater
- Local Possible Constraints:
  - Slopes 15% - 30%
  - Conservation Areas

The CCRPC finds the project meets suitability and constraints policies, provided the applicant works with the appropriate State agencies and the municipality to mitigate the impacts of the constraints.

iv. Williston F Mountain View Solar, LLC 1.50 MW, #23-2609-AN

Taylor provided a screenshare and referred members to the 45-day notice letter application submitted by Encore Renewable Energy included with the packet. The project is for a 1.5 MW Solar Array located off Mountain View Road, Williston, Vermont, on a parcel owned by Global Foundries, Inc. The review noted the following constraints:

- State Possible Constraints:
  - Agricultural Soils.
- Local Known Constraints:
  - Watershed Protection Buffer
  - Primary Scenic Viewsheds outside the Growth Area
- Local Possible Constraints:
  - Vermont Conservation Design Priority Riparian Connectivity Blocks

The CCRPC finds the project meets suitability and constraints policies, provided the applicant works with the appropriate State agencies and Town to mitigate the impacts of the constraints.

ELAINE HANEY MADE A MOTION, SECONDED BY JACKI MJURPHY, TO APPROVE ALL FOUR OF THE LETTERS, AS PRESENTED. MOTION CARRIED UNANIMOUSLY.

5. Committee Appointments FY24

Charlie referred members to the FY2024-Regional Board Member and Committee Appointments document included with the packet. He explained the appointments will need to go before the Board for the Chair to make the appointments with Board approval. He said there were a few updates made and the document should be up to date. Chris Shaw reminded everyone vacancies remain on the Brownfields Advisory and Long-Range Planning committees.

6. Equity Update - Review revised Draft Equity Statement

Charlie provided a screenshare presentation of our updated Equity Statement. He explained over the coming months there will be three major documents shared with the Executive Committee: *The Equity Statement*, a *Code of Conduct*, and an *Equity Action Plan*. The Equity Statement has been reviewed and edited several times by multiple parties including CCRPC staff, the Equity Advisory Committee, and the Executive Committee, and partners. Charlie said a major edit to the previous version was that it moved away from addressing specific groups; this version is more generic and inclusive.

*CCRPC acknowledges that structural oppression contributes to persistent disparities and condemns racism and discrimination in all its forms. As a governmental planning organization with decision making influence, the work of the CCRPC significantly impacts people throughout Chittenden County.*

*We hold ourselves responsible for identifying historic and current inequities in our own practices as well as those of the planning industry as a whole. We commit to constantly evaluating our work to transform our actions, policies, and procedures through continuous education, leveraging assets to improve assets, and meaningful collaboration with those most impacted by the problems we seek to address. In doing so, we hope to co-create a community where identity and socio-economic status no longer predetermine life outcomes, and where all—not the selected few—are heard, seen, belong and treated as experts in their own experience.*

Member discussion ensued.

Chris Shaw suggested using color coding within the Equity Statement to help readers understand how each part has a specific purpose.

Bard Hill said he comes at this with the lens of a proofreader and copy editor. He is not sure the words “predetermined” and “selected” should be used in our Equity Statement. He feels these could be problematic.

Jacki asked if the use of the word “industry” in this context is common; she wondered if we might swap it out with profession. Elaine reminded everyone that many hours of work with a wide variety of people, especially our Equity Advisory Committee were devoted to crafting this Equity Statement, and shared hesitations around switching out words.

1 Anne Nelson asked members for other suggestions. There were none. She said she will do some  
2 wordsmithing around the three suggestions and run the updates by Equity Advisory Committee  
3 members as they do not meet again before the board meeting.

4  
5 ELAINE HANEY MADE A MOTION, SECONDED BY BARD HILL, TO APPROVE THE EQUITY STATEMENT  
6 WITH MINOR EDITS, TO BE PRESENTED TO THE BOARD IN SEPTEMBER. MOTION CARRIED  
7 UNANIMOUSLY.  
8

9 7. Regional Plan future land use map; potential changes

10 Charlie reminded members that work is being done on recommendations to the legislature to have  
11 more consistent regional plan future land use areas and provide an option of municipal delegation  
12 of Act 250. This work is part of four studies required by the S.100 HOME Bill/Act 47. These two are  
13 the responsibility of the RPC's.  
14

15 Charlie outlined three tiers being discussed in the Act 250 NRB study:

- 16 • Tier 1 - These are our growth areas that would be exempt from Act 250. Places that have  
17 good planning and zoning, water, and sewer. Charlie said we think of these as our current  
18 center, metro, suburban, enterprise (if contiguous), and villages with water and sewer  
19 services.
- 20 • Tier 2 - These are rural and working land areas. Ski resorts and enterprise areas separate  
21 from the growth areas fall into this tier.
- 22 • Tier 3- These are State and local areas with "no-go" zones. This encompasses critical natural  
23 resources.  
24

25 Member discussion ensued regarding flood plains and land areas of potential flooding concern.  
26 Charlie said this is also on the minds of Legislators and committee members for this bill.  
27

28 Charlie said he and Taylor have discussed the implications of information coming out of these  
29 studies. They feel there needs to be a six-to-nine-month extension of the deadline for the ECOS  
30 Regional Plan. This decision was based on three main reasons; First, once the bill passes, we will  
31 likely be asked to update our maps. There will be pressure to make these updates quickly and we  
32 will inevitably need additional time. Second, as part of S.100, the State of Vermont is required to set  
33 regional housing targets. The next housing needs assessment is scheduled to be completed by  
34 March 2024. With this, we anticipate we will receive requests to provide the regional targets from  
35 housing committees to our municipalities. Finally, we need to provide marginalized communities  
36 with the opportunity to review the proposals outlined in the plan. These three components highlight  
37 the need to extend the schedule by several months. Charlie said there is currently momentum to  
38 add housing to the right areas, which will help to further implement our plan and our plan typically  
39 aligns with the direction our towns are taking.  
40

41 8. Chair/Director Report. There was none.  
42

43 9. Draft September 20, 2023, Board Agenda review

44 Charlie referred members to the Draft Board Agenda for September 20, 2023, included with their  
45 packets. He said the agenda is quite full. Agenda items include staff introductions (from Sai  
46 Sarepalli, Bryan Davis, and Jason Charest), Committee appointments, action on the Equity  
47 Statement, the ECOS prosperity section review, and a Regional Future Land Use concepts discussion.



Charlie said there will be a discussion on CWSP as well as the Tactical Basin plan, however, these will likely need to be scheduled out to October.

10. New Business: There was none.

11. Executive Session: None needed.

12. Adjournment: BARD HILL MADE A MOTION, SECONDED BY JACKI MURPHY, TO ADJOURN THE MEETING AT 7:00 PM. THE MOTION CARRIED UNANIMOUSLY.

Respectfully submitted,  
Amy Irvin Witham

September 6, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Essex B1 Parking Lot Solar, LLC (GlobalFoundries) Petition for 2.8 MW Solar Array off Robinson Parkway,  
Essex Junction (case #23-2607-AN)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the 45-day notice of the above-named application submitted by Encore Renewable Energy to develop a 2.8 MW solar array to be located off Robinson Parkway in Essex Junction, VT on a parcel owned by GlobalFoundries, Inc.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Constraints Policies

The *2018 ECOS Plan* states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that the following constraints are located on the property:

#### State Possible Constraints

- **Agricultural Soils.** Primary Agricultural Soils underlie a majority of the site, some of which may be considered previously impacted by the development of the existing parking lots. CCRPC requests that further impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

Additionally, the site meets all the 2018 ECOS Plan's suitability standards, which define characteristics of sites where CCRPC encourages renewable energy generation facilities. These relevant standards for this project are:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near both Green Mountain Power and VELCO transmission lines without distribution constraints. In addition, the project is located close to GlobalFoundries, which is among the single largest users of electricity in the state and in an area of highest development density and electric load in Essex Junction.
2. Strategy 2, Action 4(b)(ii): Locate renewable energy generation in areas designated by a municipality: In its 2019 Comprehensive Plan, the City of Essex Junction designated preferred sites include previously developed land (including parking lots) and locations where 50% of a facility's demand will be used on-site or on an adjacent parcel.
3. Strategy 2, action 4(b)(iii): Locate solar generation (including but not limited to net metering) on previously impacted areas: The project is located primarily on a previously developed parking lot.
4. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated village centers: The project is located outside of Essex Junction's designated village center.
5. Strategy 2, action 4(b)(v): Locate ground-mounted solar generation in Chittenden County's areas planned for growth, while allowing for infill development wherever reasonably practical: The project is located in the growth-oriented Enterprise Planning Area and utilizes an existing partially developed site not available for other forms of development, but still allows for expansion of GlobalFoundries' microchip manufacturing facility.

The project meets CCRPC's suitability policies and constraints policies provided the applicant works with the appropriate State agency to mitigate impacts to the above cited constraint.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Chris Yuen, Essex Junction Community Development Director



September 6, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Williston E Chip Alley Solar, LLC (GlobalFoundries) Petition for 3.5 MW Solar Array off Redmond Road, Williston (case #23-2608-AN)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the 45-day notice of the above-named application submitted by Encore Renewable Energy to develop a 3.5 MW solar array to be located off Redmond Road in Williston on a parcel owned by GlobalFoundries, Inc.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Constraints Policies

The *2018 ECOS Plan* states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that the following constraints are located on the property:

#### State Possible Constraints

- **Class I and II Wetlands.** The site plans indicate that a Class II wetland runs through the center of the proposed site, and that a 50-foot buffer would be maintained to avoid impacts to this resource. The full petition should confirm that no new infrastructure will impact the wetlands unless a permit is received from the Vermont Agency of Natural Resources.
- **Agricultural Soils.** Primary Agricultural Soils underlie a majority of the site, some of which may be considered previously impacted by the development of the existing parking lots. CCRPC requests that further impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

- **Deer Wintering Areas.** The forested area southwest of the proposed array is part of a deer wintering area as mapped by the Vermont Department of Fish and Wildlife. CCRPC asks that the applicant confirm that this resource will not be impacted by the proposed development in the full petition.
- **Vermont Conservation Design Priority Interior Forest Blocks.** The proposed array may minimally impact a small area of this resource as documented in BioFinder / Vermont Conservation Design. Please confirm this with the Vermont Agency of Natural Resources and provide information on any required avoidance or mitigation in the full petition.

#### Local Known Constraints

- **Watershed Protection Buffers.** A 50-foot watershed protection buffer is required along all unnamed streams which are shown on Maps 14 and 23 of the Town of Williston's 2016 Comprehensive Plan. This includes one located in the southwest corner of the site; however, the plans indicate a riparian buffer would be delineated. CCRPC recommends that the applicant work with the Town of Williston to determine how any potential impacts to this constraint may be avoided or mitigated.
- **Slopes 30% and greater.** A very small area (less than 500 sq. ft.) of the site has slopes exceeding 30%. CCRPC recommends that the applicant coordinate with the Town of Williston to determine the impact of development on this resource and possible mitigation measures.

#### Local Possible Constraints

- **Slopes 15-30%.** Two isolated areas totaling approximately 1.5 acres of the site have slopes exceeding 15%. CCRPC recommends that the applicant coordinate with the Town of Williston to determine the impact of development on this resource and possible mitigation measures.
- **Conservation Areas.** The proposed array would directly impact core wildlife habitat, and may indirectly impact a wildlife travel corridor, as documented by the Town of Williston in Map 18 of its 2016 Comprehensive Plan. CCRPC recommends that the applicant coordinate with the Town prior to submittal of a full petition to mitigate potential impacts to these resources.

Additionally, the site meets the following 2018 ECOS Plan's suitability standards, which define characteristics of sites where CCRPC encourages renewable energy generation facilities. These relevant standards for this project are:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near both Green Mountain Power and VELCO transmission lines without distribution constraints. In addition, the project is located close to GlobalFoundries, which is among the single largest users of electricity in the state, as well as the areas of highest development density and electric load in Williston and surrounding communities.
2. Strategy 2, Action 4(b)(ii): Locate renewable energy generation in areas designated by a municipality: In its 2016 Town Plan, the Town of Williston has designated preferred sites to include previously developed land (including parking lots), as well as locations where 50% of a facility's demand will be used on-site or on an adjacent parcel.
3. Strategy 2, action 4(b)(iii): Locate solar generation (including but not limited to net metering) on previously impacted areas: The project is located primarily on a previously developed parking lot.
4. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated...growth centers: The project is located outside of Williston's designated growth center.
5. Strategy 2, action 4(b)(v): Locate ground-mounted solar generation in Chittenden County's areas planned for growth, while allowing for infill development wherever reasonably practical: The project is

located in the growth-oriented Enterprise Planning Area and utilizes an existing partially developed site not available for other forms of development, but still allows for expansion of GlobalFoundries' microchip manufacturing facility.

The project meets CCRPC's suitability policies and constraints policies provided the applicant works with the appropriate State agencies and the Town to mitigate impacts to the above cited constraints.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Matt Boulanger, Williston Planning & Zoning Director







September 6, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Williston F Mountain View Solar, LLC (GlobalFoundries) Petition for 1.5 MW Solar Array off Mountain View Road, Williston (case #23-2609-AN)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the 45-day notice of the above-named application submitted by Encore Renewable Energy to develop a 1.5 MW solar array to be located off Mountain View Road in Williston on a parcel owned by GlobalFoundries, Inc.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Constraints Policies

The *2018 ECOS Plan* states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that the following constraints are located on the property:

#### State Possible Constraints

- **Agricultural Soils.** Primary Agricultural Soils underlie a majority of the site, some of which may be considered previously impacted by the development of the existing parking lots. CCRPC requests that further impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

### Local Known Constraints

- **Watershed Protection Buffers.** A 50-foot watershed protection buffer is required along all unnamed streams which are shown on Maps 14 and 23 of the Town of Williston's 2016 Comprehensive Plan. This includes one located along the northern side of the site; however, the proposed array appears to be located at least 50 feet to the south of this stream. CCRPC recommends that the applicant work with the Town of Williston to determine how any potential impacts to this constraint may be avoided or mitigated.
- **Primary Scenic Viewsheds outside the Growth Center.** The site appears to be in a mapped scenic viewshed as shown on Map 24b of the 2016 Williston Town Plan. CCRPC recommends that the petitioner consult with Town staff about development within this scenic viewshed and potential mitigation prior to submittal of a full petition.

### Local Possible Constraints

- **Vermont Conservation Design Priority Riparian Connectivity Blocks.** The proposed array may minimally impact a small area of this resource as documented in BioFinder / Vermont Conservation Design. CCRPC recommends that the applicant coordinate with the Agency of Natural Resources and the Town prior to submittal of a full petition to mitigate potential impacts to these resources.

Additionally, the site meets the following 2018 ECOS Plan's suitability standards, which define characteristics of sites where CCRPC encourages renewable energy generation facilities. These relevant standards for this project are:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near both Green Mountain Power and VELCO transmission lines without distribution constraints. In addition, the project is located close to GlobalFoundries, which is among the single largest users of electricity in the state, as well as the areas of highest development density and electric load in Williston and surrounding communities.
2. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated...growth centers: The project is located outside of Williston's designated growth center.

The project meets CCRPC's suitability policies and constraints policies provided the applicant works with the appropriate State agencies and the Town to mitigate impacts to the above cited constraints.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Matt Boulanger, Williston Planning & Zoning Director



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A1  
SCALE:  
N/A

Leaders in Distributed Energy Generation.

110 Main Street, Suite 2E  
Burlington, VT 05401  
802-861-3023

[www.encorerenewableenergy.com](http://www.encorerenewableenergy.com)

PROFESSIONAL SEAL

ENGINEER'S SEAL APPLIES TO DESIGN OF STRUCTURAL COMPONENTS ONLY

Global Foundries IX Group F

Concept Plan

Type		Fenced Area	
FT		6.85 acres	
Intrarow Spacing	Tilt	Azimuth	
	30°	180°	
Module Rating / Count			
VSun 540W			
3,354 Modules			
DC Rating		AC Rating	
1.81 MW		1.40 MW	
Interconnection			
Existing line	Line Extension	Site Extension	
x ft	y ft	z ft	

RELEASE RECORD

2	03/17/2023
1	09/06/2022
DATE	DESCRIPTION

PROJECT INFORMATION

TITLE & ADDRESS:  
1040 Robinson Pkwy,  
Essex Junction, 05452

ER PROJECT No.:

DRAWN BY:  
LWK

REVIEWED BY:

SHEET TITLE:  
Concept Plan

SHEET No.:  
P-102

September 6, 2023

Holly R. Anderson  
Clerk of the Public Utility Commission  
112 State Street  
Montpelier, VT 05620-2701

Re: Essex A North Lot Solar, LLC (GlobalFoundries) Petition for 4.95 MW Solar Array off Robinson Parkway,  
Essex Junction (case #23-2606-AN)

Dear Ms. Anderson,

The Chittenden County Regional Planning Commission ("CCRPC") has received the 45-day notice of the above-named application submitted by Encore Renewable Energy to develop a 4.95 MW solar array to be located off Robinson Parkway in Essex Junction, VT on a parcel owned by GlobalFoundries, Inc.

CCRPC has reviewed this project's conformance with CCRPC's *2018 Chittenden County ECOS Plan* ("the Plan"), which gained a Determination of Energy Compliance from the Vermont Department of Public Service on August 9, 2018.

#### ECOS Energy Goal

CCRPC finds that this project meets the intent of the Energy Goal (Goal #17) of the Plan: "Move Chittenden County's energy system toward a cleaner, more efficient and renewable system that benefits health, economic development, and the local/global climate by working towards the State's Comprehensive Energy Plan goals."

Strategy 2, Action 4b of the Plan states "CCRPC supports the generation of new renewable energy in the County to meet the Vermont Comprehensive Energy Plan's goals of using 90% renewable energy by 2050, in a manner that is cost effective and respects the natural environment." Development of this solar facility helps implement this action.

#### Constraints Policies

The *2018 ECOS Plan* states that renewable energy facility development should be located to avoid state and local known constraints that have been field verified, and to minimize impacts to state and local possible constraints that have been field verified (Strategy 3, Action 1.f and Strategy 4, Action 1.f and Action 2.e). Our review indicates that the following constraints are located on the property:

#### State Possible Constraints

- **Agricultural Soils.** Primary Agricultural Soils underlie a majority of the site, some of which may be considered previously impacted by the development of the existing parking lots. CCRPC requests that further impacts to the agricultural soils be minimized in accordance with the recommendations of the Vermont Agency of Agriculture, Food, and Markets.

Additionally, the site meets all the 2018 ECOS Plan's suitability standards, which define characteristics of sites where CCRPC encourages renewable energy generation facilities. These relevant standards for this project are:

1. Strategy 2, Action 4(b)(i): Locate energy generation proximate to existing distribution and transmission infrastructure with adequate capacity and near areas with high electric load: The project is located with direct access to three-phase power and is near both Green Mountain Power and VELCO transmission lines without distribution constraints. In addition, the project is located close to GlobalFoundries, which is among the single largest users of electricity in the state and in an area of highest development density and electric load in Essex Junction.
2. Strategy 2, Action 4(b)(ii): Locate renewable energy generation in areas designated by a municipality: In its 2019 Comprehensive Plan, the City of Essex Junction designated preferred sites include previously developed land (including parking lots) and locations where 50% of a facility's demand will be used on-site or on an adjacent parcel.
3. Strategy 2, action 4(b)(iii): Locate solar generation (including but not limited to net metering) on previously impacted areas: The project is located primarily on a previously developed parking lot.
4. Strategy 2, action 4(b)(iv): Locate ground-mounted solar larger than 15 kW...outside of state designated village centers: The project is located outside of Essex Junction's designated village center.
5. Strategy 2, action 4(b)(v): Locate ground-mounted solar generation in Chittenden County's areas planned for growth, while allowing for infill development wherever reasonably practical: The project is located in the growth-oriented Enterprise Planning Area and utilizes an existing partially developed site not available for other forms of development, but still allows for expansion of GlobalFoundries' microchip manufacturing facility.

The project meets CCRPC's suitability policies and constraints policies provided the applicant works with the appropriate State agency to mitigate impacts to the above cited constraint.

This review is based on the information currently available. CCRPC will review and comment on materials submitted as the Section 248 review process continues.

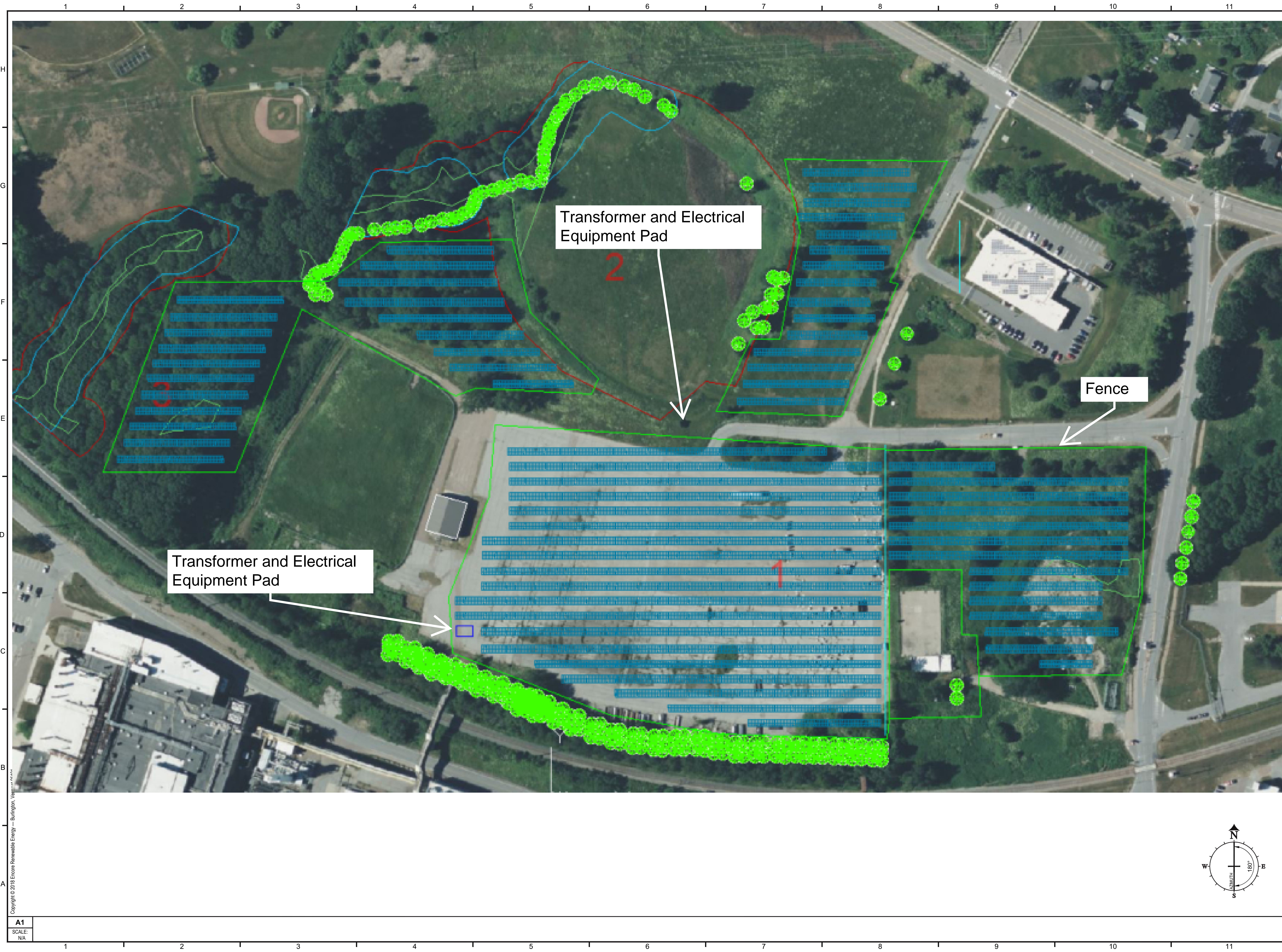
Thank you for your time and attention.

Sincerely,

Charlie Baker  
Executive Director

CC: CCRPC Board  
Chris Yuen, Essex Junction Community Development Director





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A1  
SCALE:  
N/A

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PROFESSIONAL SEAL  

ENGINEER'S SEAL APPLIES TO DESIGN OF STRUCTURAL COMPONENTS ONLY

### Global Foundries IX Group A

## Concept Plan

Type	Fenced Area	
FT	~30 acres	
Intrarow Spacing	Tilt	Azimuth
	25°	180°
Module Rating / Count		
540W 12,428 Modules		
DC Rating	AC Rating	
6.711 MW	4.95 MW	
Interconnection		
Existing line	Line Extension	Site Extension
x ft	y ft	z ft

RELEASE RECORD  

5	08/01/2023	45 Day Notice ZB
4	03/17/2023	
3	09/14/2022	
2	09/08/2022	
1	09/06/2022	
DATE	DESCRIPTION	

PROJECT INFORMATION  
TITLE & ADDRESS:  
1040 Robinson Pkwy,  
Essex Junction, 05452  
ER PROJECT No.:  
DRAWN BY: ZB  
REVIEWED BY:  
SHEET TITLE:  
Concept Plan  
SHEET No.:  
**P-102**

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
TRANSPORTATION ADVISORY COMMITTEE  
MINUTES

DATE: Tuesday, September 5, 2023  
TIME: 9:00 a.m.  
PLACE: Virtual Meeting via Zoom

**Members Present**

Bryan Osborne, Colchester  
Amanda Clayton, Colchester  
Karen Adams, Colchester  
Aaron Martin, Essex  
Adam Wechsler, People with Disability  
Bob Henneberger, Seniors  
Matthew Arancio, VTrans  
Jacqui DeMent, FHWA  
Chris Jolly, FHWA  
Ravi Venkataraman, Burlington  
Deirdre Holmes, Charlotte  
Jonathon Weber, Local Motion  
Sam Andersen, GBIC  
Kit Luster, Shelburne  
Kurt Johnson, Underhill  
Chris Yuen, Essex Junction  
Lisa Schaeffler, Milton  
Chris Damiani, GMT  
Jon Rauscher, Winooski

Josh Arneson, Richmond  
Tom Dipietro, South Burlington  
Bruce Hoar, Williston  
Jennifer Marbl, Essex Junction

**Staff**

Charlie Baker, Executive Director  
Eleni Churchill, Transportation Program Manager  
Bryan Davis, Senior Transportation Planner  
Christine Forde, Senior Transportation Planner  
Jason Charest, Senior Transportation Planning Engineer  
Sai Sarepalli, Senior Transportation Planning Engineer  
Marshall Distel, Senior Transportation Planner  
Chris Dubin, Senior Transportation Planner  
Pam Brangan, GIS Data and IT Manager

**Guests**

Katharine Otto, VTrans  
Jim Cota, VTrans  
Alysha Kane, VTrans

1. Bryan Osborne called the meeting to order at 9:10 AM.

**2. Consent Agenda**

BRUCE HOAR MADE A MOTION TO APPROVE THE CONSENT AGENDA, SECONDED BY TOM DIPIETRO. THE MOTION PASSED UNANIMOUSLY.

**3. Approval of July 11, 2023 Minutes**

JONATHON WEBER MADE A MOTION TO APPROVE THE MINUTES OF JULY 11, 2023, SECONDED BY KURT JOHNSON. THE MOTION PASSED UNANIMOUSLY.

**4. Public Comments**

No comments from the public.

**5. Transportation Resiliency Planning Tool (TRPT)**

Pam Brangan, CCRPC, shared a video providing a brief overview of the TRPT tool. Video link: <https://www.youtube.com/watch?v=G3R7n4VyiLc>. Amanda Clayton, Colchester, then shared her screen to demonstrate how the Town uses the tool to determine areas of high risk and other ways the Town intends to use the TRPT tool as part of their resiliency planning. TRPT website: <https://vtrans.vermont.gov/planning/transportation-resilience>. Pam noted that all RPCs are hosting regional trainings and will ask the consultant team if they are able to present again in our region.

The upcoming trainings are scheduled for 9/19 in Arlington, 10/17 in Rutland, and 11/30 in Middlebury. These will be in person. Email Otis Munroe for more details: [Otis.EllmsMunroe@vermont.gov](mailto:Otis.EllmsMunroe@vermont.gov). Ravi said he is working with Amanda Holland, VTrans, so that the upcoming trainings can count for professional continuing education credits.



Bruce asked if this presentation will be shared with the Clean Water Advisory Committee (CWAC), and Pam said yes, at a later date.

## **6. Results of Active Transportation Survey**

Jonathon Weber, Local Motion, shared the results of the Chittenden County Active Transportation survey, commissioned with support from CCRPC. This was a statistically representative survey of Chittenden County residents' current transportation behaviors and attitudes towards future transportation preferences. All of the data, analysis, and reports can be accessed via the link at the top of [this page](#).

The purpose of the project was to capture key insights on public opinion that will inform decision regarding walk bike policies, conditions, and improvements. Survey was administered by Embold Research, a nonpartisan unit of Change Research. There were 588 respondents, and data was weighted to represent the gender, age, race/ethnicity, and education of adults living in Chittenden County.

Survey was administered in three sections with the following general results (see the slides and data at [this link](#) for more detail):

### **1. What are people's current transportation behaviors**

Most people (86%) in Chittenden County report driving alone as their primary mode of transportation. Walking was reported as the highest secondary mode of transportation. Burlington has different results than other places, with 75% reporting driving alone. Top three barriers to biking (countywide) are destinations are too far away, don't own a bike, or lack of safe infrastructure. Women and people of color express higher levels of concern for safe bike infrastructure. About half of respondents indicated interest in winter biking for transportation if streets had safe and well-maintained bike infrastructure.

#### **Key points of first section/current behaviors:**

- Chittenden County is mostly car dependent. Comparatively lower rate of driving and more walking in Burlington.
- Marginalized communities are more likely to rely on forms of transportation other than driving.
- Changes to land use, initiatives that increase access to bikes, and improving infrastructure and winter maintenance are key to addressing barriers to biking.

Sam asked about the intersection of people who don't have bikes and bikes that are stolen, that is people who don't have bikes because they fear it will be stolen. Jonathon said they didn't ask about attitudes about bike ownership but there was a question about secure bike parking.

### **2. What are people's attitudes towards the future of transportation (active mobility perspectives)**

Note these questions are similar to the transportation questions asked by CCRPC in its regional survey conducted every 5-6 years so there could be some interesting comparisons between the two.

Two-thirds of respondents indicated support for community increasing investment in walk bike infrastructure. Groups expressing highest support were people of color, Burlington residents, women, people age 18-34, and the lowest household income group. People ranked preservation and efficiency as the top two transportation initiatives. 73% of respondents agree that investments in walking and biking infrastructure would make communities healthier and more enjoyable places to live, and 69% agree that investments in walking and biking infrastructure are good for local businesses because they create more foot traffic.

Priorities when considering the design of a street with businesses include safety, creating a place where people want to spend time and money, cost, and car parking. Reducing delay for people driving is ranked lower. Note that some questions in the Local Motion survey gave a bit more description than CCRPC survey directly in the ranking question, which could have changed how people ranked priorities.

The majority of respondents (85%) indicated support for adding sidewalks and crosswalks. Two thirds support adding protected bike lanes. Note that level of support for protected bike lanes decreases if the question is phrased as a trade off with either car parking and/or travel lanes.

People generally support the Burlington law that allows people on bicycles to proceed through an intersection after a complete stop and when pedestrian signal comes on. People generally oppose the “Idaho stop” meaning cyclists can treat stop signs as yield signs when no other traffic is present (i.e., cyclists don’t need to come to a complete stop).

Key points of second section:

- Improving walk bike infrastructure is broadly supported but for many residents isn’t the highest priority. Less support when framed as a trade-off for car infrastructure.
- Highest support for increased walk bike investment and initiatives comes from Burlington residents, people of color, and lowest household income group.
- Residents understand the importance of walk bike infrastructure to local businesses and rank safety and quality of place highly among commercial street design priorities.
- Allowing people on bikes to cross intersections on pedestrian signals is broadly supported.

3. How informed and receptive are people towards e-bikes

Lowest income group reported lowest e-bike ownership but highest interest. Cost is the most reported barrier to e-bike use/ownership. Lack of secure bike parking is the barrier reported most frequently by Burlington residents. Highest household income group is most aware of utility incentives for e-bikes, while lowest household income group is least aware. Respondents are generally split on whether e-bikes pose a safety concern on shared use paths.

Key points of third section:

- Countywide e-bike ownership rate is 6% among respondents.
- Younger people, people of color, and those with lower household income are most interested in using e-bikes as transportation.
- Cost is identified as the top barrier to e-bike ownership, and low income residents are least aware of utility incentives.
- E-bikes appear to reduce the significance of distance to destination as a barrier to biking.

## **7. Status of Projects and Subcommittee Reports**

See bulleted list at the end of the agenda for current CCRPC projects. TAC members are encouraged to ask staff for more information on the status of any of these ongoing or recently completed projects.

## **8. CCRPC Board Meeting Report**

In July the Board held a public hearing on the FY24-27 Transportation Improvement Program (TIP) and voted to approve the TIP. The Board also voted to approve certification of the planning process, as well as to revise the FY24 CCRPC budget. The Board heard an update on the ECOS Plan schedule, received an introduction on Economic Development Districts and had a brief discussion on the implications of creating one in our region. The Board received an update on legislative priorities, equity work, and Director’s updates. The Board did not meet in August.

## **9. Chair/Members’ Items**

- **VTrans Mobility and Transportation Innovation (MTI) Grant Program:** The program is designed to support innovative strategies and projects that improve mobility and access to services for transit-dependent Vermonters, reduce the use of single-occupancy vehicles, and reduce greenhouse gas emissions. The grant applications are open to municipalities, local or regional planning agencies, transit agencies, school districts or schools, non-profit organizations, and citizen groups focused on providing public transportation resources. The application and

more details at <https://vtrans.vermont.gov/public-transit/mti>. **Application deadline is September 8, 4:30 p.m.** Contact Dan Currier, 802-279-5236, [Dan.J.Currier@vermont.gov](mailto:Dan.J.Currier@vermont.gov).

- **Model Bike Parking Ordinance:** Local Motion prepared this model bike parking ordinance for communities to use as the basis for developing their own local policy. The model is based on an extensive review of existing ordinances and grounded in best practices. All of the associated graphics are available and free for any non-commercial use. Including these directly in an ordinance is a good way to prevent non-conforming racks and non-compliant setbacks. For questions and assistance, contact Susan at [susan@localmotion.org](mailto:susan@localmotion.org).
- **2023 Tier 2 Roads and Rivers Trainings:**
  - Tier 1 [slideshow](#) discusses river terms and concepts to provide a background for the Tier 2 class. The slide show may take 30 minutes to an hour to review and includes some quick quizzes that are not recorded but provide immediate feedback for the user.
  - Tier 2 two-day training at VTrans Training Center (VTTC) in Berlin:
    - October 11th & 12th @ 1716 Route 302 in Berlin
  - Sign up: Non-state staff sign up through our [new registration page](#). State/municipal staff: [SOV LINC](#) (look at the events calendar for the “Rivers and Roads Tier II”).
  - Contact Staci Pomeroy, [staci.pomeroy@vermont.gov](mailto:staci.pomeroy@vermont.gov), 802-490-6191.

Bryan Davis asked if there was interest in the next TAC meeting being held in person. The group seemed to prefer a hybrid option.

The next TAC meeting is scheduled for Tuesday, October 3 and will be hybrid at the CCRPC office, 110 West Canal St, Suite 202, Winooski.

CHRIS YUEN MOVED TO ADJOURN, SECONDED BY SAM ANDERSEN. THE MOTION PASSED UNANIMOUSLY.

The meeting adjourned at 10:10.

Respectfully submitted, Bryan Davis

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
PLANNING ADVISORY COMMITTEE (PAC) - MINUTES

DATE: Thursday, August 17, 2023  
TIME: 2:30 p.m. to 4:00 p.m.  
PLACE: Virtual Meeting via Zoom with link as published on the agenda

<u>Members Present:</u> Joss Besse, Bolton Charles Dillard, Burlington Larry Lewack, Charlotte Cathyann LaRose, Colchester Chris Yuen, Essex Junction Katherine Sonnick, Essex Town Alex Weinhausen, Hinesburg Barbara Elliot, Huntington Linda Blasch, Jericho Cymone Bedford, Milton Keith Osborne, Richmond (at 3:15pm) Aaron DeNamur, Shelburne Paul Conner & Kelsey Peterson, South Burlington Melinda Scott, Williston Eric Vorwald, Winooski	<u>Staff:</u> Charlie Baker, Executive Director Eleni Churchill, Transportation Program Manager Ann Janda, Senior Energy Project Manager Sarah Muskin, Planner Melanie Needle, Senior Planner Taylor Newton, Planning Program Manager Darren Schibler, Senior Planner  <u>Guests</u> Dan Albrecht, South Burlington Resident Amanda Froeschle, VT Department of Health Chris Shaw, CCRPC Rep for South Burlington Amy Grover, Bolton Town Clerk Jeff Nick, South Burlington Property Owner Stephen (no last name given) James Leas, South Burlington Resident (at 3:55pm)
--	---

**1. Welcome and Introductions**

P. Connor called the meeting to order at 2:31 p.m.

**2. Approval of June 14, 2023 Minutes**

E. Vorwald made a motion, seconded by K. Sonnick to approve the prior meeting's minutes. No further discussion. MOTION PASSED UNANIMOUSLY.

**3. PAC Chair Election**

J. Besse made a motion, seconded by E. Vorwald, to elect Paul Conner to the PAC chair position. All in favor except P. Conner abstained.

P. Conner made a motion, seconded by J. Besse, to elect Alex Weinhausen to the PAC vice-chair position. All in favor except A. Weinhausen abstained.

**4. Draft 2024 South Burlington City Plan**

A. Weinhausen acted as chair for this agenda item because P. Conner is representing the City in the discussion about the draft 2024 City Plan. T. Newton suggested that CCRPC staff make their recommendations before public hearing; A. Weinhausen agrees.

M. Needle shared the findings of the CCRPC staff memo regarding review of the proposed 2024 South Burlington City Plan. M. Needle stated that staff recommended regional approval of the draft 2024 South Burlington City Plan, confirmation of South Burlington's planning process; and issuance of an affirmative determination of compliance with the enhanced energy planning standards set forth in 24 V.S.A. §4352. Overall, the South Burlington City Plan conforms to the ECOS Plan, but there were some areas of differences between the regional planning areas and the city's future land use planning areas. M. Needle acknowledged that the CCRPC is working on a revised regional planning area map for the draft 2024 ECOS Plan that capture updates the City has made to their zoning districts. M. Needle also explained that the regional planning areas defer to the underlying municipal zoning for a particular regional planning area and that particular uses and density are determined by municipal zoning. She also noted that CCRPC made some recommendations to improve readability of the plan.

1 M. Needle reported that the enhanced energy plan meets all standards. CCRPC will need to be notified upon  
2 adoption. M. Needle noted that the equity impact assessment and the forest block evaluation were the new  
3 standards that South Burlington included in the plan. CCRPC also included some additional recommendations,  
4 especially given the regional energy plan is in a draft stage. M. Needle also noted that South Burlington adopted a  
5 Climate Action Plan that addressed many of the elements of the enhanced energy plan.

6  
7 A. Weinhagen opened the public hearing and invited members of the public to speak first before the PAC.

8 J. Nick commented that he is in the commercial real estate business in the County and South Burlington (he owns  
9 a parcel on Hinesburg Rd). He stated that there is a lack of inventory for industrial land in the region (referenced  
10 in the Allen & Brooks Report and by Greater Burlington Industrial Corporation). J. Nick highlighted that there is  
11 only a 10–15-year inventory of industrial land on the market, and he thinks this will be an issue for job growth.

12  
13 J. Nick stated that he believes climate action goals are out of alignment between the regional plan and South  
14 Burlington's City Plan (specifically in the Future Land Use plans). He said that the newest zoning did not reflect  
15 the active City Plan but did meet Regional Plan goals. He said the proposed 2024 City Plan takes away the  
16 opportunity for a live-work environment, which is a problem especially because South Burlington is in the center  
17 of the county. J. Nick said he hoped to continue the discussion with the City about his issues with the proposed  
18 City Plan.

19  
20 A. Weinhagen responded that the concern about enough industrial land base is important. However, he thinks the  
21 mixed-use land depicted in the Future Land Use Map seems substantial. He asked how much of these areas are  
22 still ripe for development/redevelopment/infill.

23  
24 J. Nick responded that the area is 15 years or less away from running out of industrial land for job growth. He  
25 mentioned that the plan is forcing people to drive greater distances to get to their jobs, which is an example of  
26 how the future land use plan is not in line with the climate action plan.

27  
28 K. Peterson pointed out that they have added a new land use type: South Burlington used to have a  
29 commercial/industrial category and they now have "commercial industrial with supportive uses" (shown in  
30 purple), to recognize that a lot of industrial uses are compatible with housing (offices, lighter industrial use, etc.)  
31 AND "commercial industrial" only (shown in blue) with the understanding that these types of uses are not  
32 suitable to be near housing (24 hr. trucking operations, manufacturing, etc.). South Burlington added more purple  
33 area to support an integrated land use ecosystem, and restricted blue areas.

34  
35 K Peterson also noted that the next step down development intensity (shown in orange – Principally Residential,  
36 Higher Scale) is not intended to be only residential. She mentioned that vibrant and thriving residential  
37 neighborhoods do need appropriately scaled commercial uses.

38  
39 Regarding infill: K. Peterson said there is a lot of opportunity in the purple (Commercial/Industrial with  
40 Supporting Uses) and blue areas (Commercial-Industrial), especially in the east side of the city. As currently  
41 zoned, this area has large lots, but there is a lot of open space between buildings, that would allow additional uses  
42 in these areas.

43  
44 A. Weinhagen suggested that the plan should be dressed up a bit with a focus on pictures and readability. He  
45 mentioned that readability is key for allowing community member to access the document. K. Peterson said that a  
46 new communications staff member will work on nicer formatting and some pictures later in the process.

47  
48 A. Weinhagen asked about the Shelburne Rd area in the red (Balanced Mixed Residential & Commercial High  
49 Scale), and asked about other industrial uses that might go well in that region. P. Conner responded that the red  
50 along Shelburne Rd is a compilation of other uses already (breweries, distributors, car dealerships, etc). He noted

1 that the intent of the red areas is to support a mixed-use environment is somewhat similar to the City Center (new  
2 town center) area.

3  
4 D. Albrecht, speaking as South Burlington resident, thanked South Burlington staff for outreach and engagement  
5 and said that the neighborhood descriptions were great. He didn't speak to regional conformity, but he did want to  
6 say that the original draft talked about 4 "values" to guide that plan, and then when the draft got published,  
7 climate change was focused as the overriding value. He asked why this was done? He also expressed concern that  
8 not all city residents share in the burden of fighting climate change, suggesting that there is greater room for infill  
9 and commercial nodes that could be put in place in the Eastern part of the city to reduce the need for  
10 transportation (driving) to other areas.

11  
12 Stephen (in chat) asked "How can you approve this Plan before all public hearings at SB Planning Comm and  
13 City Council have been completed?" A. Weinlagen responded that this is standard for PAC to review a draft  
14 document to make a recommendation to the CCRPC Board before local adoption. Any action on the  
15 recommendation by the CCRPC Board will occur after the plan has been local approved.

16  
17 A. Weinlagen closed the public hearing at 3:08 pm

18  
19 *MOTION: The PAC finds that the draft 2024 South Burlington City Plan meets all statutory requirements for*  
20 *CCRPC regional approval, and that the municipality's planning process meets all statutory requirements for*  
21 *CCRPC confirmation. The PAC also finds that the draft 2024 South Burlington City Plan will meet the*  
22 *requirements of the enhanced energy planning standards ("determination") set forth in 24 V.S.A. §4352.*

23  
24 *E. Vorwald made the above motion, seconded by Joss Besse. All in favor except L. Blasch and P. Conner*  
25 *abstained. The motion passed.*

## 26 27 **5. Draft ECOS Enhanced Energy Plan**

28 P. Conner stepped back in as chair. M. Needle and D. Schibler presented the updated ECOS Enhanced Energy  
29 Plan. The presentation was intended to give PAC an overview on how the enhanced energy planning process and  
30 how the ECOS Enhanced Energy Plan has changed and been updated by the CCRPC Long-range Planning  
31 Committee (LRPC) and its energy subcommittee.

32  
33 M.Needle covered the background of enhanced energy planning (Act 174 in 2016). The first time the region  
34 adopted an enhanced energy plan was in 2018. During that time, key siting and suitability policies, and general  
35 goals were developed. The 2024 update process included an Energy Sub-Committee that sent their  
36 recommendations to the LRPC. LRPC reviewed the plan and their comments will be added to the draft plan in the  
37 coming days. M. Needle then reviewed proposed changes (mapping, pathways, equity assessment, analysis and  
38 targets, and municipal generation targets)

39  
40 P.Conner asked about the sections that encourage the PUC to change wind sounds rules. He noted that the bullets  
41 under the impacted community's header don't seem to fit. He said he will follow-up with questions on this with  
42 CCRPC staff. P. Conner also asked if setting the renewable energy generation targets is decided as a state policy  
43 or a regional decision. M. Needle responded that the targets for municipalities are decided by the regions not the  
44 state. P. Conner replied that he understands the logic but noted that the targets pose a challenge for communities,  
45 like South Burlington, that are already trying to meet many different goals (forest blocks, housing, etc.). He said  
46 that some municipalities can't meet all the goals because there are competing uses for the same land area. D.  
47 Schibler added that municipalities should be encouraged to reach beyond their targets/goals.

48  
49 M. Needle asked PAC to review the draft plan and submit comments to CCRPC staff by October 1<sup>st</sup>.



**6. S.100 / Act 47 – Overview of Studies and Changes to Municipal Planning & Zoning**

T. Newton and D. Schibler presented on the HOME Act to address how municipalities will need to meet requirements through zoning. T. Newton noted that the deadlines for implementation changed (Effective date is now July 1, 2023 (except the parking section which is still effective on December 1, 2024)), so there is more urgency. He also mentioned that CCRPC staff are available to talk with municipalities about the Act to help support bylaw updates.

D. Schibler reviewed emergency shelters and housing assistance provisions. A. Weinhagen asked if emergency shelters are in use in Chittenden County? C. Dillard said Burlington does have some that are permitted in some residential neighborhoods. C. Bedford said Milton was discussing this topic recently. C. LaRose said Colchester is keeping an eye on the impacts of the hotel provision. In Colchester, hotels are commercial uses but there are some areas where hotels are a permitted use, but not located in residential districts. Colchester is watching the permanency of using hotels for housing.

D. Schibler reviewed the definition of duplexes. T. Newton stressed that the intent was to allow duplexes as permitted uses, but the bill used language that allows duplexes as conditional uses. A. Weinhagen raised the question of density vs. dimensional standards. T. Newton said duplexes should be allowed on any lot regardless of the density standard. This also seems to also be the case for multi-unit housing. C. LaRose talked about the lack of clarity in the language and reported she is concerned about the slippery slope of using density and dwelling units as interchangeable terms.

Regarding Multi-Unit Dwellings: J. Besse asked if there is new clarity about public vs private water and sewer system access? T. Newton responded the act is strictly referring to municipal systems.

Per request, CCRPC staff will add this topic to the next meeting to continue to review provisions of the Act.

**7. Members Items Open Forum**

None.

**8. Other Business**

- a. **Regional Act 250 / Section 248 Projects on the Horizon** – PAC members were asked to e-mail Taylor and Darren about any such projects.

- b. **November Meeting Date**

PAC moved the November PAC meeting to November 15, 2023 due to conflict with NNECAPA.

- c. **ECOS Plan Update**

Discussed as an earlier agenda item.

- d. **Essential of Land Use Training**

T. Newton reminded PAC members that CCRPC staff are available to conduct these trainings, which can be tailored to specific interests of the municipality.

- e. **Updated Regional & Municipal Energy Data and Maps**

M. Needle noted that CCRPC has LEAP data for the county level. The data will be disaggregated to the municipal level sometime in the fall.

- f. **FEMA Flood Map & Bylaw Updates**

A Work Map meeting (the formal process for FEMA to adopt updated floodplain maps) has been postponed until January 2024 due to the summer flooding events. RPC staff stated that municipalities

1 that are interested in assistance to support NFIP map and bylaw updates in FY24 should contact  
2 Taylor.

3  
4 P. Conner requested a CCRPC staff member add a couple sentences for this project scope to give  
5 PAC an idea of how they want to respond. T. Newton gave a brief update- just updating 100-year.  
6 Targeted on certain stream segments. D. Schibler will send out a map later this week showing the  
7 area of focused FEMA study to PAC members.  
8

9 **g. Building Homes Together 2.0 Campaign and Year 2022 Housing Update**

10 M. Needles will email the new BHT information to PAC members.

11  
12 Returning to the South Burlington City Plan, A Weinhagen stepped in again as chair. J. Leas asked about the  
13 FLU map color changes for Wheeler Park. P. Conner answered that following a public vote, South Burlington did  
14 a land exchange a couple years ago.  
15

16 A. Weinhagen adjourned the meeting at 4:03 pm.

17  
18 Respectfully submitted, Sarah Muskin

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
LONG RANGE PLANNING COMMITTEE - MINUTES

DATE: Tuesday, August 8 2023  
TIME: 7:00 p.m. to 9:00 p.m.  
PLACE: Virtual Meeting via Zoom with link as published on the agenda

Members Present:	Staff:
Sandy Thibault, TAC Rep	Melanie Needle, Senior Planner
Tracy Delphia, Essex	Darren Schibler, Senior Planner
Eric Vorwald, PAC Rep	Eleni Churchill, Transportation Program Manager
Ben Bornstein, Westford Rep LRPC	Charlie Baker, Executive Director
Bob Henneberger, TAC Rep	Sarah Muskin, Planner
Dwight DeCoster, Underhill, Energy Subcommittee	
Henry Bonges, Milton, Energy Subcommittee	<b>Public:</b>
Daniel Parkins, Essex, Energy Subcommittee	Patty Davis

**1. Welcome and Introductions**

M. Needle welcomed everyone at 7:02pm.

**2. Approve July 11, 2023 Minutes**

E. Vorwald motioned to approve the July meeting minutes. T. Delphia seconded. All in favor.

**3. Energy Planning Standard for Regional Plans**

The draft enhanced energy plan has been reviewed according to the Public Service's Department energy planning standards (checklist was included as an attachment).

M. Needle gave an overview of the energy sub-committee: there were a total of 5 meetings held over 5 months to develop the enhanced energy plan for ECOS. Underhill, Richmond, S. Burlington, Essex, Charlotte, and Williston were all represented on the committee. They voted to forward the enhanced energy plan draft onto the LRPC for review.

M. Needle reviewed the enhanced energy planning processes:

- Began in 2017 with Act 174 with the intent to have regions and municipalities do upfront planning to understand where renewable energy generation should be sited and avoided.
- The accompanying standards set criteria for regional and municipal plans.
- When plans get a determination of positive energy compliance (through enhanced energy planning), municipalities' land conservation measures are given substantial deference in Public Utility Commission (PUC) decision making.
- 2018 ECOS plan was the region's first enhanced energy plan – the current plan is being updated based on some new standards
- The biggest changes include adding an equity discussion, and a new possible constraint (forest blocks)

Currently, the draft plan is being reviewed by the Public Service Department. Feedback is expected in September on any major changes needed before final adoption of the plan and formal review by the Department.

The Planning standards:

- 1) Targets- LEAP (Low Emission Analysis Platform) model
  - a. Broken into total energy demand, transportation, and thermal (including residential, commercial, and industrial sectors).

- 2) Pathways- implementation actions within the energy strategy that guide CCRPC's work
- 3) Mapping Standards- required to map areas that are suitable and not suitable for energy generation (maps of high solar and wind potential, and known and possible constraints)

#### 4. Review of DRAFT Enhanced Energy Plan

M. Needle provided an overview of the changes from the 2018 enhanced energy plan.

1. The old plan used a methodology of setting targets for local renewable energy generation that included low and high scenarios, and now there is one target set by the state based on the region's share of population and land area. The region is planning for an additional 348,000 megawatt hours (MWh) of generation added between now and 2050 (total target is 994,833 MWh, which is based on state information). The state plans for 50% of electricity demand to be met from in-state generation, and CCRPC is planning for 16% of that generation.
2. Added policies related to renewable energy generation- 1) related to net metering and advocating for the PUC changing the size of net metering projects to allow for greater participation and 2) opening the rule making process to address sound levels from wind-generation with the intent to allow wind energy generation (which is not feasible under the current rules).

B. Henneberger suggested that microgrids should be encouraged in policy. New builders should be encouraged to include this as part of new developments. M. Needle suggested including this where the plan discusses energy and weather resilience – CCRPC staff will pursue.

3. Equity Assessment was added acknowledging the potential impact energy generation could have on marginalized communities. This piece exists in supplement 6.

#### Review of the main ECOS Plan document

M. Needle shared the energy goals and key issues. M. Needle began discussion on Weatherization and Energy Efficiency, and Fuel Switching and Electrification.

- Page 31- E. Vorwald asked about a discrepancy in numbers (which may be an incorrectly formatted footnote). He also mentioned that seeing some actual numbers of energy prices over time would be helpful as benchmarks instead of just narrative and the chart. He also mentioned that the chart should more explicitly and clearly say that it represents costs of fuel sources in comparable units.
- P. Davis requested that heavy duty vehicles be included in the goals on pg. 32 (in addition to light duty vehicles). M. Needle says that this bullet references the state goals, which don't include heavy duty vehicles, but CCRPC staff can explore adding some information about electrification and heavy-duty vehicles. E. Churchill asked P. Davis to share any available info with staff.

M. Needle continued the conversation about renewable electricity generation, energy land-use planning, energy analysis and targets, and key indicators (CCRPC staff will fix links for indicators)

- S. Thibault mentioned that the date associated with the renewable energy standard benchmarks was confusing under renewable energy standard heading. M. Needle clarified that the associated law was passed before 2017, and CCRPC staff will address this.
- E. Vorwald asked about the table on page 40 (also repeated in supplement 6) and mentioned it is important to acknowledge that electricity is more expensive than other energy sources right now. This gap is a barrier to goal achievement. M. Needle says it is acknowledged earlier in the section. B. Henneberger mentions that

1 there are subsidies for things like heat pumps, but nothing for energy bills except for low-income households.  
2 D. Parkins mentions these goals are targets to be obtained, not forced on anyone. Also mentions that it is  
3 important to have high targets to avoid much larger costs associated with climate change (it doesn't matter  
4 how expensive your energy bill is if your house is underwater).

5 Strategy section review:

- 6 • B. Bornstein asked about the basis for establishing planning areas and how the rural planning area relates to  
7 Westford's Rural-10 zoning district. M. Needle explained that the planning areas are established from  
8 municipal zoning districts. The rural planning area is the planning area with the least density development  
9 and also includes natural areas and working landscapes. These are addressed in other sections of the ECOS  
10 Plan.
- 11 • E. Vorwald thinks there should be some sort of discussion about how permitting happening at the state level  
12 is hampering growth in areas planned for growth under strategy 2, #4. He suggested adding discussion about  
13 how state and local policy should be more in line with focusing growth in areas planned for growth. He also  
14 mentioned that local regulations include many conditional uses, and this can cause a slowdown of growth in  
15 growth areas. CCRPC will look to add discussion.
- 16 • E. Vorwald commented on bike/ped infrastructure during Act 250 discussion, raising the point that Act 250  
17 might not apply to some areas especially under reforms currently being contemplated – so it might be worth  
18 rewording the bullet on pg. 13. Eleni says this has already been addressed in a new iteration of the  
19 Metropolitan Transportation Plan.

20 Review of Maps – LRPC members did not have any comments on the maps.

21  
22 Review of Supplement 6: Contains equity assessment, energy targets,

- 23 • E. Vorwald suggested adding an example of energy efficiency measures on page 6 such as windows replaced  
24 or heat pumps installed.
- 25 • E. Vorwald asked if Table 6 on page 7 could include what percent of the state's electricity consumption is  
26 attributed to Chittenden County.
- 27 • E. Vorwald mentioned that basing targets (page 15) on the regional share of land area is not always the best  
28 metric to reflect where energy generation should be located, even though locating generation close to  
29 population centers makes sense to reduce transmission. D. Schibler responded that we were given these  
30 targets and associated methodology by the state. E. Vorwald asked if targets are based off resource  
31 availability or total land available? Not at the state level since there isn't fully reliable data right now;  
32 however, the translation of regional to municipal targets accounts for suitability of land for renewables. D.  
33 Parkins suggests consumption might be a good metric to inform the targets. He also suggested that targets  
34 shouldn't be punishments, but goals instead. M. Needle asked if we want to add language about the targets as  
35 directions, but not enforcement, and how Chittenden County is a population center so we should be going  
36 beyond our targets in Chittenden County? Committee agrees. E. Vorwald says it is important we exceed  
37 targets so that we don't need to transmit energy across the state. B. Henneberger suggests framing the target  
38 as state-mandated – CCRPC staff will talk more about the methodology of how the targets are generated and  
39 their intended use.

- E. Vorwald mentions that table 18 is misleading, because it doesn't account for changes in target generation into the future. D. Schibler suggested that "existing renewable" say "2021 renewable" instead? E. Vorwald agreed.
- On Page 26, E. Vorwald asked why solar has different per-acre rate of prime and base, but wind has the same rate for prime and base on the methodology page. M. Needle explained that the Public Service Department guidance and data allowed for flexibility in setting the conversion from acres to MW for prime solar and base solar. Wind has the same conversion factor for both prime and base because of lack of data for wind projects and the vertical nature of wind projects compared to solar arrays.

Renewable Energy Targets: D. Schibler reviewed the process for establishing municipal targets.

- D. Parkins asked if CCRPC staff could link the methodology or source to the table so that people can understand the chart. Without the explanation, people may misconstrue the info, especially if people go only to the tables. CCRPC staff will try to add a note into the table.

Total Energy Potential by Technology - D. Schibler reviewed Table 21 and mentioned that as a region we are in a good position for meeting our targets across various technology types.

- P. Davis asked how microgrids might play a role in this section. D. Schibler says micro grids are more about resilience, not about additional energy generation.

D Parkins commented that he likes the Forest Block Map. M. Needle reiterated that known AND possible constraints are included on this map. She also mentioned that solar and wind maps are not siting maps, so they cannot totally be used to preclude development.

E. Vorwald noticed that the city of Essex Junction is missing in table 22. CCPRC staff to address.

## **5. ECOS Plan Website Update**

M. Needle updated the LRPC that an RFP has been released to turn the ECOS plan into a website. A consultant will be selected around 9/8/23. The purpose of the web-based plan is to incorporate all the components of the plan in an accessible platform. The idea is to go live with the website in June 2024.

## **6. Adjourn**

*E. Vorwald made a motion to adjourn. Meeting adjourned at 8:57 pm.*

Respectfully submitted, Sarah Muskin

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
PLANNING ADVISORY COMMITTEE (PAC) - MINUTES

DATE: Thursday, September 13, 2023  
TIME: 2:30 p.m. to 4:00 p.m.  
PLACE: Virtual Meeting via Zoom with link as published on the agenda

<u>Members Present:</u> Cathyann LaRose, Colchester Alex Weinhausen, Hinesburg Zachary Maia, Colchester Eric Vorwald, Winooski Paul Conner, South Burlington Linda Blasch, Jericho Charles Dillard, Burlington Katherine Sonnick, Essex Town Matt Boulanger, Williston Larry Lewack, Charlotte Chris Yuen, Essex Junction Melinda Scott, Williston Cymone Bedford, Milton	<u>Staff:</u> Sarah Muskin, Planner Melanie Needle, Senior Planner Taylor Newton, Planning Program Manager Darren Schibler, Senior Planner Dan Albrecht, Senior Planner  <u>Guests</u> Amanda Froeschle
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**1. Welcome and Introductions**

P. Conner called the meeting to order at 2:32 p.m.

**2. Approval of August 17, 2023 Minutes**

*E. Vorwald made a motion to approve the prior meeting's minutes. Seconded by P. Conner. No further discussion. The motion passed unanimously.*

**153. Draft 2024 Jericho Town Plan**

Staff Summary: D. Schibler summarized the formal review of the 2024 Jericho's Town Plan. The Town has completed a substantial rewrite and developed an ambitious and encouraging plan that supports compact development- through investing in villages, infrastructure planning, and capital planning. The plan has lots of community support. D. Schibler states technical corrections are included in the memo. Though overall the plan is in accordance with statute, there are a few necessary changes:

- 1) Previously, there was a statement about earth resource extraction- the policy, or a comparable policy, needs to be added back.
- 2) Future Land Use Map: there is a significant expansion of village neighborhoods area. CCRPC is supportive of the principle, the areas are inconsistent with the ECOS Future Land Use Map, so the town needs to address how this change will support the goals in the regional plan and must address the compatibility criteria in 24 V.S.A. § 4302(f)(2)(A) –(D).
- 3) The Residential Infill map appears to include areas now mapped as Village Neighborhoods on the Future Land Use map. This discrepancy needs to be clarified to ensure that CCRPC understands the Town's intent.

A. Weinhausen asked for a page number where the extraction resources are discussed in the plan. D. Schibler responded it is in volume 2, but will get back about specific page numbers. A. Weinhausen clarified that it is important to have this policy be thoughtful and specific because it is required. He added people the industry will look for these policies.

E. Vorwald asked about the comment about the Future Land Use Map and suggested that the ECOS plan incorporate these changes instead of Jericho needing to change. D. Schibler responded that the Future Land Use map will be updated, but Jericho just needs to add some context through the statutory test to make sure the plans support each other.



T. Newton stated that the ECOS future land use map is based on municipal zoning. He clarified that when ECOS and municipal plans are out of sequence, CCRPC needs the municipality to explain why the inconsistency exists and how, despite the inconsistency, the plans are still compatible. Jericho needs to explain why they are changing this district. P. Conner summarized that the PAC is being advised that if the Jericho Town Plan explains its reasoning, and the change is determined to be compatible with the Regional Plan, then the Jericho Town Plan should be recommended for regional approval. E. Vorwald asked if it is just the map that is the issue. D. Schibler said that is correct, the map requires additional explanation.

A. Weinhausen said he now understands what language is missing and asked to see the area being discussed. D. Schibler showed the map. L. Blasch explained that the intersection in question is where the Mount Mansfield Union Highschool is located, which is a major employer and there is a public waterline that goes through this region towards the southeast. She said that a gas line was also added to this area this summer. Therefore, the presence of infrastructure, access to village center, and employment opportunities is why increased density is being pursued. A. Weinhausen asked about other constraints (slopes, wetlands, etc.). L. Blasch said housing already exists in these areas and that there are some small wetlands, but no large slopes. A. Weinhausen also asked what areas mapped in yellow stand for. L. Blasch responded that yellow is low-density housing and reminded the PAC there is no municipal sewer in Jericho. P. Conner suggested that discussion should be added about all areas that are being changed, not just the highest density.

Enhanced Energy Plan: D. Schibler noted there were a few minor comments to address for the enhanced energy plan, but then noted the required changes:

- 1) Table on page 13- does not include the number of fossil fuel vehicles.
- 2) A couple of state known and possible constraints have changed, so the accompanying maps need to be updated.

M. Needle commented that the utilities section has constraint language, but that there is a “key take-away box” with no mention of energy. It would be helpful to include a few bullet points in the key- takeaway box, because this would be helpful for the Public Utility Commission.

*E. Vorwald made a motion to open public hearing at 3:02 pm. P. Conner seconded, and the motion passed unanimously.*

There were no public comments on the Jericho Town Plan.

*E. Vorwald made a motion to close public hearing at 3:03 pm. P. Conner seconded, and the motion passed unanimously.*

T. Newton said CCRPC is recommending that PAC hold off on acting until we see revised language. The Town Plan will be brought back in November. P. Conner asked if this timeline works for Jericho. L. Blasch said that lines up with their schedule.

#### **4. S.100 / Act 47 – Overview of Studies and Changes to Municipal Planning & Zoning**

T. Newton framed the conversation as discussing some of the thornier issues of S.100 and reviewed the following topics:

Emergency Shelters – T. Newton stated there is now a definition of emergency shelters based on the HUD definition. There is a distinction between shelters in an emergency (the hotel voucher program) and permanent shelters for those experiencing homelessness.

1 Housing Assistance and Hotels – T. Newton stated the hotel program should be allowed on a legal basis through  
2 this change.

3  
4 Duplexes – T. Newton stated duplexes shall be allowed wherever a single-family unit is allowed and same  
5 dimensional standards apply. The question on everyone's mind is: how does this impact density?

6  
7 C. LaRose believes this provision means that the intention is preserving the housing type (duplexes). She stated  
8 that types should not be conflated with density. She doesn't want this to happen because many regulations talk  
9 about types. The provision is clear that duplexes cannot be prohibited, but has the density discussion been thought  
10 through? She stated lot of capacity questions have not been thought through if this provision does mean density.

11  
12 L. Lewack said he tried to apply all the S.100 changes to Charlotte's bylaws. With this change, one land-use  
13 district now needs to allow duplexes when they were once prohibited and Charlotte's 5 acre lots now need to  
14 allow for the conversion of single unit dwellings to duplexes.

15  
16 P. Conner asked CCRPC staff to refer to the ACCD guidance about this issue. P. Conner believes this guidance  
17 aligns with C. LaRose's interpretation.

18  
19 A. Weinghagen stated it is clear that density and dimensional standards are not the same. T. Newton agreed but  
20 noted that minimum lot size is a dimensional standard, so if you are allowing a minimum lot size for a single unit  
21 dwelling, that you now must also allow the same for a duplex. A. Weinhagen thinks the municipality has the  
22 option to regulate density separately from lot size. There was discussion of how this interpretation applies to the  
23 duplex language in S.100. D. Schibler thinks that the focus of this provision is the regulation of dwelling type /  
24 use, rather than density or lot size.

25  
26 P. Conner pointed out that what we should do and what we are allowed or required to do are not always aligned.  
27 A. Weinhagen asked if our county should take a leadership position state that duplexes should be allowed  
28 regardless of density standards. C. Yuen thinks it's a great idea. P. Conner thinks it is an important discussion and  
29 continued by stating that the concern is with new development, not infill or redevelopment.

30  
31 C. LaRose and E. Vorwald think it is clear that duplexes are now a permitted use, not just conditional use. T.  
32 Newton and A. Weinhagen think the intent was to say allowed (not permitted). T. Newton asked if we should  
33 advocate for statute to define allowed vs. permitted vs. conditional. P. Conner recommended asking a land use  
34 attorney. We will use a polling option next meeting to consider this conversation and see how in/out of alignment  
35 we all are.

36  
37 E. Vorwald and A. Weinhagen discussed ADU's and how they do or do not count as duplexes.

38  
39 Multi-Unit Dwellings – T. Newton continued the discussion and stated that statute now says that in any district  
40 served by water/sewer, multi-unit dwellings shall be a permitted use. P. Conner noted that no density is  
41 referenced. At T. Newton's question, C. Dillard explained that Burlington is currently working on a  
42 Neighborhood Code project that hopes to allow up to 4-unit buildings anywhere in the City. and may even  
43 remove density regulations entirely. E. Vorwald asked if permitted use means it is by-right (whereas duplexes  
44 may be conditional uses outside water and sewer areas). The PAC agreed that this what the statute says, even if it  
45 seems awkward, but P. Conner felt it was implied that duplexes would be allowed by-right outside water and  
46 sewer areas since they cannot be denied based on character of the area under conditional use review anyway. A.  
47 Weinhagen then reiterated that site plan review can still be required for 3-4 unit structures.

1 Accessory Dwelling Units (ADUs) – D. Schibler continued the discussion and said the definition of ADUs have  
2 not changed, just moved into definitions section, but the bill clarifies that single unit dwellings with ADU are  
3 subject to the same review as single unit dwellings without ADUs.

4  
5 A. Weinhagen took over as chair and said we will continue this S.100 discussion next meeting. C. Dillard asked if  
6 this could include a concern Burlington has identified about whether fee simple duplexes (i.e., separate ownership  
7 of each side of a duplex building) are now prohibited under the language in S.100. He will follow up with  
8 CCRPC staff about this afterward.

9  
10 **5. Members Items Open Forum**

11 C. Dillard asked if there were any updates on CCRPC TDM study. T. Newton stated he believes procurement is  
12 underway, but he will follow up.

13  
14 **6. Other Business**

15 1. **Regional Act 250/Section 248 Projects on the Horizon** - Please email Darren information about projects.

16 2. **Zoning Atlas Update.** UVM Complex Systems' team continues to finalize work on Chittenden County  
17 communities this fall. Planning staff are invited to provide quality control before a draft atlas is presented,  
18 likely at the November PAC meeting.

19 3. **ECOS Plan.** T. Newton explained why ECOS plan adoption is being delayed again: 1) outreach to  
20 underrepresented communities 2) FLU studies 3) Regional Housing Targets. The People section has been  
21 approved by the Long Range Planning Committee (LRPC) and will be presented to the full CCRPC Board in  
22 October for review. Staff is currently finalizing edits to the Place section which will be review by the LRPC  
23 in October.

24 4. **Essentials of Land Use Training.** CCRPC is seeking interest from municipalities that would like to host an  
25 "Essentials of Land Use" training for municipal board members. Three municipalities have reached out  
26 already. The training provides a basic introduction to land use planning and regulation and is particularly  
27 aimed at new municipal board members. If interested, please email Taylor and Darren.

28 5. **Updated Regional and Municipal Energy Data and Maps.** CCRPC will municipalize regional energy data  
29 and maps in December 2023.

30 6. **FEMA Flood Map and Bylaw Updates.** RPCs will enter into a second contract with VT DEC to support  
31 NFIP map and bylaw updates in municipalities in FY24. Please let RPCs staff know if your municipality is  
32 interested in assistance. In addition, CCRPC understands that the release of the draft NFIP Work Map for  
33 Chittenden County has been delayed until January 2024.

34 7. **Healthy Community, Healthy People: Community Cannabis Policy Toolkit:** A toolkit that prevention  
35 professionals and communities working on cannabis related policy improvement can use to help support  
36 prevention and public health at a community level is available. [https://pttcnetwork.org/centers/new-](https://pttcnetwork.org/centers/new-england-pttc/2023-rad-fellowship-program-product-healthy-community-healthy-people)  
37 [england-pttc/2023-rad-fellowship-program-product-healthy-community-healthy-people](https://pttcnetwork.org/centers/new-england-pttc/2023-rad-fellowship-program-product-healthy-community-healthy-people)

38 8. **Brownfields.** D. Albrecht announced that CCRPC received two brownfields grants that can support towns  
39 and private developers with environmental assessments for new properties depending on the end uses. Since  
40 the early 2000s CCRPC has helped over 30 properties with these assessments.

- 1 A. Weinhagen reminded the PAC that the next meeting is November 15<sup>th</sup> and adjourned the meeting at 3:58pm.
- 2
- 3 Respectfully submitted, Sarah Muskin

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
LONG RANGE PLANNING COMMITTEE - MINUTES

DATE: Tuesday, September 12, 2023  
TIME: 7:00 p.m. to 9:00 p.m.  
PLACE: Virtual Meeting via Zoom with link as published on the agenda

Members Present:	Staff:
Ben Bornstein, Westford Rep	Anne Nelson Stoner, Equity and Engagement Manager
Annie Costandi, CWAC / MS4 Rep	Melanie Needle, Senior Planner
Bob Henneberger, TAC Rep	Sarah Muskin, Planner
Dana Hanley, Charlotte Rep	Taylor Newton, Planning Program Manager
Eric Vorwald, PAC Rep	Darren Schibler, Senior Planner
	<b>Public:</b> None

**1. Welcome and Introductions**

T. Newton welcomed everyone at 7:02pm.

**2. Approve August 8, 2023 Minutes**

E. Vorwald made a motion, seconded by B. Henneberger, to approve the August meeting minutes. The motion passed 5-0.

**3. Review of the Draft ECOS Plan – People sections**

T. Newton reviewed the changes to the ECOS People sections since 2022. This includes updates to data, recommended changes from LRPC and PAC, and the addition of language to better incorporate equity throughout the document. He also noted that the document will be copyedited and reformatted in Adobe InDesign prior to adoption.

**Goals**

**Health:** T. Newton noted that the Health goal is a new goal under which several other topics were reorganized. New content includes addressing systematic barriers to health, defining health equity, and recovery from COVID-19. D. Hanley noted there should be a comma after “Housing” in the second sentence of the first bullet. Under the Health Equity heading, E. Vorwald asked to move the text about walking, biking, and transit under the third bullet, second sub-bullet into the second bullet where it is already discussed. In addition:

- E. Vorwald asked if there is any data on cannabis usage since it has been legalized (after 2020). M. Needle noted staff had asked this question of the VT Department of Health and CCRPC is still waiting on the Youth Risk Behavior Survey data for 2021 which would inform this topic.
- E. Vorwald noted that under “Recovery from the COVID-19 Pandemic,” the second sentence of the last bullet could cite the source of the study in the text rather than just the footnotes.
- B. Bornstein noted that the graphs for Chittenden County Adult Health Indicators did not print correctly (there was overlapping text in the titles).
- E. Vorwald asked how the VT Department of Health data captures people who fall into multiple identity categories (i.e., BIPOC and disabled). Staff will confirm with the Department.

**Emergency Management:** T. Newton noted that this goal had previously included the topic “Public Safety and Criminal Justice,” but this was removed because it simply discussed data without addressing substantive issues and it is not a statutory requirement. Instead, the focus has become emergency management, and subheadings were used to parallel the five FEMA phases of emergency management described on the first page.

- B. Bornstein noted that the FEMA phases, the order of the list of under the first bullet does not follow the order of the descriptions. He also noted that these may not reflect the actual FEMA structure. T. Newton said we’d edit to use the FEMA format.



- E. Vorwald commented that the discussion of regional dispatch does not capture the current state of the effort, which may not come to fruition. T. Newton agreed that it could be stated that this is not a sure thing.
- E. Vorwald also commented that the document could mention the training that RPC staff must complete in order to staff the State Emergency Operations Center. He also noticed there is an incomplete sentence at the end of the Federally-Declared Disasters section. D. Schibler described the training, which includes the basics of the Incident Command System, how the Vermont State Emergency Operations Center is structured, and section-specific trainings. For CCRPC, this includes Planning and Information Analysis (mapping)
- E. Vorwald noted that the flood mitigation section that discusses irrigation infrastructure should address planning for both drought and flooding. B. Henneberger suggested discussing the role of USDA in providing farmers with funding for climate resilience and disaster relief. T. Newton suggested getting estimates of crop losses from the July 2023 flooding event.

Civic Engagement: This goal was edited slightly to talk about trust (specifically influence) in local government, as well as barriers to civic engagement and the feeling of certain communities that government engagement is extractive but ignores their actual input.

- B. Bornstein noted that the last sentence about barriers to civic engagement needs more foundational discussion to provide context about why these barriers exist, and what CCRPC has done or plans to do to address them. T. Newton agreed this could be discussed through qualitative input from CCRPC's Equity Advisory Committee.

Social Connectedness: T. Newton summarized this goal, noting that it has been completely revised from the prior text. This includes discussion of the connection between health and social connectedness, and removing the prior language on the index of dissimilarity.

- E. Vorwald asked if the text regarding outreach done in 2012 will be updated when further outreach is completed for this plan. He noted that the information on prior outreach could be kept but given its age it should be discussed in the context of current work.

## Strategies

Health & Safety: T. Newton noted that the Strategy is the same, but the actions have been completely rewritten.

- B. Bornstein clarified that under Strategy 8, Action 3 the word "if" should be replaced with "whether" in the statement "An HIA also identifies if any populations will be more impacted than others..."
- B. Henneberger asked to add "livable communities" to the list of living conditions under Strategy 8, Action 1.

## Governance:

- B. Bornstein reiterated that there needs to be more background on the barriers to civic engagement to better support Strategy 9, Action 1. He also commented that Strategy 9, Action 1-f seems to imply that government documents are not accessible, whether this is actually a problem, and what the specific issues are that need to be fixed. T. Newton suggested that the primary barrier might be language access for non-English speakers.
- B. Bornstein noted that Strategy 9, Action 1-e does not address the availability of civics classes for those going through the naturalization process. T. Newton believed that this action is more related to state and local government, rather than federal naturalization, and B. Bornstein noted that these are very different issues.
- B. Henneberger commented on the challenge of recruiting younger people to municipal boards and committees due to their lack of time availability. He also noted that UVM Extension used to have classes on local boards and committees, but not anymore.

T. Newton noted that the remainder of the Governance section is relatively unchanged from the prior version.

Equity: T. Newton and A.N. Stoner noted that this strategy and its actions are totally new, and most of them come from the still-draft Equity Action Plan (EAP). The actions follow the structure of the EAP.

- E. Vorwald commented that the text could explicitly state that these actions are summarized from the EAP, rather than just referring to it.
- B. Henneberger commented that getting input from the BIPOC community isn't enough and that members of those communities need to be in the room when policy decisions are made. A.N. Stoner noted that many of the actions in the EAP and ECOS Plan did come directly from engagement with the BIPOC community, but agreed that there should be an action to better involve BIPOC individuals in CCRPC as an organization.

#### **4. ECOS Plan Website and Schedule Update**

T. Newton updated the LRPC that the RFP issued to convert the ECOS plan into a website has closed and staff are close to selecting a consultant. If all goes to schedule, the website should be drafted by May 2024, which could support community engagement planned for the spring / summer.

T. Newton also noted that the adoption schedule for the ECOS Plan has been pushed out by an additional 6 months for three reasons.

- There is a need to do better outreach to underrepresented communities with guidance from the Equity Advisory Committee. Outreach will be starting in earnest in the late winter/early spring and will wrap up in the summer.
- The HOME Act (Act 47) requires that regional plans now include regional housing targets set by the Statewide Housing Needs Assessment. Initially this was expected to be done after adoption of the ECOS Plan, but it has now been moved up to March 2024. Regional targets must be disaggregated to municipalities, so CCRPC will need to develop a new, defensible method for this process, primarily guided by the Planning Advisory Committee.
- Staff expect legislative changes this spring regarding how regional plans' future land use maps are constructed. This may have implications for Act 250 jurisdiction and other statewide policies.

CCRPC staff want to make sure that all these changes are included in the new ECOS Plan and are given sufficient time to be considered carefully. While it is currently unclear exactly how this will affect the LRPC in the long term, in the short term, staff are still planning to continue with review of the Place theme and a final review of the full plan in November. Staff also expect to bring feedback from the public engagement process back to LRPC, along with the regional housing targets and future land use map, in the summer of 2024. T. Newton acknowledged that this is a big ask of the committee members, but hoped that it will result in a better plan and better results for CCRPC's member municipalities. A new ECOS Plan schedule will be presented at the October meeting.

E. Vorwald asked to revisit the start times for LRPC meetings to avoid late nights. Members still in the meeting were supportive of earlier meeting times, and staff will reach out to members not present to explore this possibility.

#### **5. Adjourn**

*made a motion to adjourn. B. Henneberger made a motion, seconded by B. Bornstein, to adjourn the meeting. The motion passed at 7:54 pm.*

Respectfully submitted, Darren Schibler

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
ENERGY SUB-COMMITTEE - MINUTES

DATE: Monday, July 24, 2023  
TIME: 6:00 p.m. to 8:00 p.m.  
PLACE: Virtual Meeting via Zoom with link as published on the agenda

**Members Present:**

Daniel Parkins, Essex  
Keith Epstein, South Burlington  
Kevin Thorley, Williston  
Jim Donovan, Charlotte  
Dwight Decoster, Underhill  
Henry Bonges, Milton  
Jeff Forward, Richmond

**Staff:**

Taylor Newton, Planning Program Manager  
Melanie Needle, Senior Planner  
Darren Schibler, Senior Planner  
Eleni Churchill, Transportation Program Manager

**1. Welcome and Introductions**

D. Parkins welcomed everyone at 6:03pm.

**2. Approve May 25, 2023 Minutes and July 10, 2023 Minutes**

H. Bonges made a motion, seconded by K. Epstein, to approve the minutes from May 25 and July 10 as warned. The motion passed 6-0-1 (J. Forward abstained).

**3. Energy Planning Standards for Regional Plans**

M. Needle reviewed the checklist for regional enhanced energy plans as provided by the Vermont Department of Public Service. CCRPC Energy Project Manager Ann Janda completed the review provided in the packet, finding that the draft ECOS Plan meets all the required standards.

J. Forward asked if aviation fuels are included in the transportation targets. M. Needle and D. Schibler explained that these are included in the non-road fuels category of the LEAP data, but this category is not included in the plan. J. Forward felt that it was odd to include aviation fuel in the regional plan because it is federally regulated, and municipalities and regional planning commissions do not have any control over it. However, J. Forward noted that other non-road fuels such as those used lawnmowers, chainsaws, and other small motors have a huge impact on greenhouse gas emissions and are not regulated in the same way as vehicles. He didn't ask for specific changes to the plan.

D. Parkins asked whether the aviation fuel targets are assigned based on where they are produced or where they are consumed. M. Needle noted that generally the LEAP data was regionalized based on population and commercial square footage, but CCRPC was assigned most of the aviation fuel because of Burlington International Airport. J. Forward noted that this should be incorporated into the whole state because the airport's impacts go beyond the region.

J. Forward pointed out that the targets reference the use of kerosene, which likely would be primarily used in mobile homes, and that this represents a big opportunity to transition to cold climate heat pumps and better achieve energy equity. D. Decoster disagreed that cold climate heat pumps could be used for mobile homes because the technology cannot provide water heating given the design of the homes. J. Forward also advocated for weatherization of mobile homes. T. Newton said that the barriers to cold climate heat pumps in mobile homes and potential solutions could be noted in the plan; alternatively, it could be discussed more generically that reaching the targets will require changes to technology that don't exist yet. H. Bonges suggested that this be added as a footnote, along with other issues that cannot be resolved. M. Needle noted that kerosene is modeled in the commercial and industrial sectors, but that the Climate Action Plan scenario shows this decreasing to 0 by 2050.

#### 4. ECOS Plan Review

##### Key Issues Section

D. Schibler and M. Needle provided an overview of the changes from the prior version of the main plan. D. Schibler highlighted the new discussion of the proposed district heating by Burlington's McNeil plant and the biomass supply analysis. J. Forward noted there is a workforce shortage in the forest management industry, and that the biomass heating supply chain stretches beyond the county. D. Schibler acknowledged this and said that staff could not find clear data pointing to the forestry workforce shortage. J. Forward suggested contacting Chittenden County Forester Ethan Tapper about forestry workforce shortage issue; alternatively, this could be addressed in a generalized way.

D. Parkins noted that biomass may be necessary to meeting our energy targets, which was discussed at the last meeting. K. Thorley clarified that the Committee discussed how the City of Burlington has been deemed to meet its targets due to the McNeil Plant, but most of the biomass supply comes from outside the City and there are questions about whether biomass is considered renewable or whether its emissions can be considered net-zero. In this vein, the Committee had also discussed current efforts to decommission McNeil; J. Forward recommended not discussing this in the current plan since it is unresolved and politically sensitive. Furthermore, K. Thorley clarified that the plan discusses biomass for heating differently than for electricity generation. K. Epstein noted that the biomass for heating section should also reference cordwood in addition to pellets and wood chips.

Moving on, M. Needle and D. Schibler noted that the Renewable Electricity section includes strengthened language around peak loads, community solar, and the barriers for Vermont Electric Power Company's planning for capital costs of long-range transmission. J. Donovan asked to add a definition for "community solar."

K. Epstein noted several changes:

- The first sentence of the Renewable Electricity Generation section should read, "Chittenden County generates 606,554 MWh **annually** (a 19% **increase**)..."
- Under Equitable Access to Renewables, the language stating that community solar provides zero up-front cost language is not fully accurate, since some arrangements may include up-front costs. Ultimately, the issue is more about increasing access to small-scale solar for those who do not own a site that can accommodate it. K. Epstein suggested stating that the benefit is that "energy generated at one site can be shared with many people who may not own a suitable site for solar."
- Under Renewable Electricity Standard, there is a missing word after "Green Mountain Power's supply is now 100% carbon free post..." M. Needle clarified that this should read "post-REC" or post Renewable Energy Credits.
- In the third bullet, fifth sentence under "Electricity Generation Targets," there is an extra apostrophe after "communities." Also, remove the word "However" at the start of this bullet.

J. Donovan noted several changes:

- Clarify under Weatherization and Energy Efficiency as well as Fuel Switching and Electrification – Heating that the Affordable Heat Act is only a study and does not implement changes to the heating sector.
- Clarify language under Energy Analysis and targets that thermal energy use will decrease – it may be clearer to say "**The use of energy for heating** in Chittenden County homes is projected to decrease..."

J. Forward commented that the energy generation targets on p. 40 are encouraging that we're 2/3 of the way to meeting our targets. He also appreciated discussion that the major barrier to wind generation is the sound rule.

##### Strategies Section

- J. Donovan noted that under Strategy 2, Action 4(a), the language on participating **in** the Commission on Act 250 should be updated.

- Under Strategy 4, Action 7(h) J. Forward recommended allowing schools and other public buildings to site renewable electricity generation even within designated centers. D. Schibler suggested this might be captured under Action 7(g). Bonges questioned whether there was value in these statements at all, since simple economics should lead a developer to the highest and best use of a site in areas planned for growth, so why prevent generation? T. Newton, J. Donovan, and D. Parkins disagreed, noting examples of ground-mounted solar projects in areas planned for growth where other land uses would be more appropriate; in addition, Action 7(h) is consistent with other CCRPC land use policies. J. Forward continued to advocate strongly for small-scale ground-mounted solar for infill locations even within designated areas. Language was suggested, but ultimately the Committee agreed there is enough flexibility provided in Action 7(d) and discretion by CCRPC's Executive Committee to support sites that don't strictly meet the siting policies.
- K. Epstein suggested that Strategy 4, Action 1(c) should reference county energy targets rather than state. M. Needle clarified that this section discusses the statewide comprehensive energy plan and greenhouse gas reduction goals.
- K. Epstein noted that Strategy 4, Action 1(e) should read, "In the transportation sector, **meet** 10% of energy needs..."
- In Action 4(b), J. Donovan felt it was confusing to say CCRPC will decrease fossil fuel consumption by working with utility who are already almost 100% renewable? M. Needle and D. Schibler clarified that this should be reframed to focus on increasing electrification of the thermal sector, rather than increasing the renewable portfolio of electricity.
- Under Action 4(d), J. Donovan noted concern about recommending state enforcement of energy codes, which may increase cost of building housing – we should not recommend this until the impacts are known. There are studies ongoing to review the enforcement of energy codes. T. Newton recommended referencing the studies, participating, and following the recommendations.
- For Action 7, J. Donovan suggested general cleanup of language referencing suitability and siting policies.
- In Action 6(b), J. Donovan wanted to ensure that the current proposed net-metering rules allow for net-metering. To broaden access to the program, the minimum size of net-metered projects should be decreased in addition to increasing the minimum size. M. Needle agreed and also noted that there is a limitation where the customer for a net-metered project must use 50% or more of the power from a site. M. Needle provided suggested language to address this. Discussion followed. T. Newton clarified that there are no minimum size or off-taker limitations on group net-metering, which resolves this issue.
- J. Donovan requested to spell out LEAP the first time it's mentioned.

#### Supplement 6

- M. Needle noted that on P. 4, a sentence was removed about performing equity assessments as part of CCRPC's review of Section 248 projects. D. Parkins agreed and noted that without clear guidelines on how to do this, it just becomes another barrier to renewables development.
- On P. 11, K. Epstein asked whether the Residential Cold Climate Heat Pump figures are cumulative, or new as of the writing of the plan. The Committee agreed that this should be cumulative and to remove the word "new."
- Under Table 7, K. Epstein noted inconsistencies in the total energy (MWh) figures for solar and wind. D. Schibler will review these again.
- Under Table 21, K. Epstein asked to double check the numbers calculations based on changes to the total energy figures in Table 7.
- M. Needle noted an edit on p. 23 that prime areas are areas without possible constraints as well as known constraints.

Moving back to the main ECOS Plan, Key Issues, Energy goal: K. Epstein suggested changing "economic development" to "economic prosperity" to emphasize that this is the ultimate intent, not simply growth or development. M. Needle suggested simply "benefit...the economy." D. Parkins suggested "economic stability." J. Donovan suggested "economic vitality," which is consistent with Strategy 4, to which the Committee agreed.



1    **5. Motion to approve the ECOS Plan energy sections to the Long-Range Planning Committee**

2    J. Forward made a motion, seconded by J. Donovan, to approve the document as modified throughout the meeting.  
3    The motion passed unanimously.

4    **6. Next Steps**

5        a. Long Range Planning Committee (LRPC) Meeting August 8, 2023

6  
7    M. Needle noted that the LRPC will be reviewing and providing edits to the energy sections of the ECOS plan at  
8    their upcoming meeting and invited the Energy Subcommittee to participate.

9  
10   K. Thorley asked about additional efforts in which the Energy Subcommittee could participate regarding regional  
11   energy planning. M. Needle suggested the VTrans Transportation Equity Framework, and E. Churchill noted that the  
12   public meeting on this was postponed to August 2<sup>nd</sup>; staff will send out the updated invitation to the Committee.

13   **7. Adjourn**

14   M. Needle thanked the Committee for their work and attention to this effort and congratulated everybody on  
15   finishing the work in 5 meetings as planned. The Committee expressed appreciation to staff for their behind-the-  
16   scenes work.

17  
18   M. Needle adjourned the meeting at 8:12pm.

19  
20   Respectfully submitted, Darren Schibler and Melanie Needle.

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
CLEAN WATER ADVISORY COMMITTEE – DRAFT MINUTES

DATE: Tuesday, August 1, 2023  
SCHEDULED TIME: 11 a.m. to 12:15 p.m.  
PLACE: online via Zoom  
DOCUMENTS: Minutes, documents, and presentations discussed accessible at:  
<http://www.ccrpcvt.org/meetings/clean-water-advisory-committee/>

Committee Members in Attendance (all online unless otherwise noted)		
Bolton:	Hinesburg:	St. George:
Buels Gore:	Huntington: Darlene Palola	Underhill:
Burlington: James Sherrard (arr. 11:21 a.m.)	Jericho:	Westford:
Charlotte: Alex Dobbs, (arr. 11:12 a.m.)	Milton: Lisa Schaeffler	Williston: Christine Dougherty
Colchester: Brett McCreary	Richmond:	Winooski: Ryan Lambert
Essex: Annie Costandi, Chair	Shelburne:	VAOT:
Essex Junction: Chelsea Mandigo, Claire Contreras (intern)	South Burlington: Dave Wheeler, Marisa Rorabaugh	VANR:
BTV Airport: Catie Calabrese (EIV), Madison Regan (intern)	University of VT: Lani Ravin	CCRPC Board:
Friends of the Winooski River:	Lewis Creek Assoc:	Winooski NRCD:
Other Attendees: Dean Pierce (Basin 7 CWSP); Jill Sarazen, Keith Fritschie, Karen Bates, DEC;		
CCRPC Staff: Dan Albrecht, Sarah Muskin		

- 1. Call to Order.** Chair, Annie Costandi called the meeting to order at 11:01 a.m. Albecht introduced Sarah Muskin, CCRPC's newly-hired planner. She is working remote for now and will move here in the fall. She introduced herself. She just completed a Master's in Public Health. Prior to that she worked with various watershed / river keeper groups out west and just here to learn. Albrecht introduced the members and DEC staff to Muskin.
- 2. Changes to the Agenda and public comments on items not on the agenda** No changes.
- 3. Review and action on draft minutes of June 6, 2023.** After a brief recap by Albrecht, *Mandigo made a motion, seconded by Wheeler to approve the minutes as drafted with a minor correction to the spelling of Hatseliuk first name to read Mariaa. All in favor. MOTION PASSED.*
- 4. Review of Executive Summary, Implementation and Monitoring Tables, and Municipal Protectiveness Table for Draft 2023 Winooski Tactical Basin Plan,** Keith Fritschie, DEC Basin 8 Planner delivered a presentation (see PDF at Committee webpage). Right now they are in the process of collecting feedback from municipalities, RPCs and other partners to incorporate into the formal draft which will be released to the public in October. Basin plans use the following format of five chapters: 1-Basin Overview, 2-Protection priorities, 3-Restoration priorities, 4-Strategies by sector and 5-Implementation table and Monitoring and Assessment table. A great resource to identify projects in the Basin is the [Clean Water Project Explorer](#). He asked towns and RPCs to 1) review the implementation table and check if "your town is erroneously included/excluded from any particular strategy?" 2) review the municipal protection table and check if "any fields from your town seem incorrect, and would other information be useful to you in this table in future iterations?"  
  
Some key stats for the Basin: 2<sup>nd</sup> largest in VT, 50 towns, 1300 stream miles, 73%-forest, 9%-ag and 3%-developed. The plan has 52 clean water strategies and 65 monitoring priorities. Water quality is assessed via several types of metrics (e.g. fisheries, macro-invertebrates, wetlands, lakes, etc.).

Numerous streams are proposed for re-classification. In Chittenden County, three streams (Mill Brook in Jericho, Preston Brook, Duck Brook and Joiner Brook are proposed for an “upgrade” to B1-Fishing which would afford them more protection. In terms of reclassification of wetlands, see page 12 of the PDF, 6 areas are proposed for further study with 5 of those being in Chittenden County. Restoration priorities are TMDL rivers and Impaired (303-d) rivers. The plan describes phosphorus generation by each sub-watershed in the basin. The plan describes each of the strategies for each sector (Agriculture, Developed Lands-Stormwater, Developed Lands-Roads, Wastewater and Natural Resource Restoration and he noted some of the examples for each. He noted that for Developed Lands there will be a big lift needed, i.e. in voluntary projects, to meet the TMDL goal beyond what is projected to be achieved the MRGP, the 3-acre permit and the efforts of the MS4s and the TS4.

As a reminder, please review the implementation and municipal protection tables and send comments to [keith.fritschie@vermont.gov](mailto:keith.fritschie@vermont.gov) by August 15<sup>th</sup>.

Questions/comments by member and CCRPC staff were as follows:

-Sherrard: any p-reduction credit for protection of private land along streams via Streamwise or Burlington’s work for via Blue BTV? Answer: potentially if has an easement and good plantings. Sarazen noted that Blue BTV promotes disconnection of downspouts, dry wells, more vegetation, rain gardens, porous pavement, etc.

-Palola: what about croplands? Answer: all depends on Agency of Agriculture, Farms & Markets to approve. DEC will work with AAFM. AAFM will use \$ for outreach with farmers and NRCDs will also be key partners in that effort.

-Bates: just want to note that update to Basin 5 TBP will begin soon with a planned completion by December 2024.

-Palola: she is really impressed with the Plan.

- 5. Update on operations of Clean Water Service Providers for Basins 5, 7 and 8** Palola (the CCRPC representative on the Basin 8 Water Quality Council) noted that they met on July 20<sup>th</sup>. They chose not to fund the CCRPC proposal addressing runoff on a private road. They did chose to fund the design for removal of large berm on the Mad River which has really high phosphorus reduction potential.

Pierce (Basin 7) said the Lamoille Basin Council met on July 21<sup>st</sup>. They chose to fund 4 applications and discussed conflict of interest policy.

Albrecht (Basin 5) noted that the Basin 5 Council met on July 20<sup>th</sup> and heard a pre-proposal by NRPC to investigate potential project related to private roads in the Islands. Our deadline for our current grant round is August 4<sup>th</sup>. There will be another proposal round announced soon with applications due in October or November. Three subgranted projects are up and running: two in Georgia (one off of Mill River Road, the other on Falls Trail), one in Shelburne on McCabe’s Brook near Vermont Teddy Bear Factory. CCRPC is managing one project and has hired Fitzgerald Environmental to identify potential in-stream projects in Allen Brook and Malletts Creek in Milton and Colchester and Stonebridge Brook and Mill River

- 6. Updates by Staff, Members or Guests** None.

- 7. Items for September 5<sup>th</sup> Meeting** Turf/lawn management presentation by Cornell professor; update on Road Erosion Inventory work by CCRPC.

- 8. Adjournment.** The meeting was adjourned at 12:01 p.m.

*Respectfully submitted, Dan Albrecht*

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
**MS4 SUBCOMMITTEE**  
OF CLEAN WATER ADVISORY COMMITTEE – **APPROVED** MINUTES

DATE: **Tuesday, July 25, 2023**    **SPECIAL MEETING**  
SCHEDULED TIME: 12:15 p.m. to 1:30 p.m.  
PLACE: online via Zoom  
DOCUMENTS: Minutes, documents discussed, and presentations accessible at:  
<http://www.ccrpcvt.org/meetings/clean-water-advisory-committee/>

Committee Members in Attendance (all attending online unless otherwise noted)		
Burlington: James Sherrard	Burlington Airport: Madison Reagan, Heidi Miller (EIV),	Williston: Christine Dougherty
Colchester: Brett McCreary	Milton: Mariaa Hatseliuk	Winooski:
Essex: Annie Costandi, co-chair	Shelburne: Chris Robinson	VAOT: Jennifer Callahan, Tyler Hanson
Essex Jct.: Chelsea Mandigo, co-chair	South Burlington: Marisa Rorabaugh	Univ. of VT: Lani Ravin
DEC:		
CCRPC Staff: Dan Albrecht		

**1. Changes to the Agenda and Public Comments on Items not on agenda:**

The meeting was called to order at 12:16 p.m. by Mandigo. The agenda as drafted was agreed to unanimously. No public comments were made.

**2. Review, edit and possible Subcommittee vote on renewal of CHITTENDEN COUNTY MS4 STORMWATER PROGRAM SERVICES AGREEMENT**

Albrecht presented the latest draft of the agreement which incorporates edits suggested by UVM and himself. The following changes were reviewed and accepted.

The effective date was set as July 28, 2023, through July 27, 2023 and referenced Permit 3-9014 (2023)

Add language regarding regular meetings and add reference to Vermont Open Meetings law.

Accept UVM-recommended language regarding “reasonable” expenses, “commercially reasonable liability insurance, “ “meeting the insurance and indemnity requirements...”, contracts “not exceeding 5 years” and “written notice.”

Make use of co-chairs consistent throughout document.

Update language noting FY24 dues as \$7,000 and future dues set by Subcommittee but reverts to \$6,000 if no consensus reached.

Update language regarding Effective Date and Duration of Agreement

*Motion made by Sherrard, with a second by Ravin to approve the final version of the STORMWATER PROGRAM SERVICES AGREEMENT between the MS4s and CCRPC as edited today. Motion carries 11-0.*

**3. Potential agenda items for August 1<sup>st</sup> meeting**

Updates from Pluck & WNRCD plus possible presentation by LCSG on regionalization of stormwater services.

**4. Adjournment**

The meeting was adjourned at approximately 12:33 p.m.

*Respectfully submitted, Dan Albrecht*

CHITTENDEN COUNTY REGIONAL PLANNING COMMISSION  
**MS4 SUBCOMMITTEE**  
OF CLEAN WATER ADVISORY COMMITTEE – **Draft** MINUTES

DATE: **Tuesday, August 1, 2023**     **REGULAR MEETING**  
SCHEDULED TIME: 12:15 p.m. to 1:30 p.m.  
PLACE: online via Zoom  
DOCUMENTS: Minutes, documents discussed, and presentations accessible at:  
<http://www.ccrpcvt.org/meetings/clean-water-advisory-committee/>

Committee Members in Attendance (all attending online unless otherwise noted)		
Burlington: James Sherrard	Burlington Airport: Catie Calabrese (EIV),	Williston: Christine Dougherty
Colchester: Brett McCreary	Milton: Mariaa Hatseliuk	Winooski: Ryan Lambert
Essex: Annie Costandi, co-chair	Shelburne: Chris Robinson	VAOT: Jennifer Callahan, Tyler Hanson
Essex Jct.: Chelsea Mandigo, co-chair	South Burlington: Marisa Rorabaugh	Univ. of VT: Lani Ravin
DEC:		
<b>Guests:</b> Dave Barron, Pluck; Jill Sarazen, LCSG/DEC; Casey Spencer, WNRCD		
<b>CCRPC Staff:</b> Dan Albrecht, Sai Sarepalli		

**1. Changes to the Agenda and Public Comments on Items not on agenda:**

The meeting was called to order at 12:16 p.m. by Mandigo. The agenda as drafted was agreed to unanimously. No public comments were made.

**2. Review and approval of minutes (June 6, 2023 & July 25, 2023)**

After a brief recap by Albrecht, Wheeler made a motion to approve the minutes of June 6<sup>th</sup> as drafted with a minor correction to fix MCM#12 to read MCM#2, with a second by Sherrard. The motion was approved unanimously.

After a brief recap by Albrecht, Wheeler made a motion to approve the minutes of July 25<sup>th</sup> as drafted, with a second by Sherrard. The motion was approved with Lambert abstaining.

**3. Research on regionalization of stormwater services: Anne Jefferson, LC Sea Grant**

Anne Jefferson introduced herself. She is the (new) LCSG Director. Most of her research has been in the field of stormwater management and green infrastructure in northeast Ohio, Denver, CO and Charlotte, NC. She wants everyone to be aware of LCSG's new call for partnered research fellowship project applications on adaptation & resilience in the LC Basin. [ The RFP is here: <https://www.uvm.edu/seagrant/request-proposals-partnered-fellowship-research-projects-coastal-adaptation-and-resilience-lake> ] The project would need to be at a 1-to-1 non-Federal match of \$30k to match \$30k being provided by LCSG. The fellow can be hired by either the partner or LCSG whatever works best. The partnership would need to "generate knowledge." She noted that there are a lot of small communities and it is a challenge for them to each stand up their own stormwater programs so perhaps regionalization could be explored. Her thoughts resonated with Dave Wheeler who has also been thinking about these issues. New knowledge could be a needs assessment, what barriers might there be, what examples might there be from around the country to look at. The proposal would need to be up to 5 pages and submitted by September 30<sup>th</sup> and the proposal could be for up to 2 years.

Feedback and discussion were as follows:

-In response to Albrecht, a fellow (person) has not been identified yet and would need to be recruited.

-Albrecht felt there was enough issues in Chittenden County for someone to write a white paper but not to justify a full fellowship of work. Anderson noted that a fellow often takes on additional capacity building work with their partner organizations to fill things out.

-Wheeler noted he had many conversations with committee members. South Burlington is already being paid by Shelburne to help with development plan review, catch basin cleaning and street sweeping. Our city has had trouble hiring people due to the cost of housing. If we were able to collaborate, one of the first things he



1 would think of would be to hire one person to do nothing but Construction Site Inspection for the county. This  
2 would ensure consistency across towns. Is there value to having just a few people doing plan review and also  
3 trying to make sure our stormwater specs are consistent across the land use development regulations (zoning  
4 bylaws) of each town. But we don't want to go it alone. Speaking of NE Ohio Regional Sewer District, they do  
5 some really good stuff because they have such a large area that they cover and we could do some of that as  
6 well if we collaborated. He asked how others felt.

7 -Mandigo said she would be interested as she does not have enough hours in the day for stormwater. We  
8 regionalized MCM#1 and MCM#2 for that reason so as the state pushes more and more on towns to do we  
9 should keep an eye out on working together. She'd be interested in site inspection as well as development  
10 review.

11 -Sherrard: interested in EPSC site review, plan review, plus IDDE and outfall surveys. Another big challenge  
12 is enforcement however as that can often languish. My single biggest challenge is getting stormwater  
13 maintenance done. Regionalization would be a challenge just due to union issues.

14 -Wheeler noted ultimately it could be like Champlain Water District. They have their own employees and  
15 trucks, etc. Would take a while.

16 -Albrecht noted that as in interim step, CCRPC has multiple engineering firms on retainer, they could do plan  
17 review and inspections and then we bill each town as appropriate. If there was enough work, it could be a full  
18 time staff person here at CCRPC. It is a service we could provide, we are essentially administrators.

19 -Dougherty was familiar with the regionalization model from here prior work. She agreed that there a mosaic  
20 of zoning laws but first we need to all send comments into DEC on the draft MS4 general permit. A lot of  
21 obligations are being loaded onto MS4s with this new permit and we need to push back on some of this. For  
22 example, Order of Operations of site plan/permit review, do we review before the State does, what if the local  
23 and State reviews are different, etc.

24 -Lambert said he does not have the bandwidth or funds to invest in this concept right now. He is interested and  
25 could consider it in a year. Inspections will be a challenge. They plan to kick it over to the developer and  
26 require them to hire a 3<sup>rd</sup> party to conduct bi-weekly inspections and forward them to Winooski DPW. Right  
27 now we don't have enough staff to conduct the inspections. NYS-DEC has a similar program.

28 -Jefferson said that we are here to serve you and it is okay if this is not the right fit and we can find other ways  
29 to increase what we do around the issues of stormwater management in the future. She would like to continue  
30 to observe the meeting as her research field is stormwater management.

31 -Sherrard asked everyone if they feel they are meeting acceptable levels of services.

32 -Dougherty said yes we in Williston are and others should be careful if they want to state that they are not  
33 given that this is a public meeting.

34 -Sherrard said we are resource limited and we are doing our best but he thinks Burlington is not meeting the  
35 minimum service requirements and that is why he is interested in regionalization efforts. If he had to be doing  
36 MCM-1&2 work now he does not even know what he would be doing in that regard.

37 -Dougherty said we all are limited by money and finding good people. As a group we should work with more  
38 the state to say, yes there are these goals you are asking us to meet but they are not reasonable and we need the  
39 State to meet their requirements instead of passing them (inspection and plan review) over to us. Instead they  
40 should hire more staff. We should not be put into the position are proposing to put us in as currently stated in  
41 the draft MS4 permit. If it results as is, then they need to give us more resources to do so. I hear you on  
42 regionalization but local control is important to many.

43 -Albrecht noted to Jefferson that this current MCM#1 and #2 efforts has been going on since 2003. This is a  
44 regional services agreement. We have reams of minutes and other info on this effort and happy to share with  
45 you and/or grad students and I am happy to offer to be interviewed.

46 -Mandigo concluded saying there is obviously some interest. Communities that are interested should discuss it  
47 offline.

48 -Dougherty shared in the chat an example from Colorado: [www.semswa.org/](http://www.semswa.org/)

49 -Jefferson share the northeast Ohio example: [www.neorsd.org/stormwater-2/stormwater-management-](http://www.neorsd.org/stormwater-2/stormwater-management-program/)  
50 [program/](http://www.neorsd.org/stormwater-2/stormwater-management-program/)

51

**4. Brief update by Pluck on MCM#1 compliance activities**

Barron reported that January – July website visits were up significantly when compared to previous years even with spending less money. We pulled back on ads a bit during the summer because of the floods. We may do more in August-September. For the next year, the new creative will rollout in Winter 2023/Spring 2024. For 2024 and beyond there is the potential for additional spots to increase awareness of Stream Team for example. We will do more voice overs which can then be used later. We will have a late fall planning meeting.

**5. Brief update by WNRCD on MCM#2 compliance activities**

Spencer reported that she and Kat Lewis have been working with the volunteers collecting stream samples. It is going well. Event #8 has been collected so far. She reported that Adelaide plans to come back from maternity leave in late August and will resume work with an initial focus on outreach and social media.

**6. Staff, member and guest updates as needed.**

-Albrecht asked members how their traditional stormwater infrastructure held up during the July flooding event and heavy rain. Mandigo reported no problems at all and no others chimed in when asked if they had experienced issues/problems.

-Bates noted that a Cornell University expert on turf/lawn management will speak to the CCRPC Clean Water Advisory Committee at its September 5<sup>th</sup> meeting at 11. She asked how the MS4s could potentially support the messaging of the Raise the Blade campaign after the LCBP funding for that runs out.. Albrecht noted that yes, we could help but we have to be certain not to confusing branding between the two campaigns however we could also begin to develop ads about raising the blade. Barron noted that it would be easy to add the basics of that lawn care messaging soon and as we work on new creative in the future we could have that be one of the 8-10 messages. Bates also noted to double-check the Rethink Runoff website as she remembers seeing some info on it saying to cut lawn short during fall to reduce fungal growth.

-Dougherty noted that the Green Mountain Water Environment Federation will hold its meeting on November 2<sup>nd</sup>. If persons have presentation ideas, please reach out to her.

**7. Consider whether to meet in September.**

Albrecht noted that there were no action items on the horizon and members can attend the CWAC meeting if they want to learn about turf/lawn management. Mandigo noted that members can contact her if they feel

**8. Adjournment**

The meeting was adjourned by Mandigo at approximately 1:14 p.m.

*Respectfully submitted, Dan Albrecht*

## Equity Advisory Committee Meeting

Wednesday, July 26, 2023 | 5:00-6:30pm | Zoom

**Attendees:** Jasim Mudaffar, Ragab Mohamed, Omar Derzi, Bruce Wilson, Jacki Murphy, Lydia Diamond, Elaine Haney, Elaine Wang, Melissa Heitkamp, Mona Tolba (Translator), Charlie Baker, Emma Vaughn, Sarah Muskin, Anne Nelson Stoner (CCRPC Staff), Annie Henderson (CCRPC Intern)

### 1. Welcome, Updates & Announcements

Members introduced themselves to Annie and Sarah. Anne Nelson asked if anyone had any pressing issues (there were none), then walked through the agenda. Anne Nelson shared what she's been working on internally and externally, and who she has been meeting with to learn from.

### 2. Equity Statement

Anne Nelson shared that she has been working with all staff members at CCRPC to draft an organizational equity statement. This is important because to do this work, a backbone is necessary for accountability. CCRPC has a mission statement and vision statement, so we need a clear what, why and how when it comes to equity work. Following the equity statement will come a Code of Conduct and Equity Action Plan.

Anne Nelson shared a slide about the racial and ethnic makeup of Chittenden County to help frame the conversation, and then encouraged members to read the [draft equity statement \(Arabic version\)](#) and sit with it: what feels good, what doesn't. Participants went to different breakout rooms to discuss and then came together to discuss feedback:

Mona shared she thinks it's important for the statement to be integrating into the Mission & Vision, not a separate statement. Anne Nelson and Charlie shared that updating the mission and vision statements requires updating our bylaws, which requires all city and town selectboards to approve, but that is the goal eventually. Zoraya noted that it's problematic to have it separate and is in favor of having it integrated. Zoraya shared concern with the use of pre-eminent in the CCRPC mission statement: why would we want CCRPC to be "better" than other RPCs? Annie and Zoraya shared that the statement positions CCRPC as part of the solution without adequately acknowledging it's role in doing the damage. Mona suggesting changing the work recognizes to acknowledges in the first sentence. Lydia said she would like to see the term "generational" added to emphasize how harm is passed down. Anne Nelson agreed that it's an important point and gets to the question of whether the statement sufficiently calls out race? Zoraya noted that she feels it's fine as it calls out race in the first sentence. She suggested that ableism is also worth calling out – race, economic status, and ability, in that order. She noted that sometimes shorter things are more impactful, making it as specific to what the work that CCRPC does.

Anne Nelson shared that she will be reworking the statement based on this feedback and share it over email or at the next meeting. It will go to the Executive Committee in August, and then the Board in September. Anne Nelson noted that meetings have been scheduled with CCRPC staff to develop a code of conduct; all of this content will come to the EAC.

Melissa asked how CCRPC's staff work has changed. Anne Nelson said that the intention and the commitment are there, but figuring out ways forward takes more time. Charlie noted we started this work years ago, before Anne Nelson was hired, so there has been chance. Mona noted that she was so happy to see that the Battery Street project recently asked the community about what problems they are facing on that street, which does feel like progress. Elaine W. noted that the RPC's work on Winooski's Master Bike/Ped plan has also been impressively inclusive. We must start somewhere; we can start small and get bigger.

### **3. Federal Transportation Funding Grant Application**

Anne Nelson noted that the intention was to workshop the application during this meeting but shared we have run up against some additional barriers recently, resulting in some loss of the capacity building element of the intention. She noted the group would not be digging into the application during this meeting because we need to figure things out on the back end before moving forward.

Zoraya noted that the reimbursement model doesn't feel like a barrier, just something to manage, using funds from the Health Dept. as an example. Charlie noted that human service agencies like the Health Dept. and the Dept. of Human Services are better at providing upfront, which the Federal Highway Administration is not. Anne Nelson noted CCRPC is currently looking into how CCRPC might be able to provide some funds upfront if FHWA can't. Elaine W. noted this is the type of area where a group like this can activate our legislative delegation to try and change things. This is not the way to engage people who have been traditionally left out. If it was working, we wouldn't need all this. It is frustrating that FHWA is not investing in capacity building. Melissa asked if there are any projects in the pipeline that we see being able to use these funds toward. Anne Nelson noted there are multiple projects like the Winooski Bridge, Battery Street, etc. Zoraya noted that focusing just on transportation is frustrating, but ultimately that's a lot of what CCRPC does. If all that comes of these funds is that CCRPC makes ties to community organizations and project engagement efforts, it will still ultimately be good and helpful. Anne Nelson noted we will keep moving this forward.

### **4. Next Steps**

Anne Nelson noted she would like to ask the group about their priorities moving forward and will share a follow-up survey. Elaine noted that she would love a memo of talking points re: FHWA barriers. Anne Nelson will follow up with more information soon.

## Equity Advisory Committee Meeting Minutes

Wednesday, August 30, 2023 | 5:00-6:30pm | Zoom

**Attendees:** Jasim Mudaffar, Ragab Mohamed, Lydia Diamond, Faried Munarsyah, Elaine Haney, Elaine Wang, Mike O'Brien, Ahmed Mohamed, Zoraya Hightower, Omar Derzi, Mona Tolba (Translator), Emma Vaughn, Sarah Muskin, Anne Nelson Stoner (CCRPC Staff)

### 1. Welcome, Updates & Announcements

Anne Nelson thanked everyone for joining and provided an event recap of the Vermont First African Landing Day hosted by the Vermont Racial Justice Alliance. Anne Nelson asked if anyone had updates to share. Lydia said she is hosting a film screening of Abolition & Revolution from 6-8pm on Friday, September 1 at the South Burlington Library. Faried described the People's Kitchen Labor Day event. Lydia said she will be attending the final Winooski Wednesday on September 6. Anne Nelson said Charlie Baker (CCRPC Executive Director) is on the board of the Opportunities Credit Union and they are looking for a new board member; she asked members to contact her for more information if interested.

### 2. Equity Statement & Code of Conduct

Anne Nelson shared the status of the equity statement and the process it has gone through, including incorporating feedback from the last EAC meeting. She read the final draft statement aloud. Zoraya said the statement can be strengthened by adding "historic and current" to the sentence: *We hold ourselves responsible for identifying and addressing **historic and current inequities** in our own practices as well as those of the planning industry as a whole.* Zoraya noted that the statement has improved since the last time and that she would support it as is without the addition (but not without that sentence). Discussion ensued.

Anne Nelson noted that the equity statement needs to come first, then the Code of Conduct, then the Equity Action Plan. The Executive Committee will be reviewing the latest statement draft in early September, and then it will go to the Board.

### 3. Survey Responses and EAC Priorities

Anne Nelson shared the top priorities that came out of the EAC survey and noted there was not one primary priority, but rather some interest in all of them: 1.) Housing and Regional Equity Collaborative Event; 2.) ECOS Regional Plan; 3.) Equity Action Plan; 4.) Winooski River Bridge Project.

Anne Nelson shared the agenda for the Regional Equity Collaborative event and asked for feedback.

Ragab asked if we are sharing what the EAC is and is doing; AN explained that we will invite the community, including those who work at the state level, and share what we (the EAC) are doing – as well as have the opportunity to learn from them.

Elaine W. asked about the housing bill agenda item and noted that she doesn't want people's time to be wasted at the event – how much is will change? Anne Nelson said her goal for the



event is to share about the housing bill, what it means, and which communities are most affected.

Mona asked what the bill number is; Anne Nelson provided the number (S.100) and summarized the bill.

Elaine W. noted that the agenda looks good. Discussion ensued.

Anne Nelson asked if members would be willing to share invitations to their communities, and members agreed.

Elaine W. asked how do we balance formal vs. informal community leader attendance? Anne Nelson noted that she will need help with informal community members that she may have missed. Mona asked if participants will be compensated for attending, and Anne Nelson said yes.

Anne Nelson summarized the ECOS Regional Plan process, and discussion ensued.

Anne Nelson summarized the Winooski River Bridge project and shared opportunities to get involved, including potentially using the EAC as a focus group; Omar and Zoraya expressed interest. Anne Nelson suggested members could invite others from their communities to participate, and there was interest from many members in that approach. Discussion ensued. Anne Nelson will follow up.

#### **4. Federal Transportation Funding Grant Application**

Anne Nelson shared that we'll be partnering with Winooski Parents and Students and navigating FHWA guidelines and regulations. Within the next few weeks, CCRPC staff will be hosting a meet and greet with Winooski Parents and Students to learn from each other. Anne Nelson will keep the group posted on updates.

#### **5. Next Steps**

Anne Nelson noted that at the next meeting (in person) she would like to dig into the Code of Conduct and Equity Action Plan. She will also be reaching out to everyone to check in with them one on one about how it's going, now that it's been almost a full year – and to see if there are others who might want to join now that the committee has more of a charge and work plan.

#### **6. Adjournment**

The meeting adjourned at 6:25pm.