



Selectboard Meeting Minutes

December 12th, 2022

Present : Stephen Finneron, Chairman
 Jim Haff
 Chris Karr

 Chet Hagenbarth, Town Manager

1. Call to Order
2. Approval of the Agenda
3. Approval of Meeting Minutes
4. Selectboard Member Concerns
5. Citizen Input
6. Board of Liquor Control
7. US Forest Service – Christopher Mattrick
8. Zoning Amendments Public Hearing Continued – Sections 120, 210, 215, 240, 407, 417, 427, 432, 440, 610, & 640
9. 2024 Budget
 - a. Department Revisions (if necessary)
 - b. Long Term Capital Budget Plan
 - c. Healthcare and Benefits Budget
 - d. Preliminary General Fund Tax Rate Implications
10. Golf Financials – November
 - a. Budget Comparative Report
 - b. Treasurers Report
 - c. Cash Flow Analysis
11. Town Financials – November
 - a. Budget Comparative Report
 - b. Treasurers Report
12. Manager’s Report
 - a. Tennis Court Resurfacing
 - b. 2022 Audit
 - i. Audit Complete
 - ii. Cemetery Finances
13. Citizens Input – Additional
14. Other Business
15. Executive Session (if necessary)
16. Adjourn

1. Call to Order

The Meeting was called to order at 6:30pm.

2. Approval of the Agenda

The Selectboard is waiting for Chris Mattrick to join them. Until he does so, the Selectboard will continue to move down the Agenda.

3. Approval of Meeting Minutes

Approval of the Meeting Minutes were tabled.

4. Selectboard Member Concerns

There were none.

5. Citizen Input

- David Gouchberg, who retired from the Fire Department earlier this year, thanked the current and past Selectboards for their support to the volunteer Fire Department and its transition to a Town Department.
- Matt (last name unknown) stated the beaver maintenance work on River Road is going along well. He stated he would need help from the Town's Road Service Department in accessing an area.

6. Board of Liquor Control

Lucrecia Wonsor, Town Clerk, introduced Jeff Potter from the Sunrise Homeowner's Association. Potter stated Harpoon approach their association on acquiring a 2nd class liquor license to occasionally sell alcohol from their office. The Selectboard discussed the important of obeying zoning regulations in regards to whether their administrative office could sell alcohol. Potter will speak with SB Haff at a later time.

7. US Forest Service – Christopher Mattrick

- US Forest Service representative Christopher Mattrick spoke to the Selectboard regarding snow plowing service for a proposed project. One of the proposed actions in the US Forest Service's Telephone Gap integrative resource project will be the reconstruction of a hut at the old lodge location at South Pond. The hut would be owned and operated by the Vermont Hut Association that will use a nearby old logging road with the log landing as a parking lot for administrative access. Mattrick discussed the possibility of the Town entering into a partnership with the US Forest Service to maintain access to the road and the parking lot in the winter. At the moment, this is only a proposal. The Town agreed to enter a partnership pending the project's completion.
- Mattrick discussed the results of an Appalachian trail survey. A Town parking lot has overlapped with the Appalachian trail's boundaries. Further discussion will need to take place on whether the Town could stop using the area or enter into a Special Use permit.

8. Zoning Amendments Public Hearing Continued – Sections 120, 210, 215, 240, 407, 417, 427, 432, 440, 610, & 640

- SB Haff attended a recent Planning Commission meeting where they realized they had only considered the business district on Killington Road and had not included the Hamlet and Valley business districts in the zoning amendments. The Hamlet business district has a 60-foot setback from the road. The Valley business district has a 150-foot setback from the road and 200-foot setback on the sides.
- SB Haff reached out to Jim Barlow who stated changing a setback in a zoning district would not be a substantial change. Given this, Barlow recommended changing the setbacks at tonight’s hearing and, assuming no other changes would be made, adopting the proposed amendments with the changed setback after a final public hearing held at least 15 days from tonight’s hearing
- SB Haff proposed changing the front setbacks to 20 feet for the Hamlet and Valley business districts. Additionally, he proposed changing the Valley business district’s side setbacks to 100 feet. The Selectboard will add these changes to the zoning amendments, and they will warn a final public hearing for the zoning amendments.

9. 2024 Budget

a. Department Revisions (if necessary)

TM Hagenbarth reviewed the changes that were incorporated into the budget following the suggested changes.

b. Long Term Capital Budget Plan

The Capital Budget Plan was reduced by about \$375,000 dollars this year.

c. Healthcare and Benefits Budget

The Town’s health benefits went up significantly this year by about 205,000 dollars. This number included costs for new positions.

d. Preliminary General Fund Tax Rate Implications

The tax rate was set at 2 cents (audio unclear).

10. Golf Financials – November

a. Budget Comparative Report

- There was no revenue due to GMNGC being closed. Expenses ran high for November due to how they budgeted pesticides which should be adjusted by new year.
- A motion was made to approve the Golf Budget Comparative Report. It was unanimously approved.

b. Treasurers Report

- GMGNC made debt payments totaling \$135,000 dollars.
- A motion was made to approve the Golf Treasurers Report. It was unanimously approved.

c. Cash Flow Analysis

- The projected cash flow for the end of April 2023 is \$240,789 dollars. The total projected budgeted expenses between December 1, 2022 and April 30, 2023 is \$172,161 dollars.

11. Town Financials – November

a. Budget Comparative Report

A motion was made to approve the Town’s Budget Comparative Report. It was unanimously approved.

b. Treasurers Report

A motion was made to approve the Town’s Treasurers Report. It was unanimously approved.

12. Manager’s Report

a. Tennis Court Resurfacing

TM Hagenbarth sent his tennis court resurfacing request to the Rec Commission. They recommended that any significant reconstruction would need to be 3-4 years out, but they also recommended the resurfacing. TM Hagenbarth signed the proposal, and they are looking to schedule. It will cost around \$19,000 dollars and is covered under the budget.

b. 2022 Audit

i. Audit Complete

The current fund balance is \$1,258,579 dollars and the Town will carry over \$378,000 dollars. The Town will have a balance of about \$800,000 dollars. The audit was overall done well.

ii. Cemetery Finances

It was recommended by the auditor that that the cemetery’s finances should have its own checks and balances.

13. Citizens Input – Additional

There were none.

14. Other Business

There were none.

15. Executive Session (if necessary)

The Selectboard entered Executive Session at 7:50pm for personnel and legal. They exited at 8:45pm. No action taken.

16. Adjourn

The Meeting was called to adjournment at 8:46pm.