

TOWN OF ELMORE, VT

Select Board Meeting

Meeting Minutes – prepared by G. Schwartz
Status: Approved

Meeting Date: February 08, 2023

Start Time: 6:00 pm **Adjourn:** 8:09 pm

Meeting Attendees: See attached attendance sheet

CALL TO ORDER: Chairman

- The minutes of the 1/11/23, 1/17/23 and 1/31/23 Select Board Meetings were approved.
- The Chair of the Board asked if anyone on the ESB had a conflict of interest regarding the agenda items to be discussed tonight. All members replied no.

1. SPECIAL TOPICS

a. **UPDATE:** Lamoille County Sheriff Department Review

Notes:

- R. Marcoux presented the attached 2022 Elmore Statistics
- R. Marcoux stated that a request for additional hours has not been received this year from the Town of Elmore
- The Towns of Johnson (41%), Wolcott (20%) and Hyde Park (39%) currently use the sheriff's office as their primary response 24 hours per day 7 days per week
- The sheriff's department currently only patrols the Town of Elmore and the Vermont State Police are the primary responder
- The ESB requested R. Marcoux to prepare a price for the sheriff's office to be the primary response 24 hours per day 7 days per week for the Town of Elmore

b. **DISCUSSION:** Site Survey; Elmore Stowe boundary relative to Elmore Town Hall

Notes:

- T. Braun presented the attached Site Survey of the boundary relative to Elmore Town Hall
- The ESB made a motion to accept the survey and unanimously voted to accept
- The survey drawing was forwarded to Peter Danforth (Lamoille County Conservation District Director) by G. Schwartz for him to incorporate the new information into the rain garden plan they are developing

c. **DISCUSSION:** Elmore Community Trust generator install at Elmore Store; include Town Hall?

Notes:

- T. Braun presented information regarding the Elmore Community Trust generator to be installed at the Elmore Store
- The Generator is a 30KW propane with an automatic transfer switch
- The generator is used but in good condition
- T. Braun asked if the Town would like to use a portion of the generator for the Town Hall. The Town would have to pay the installation cost.
- After some discussion the ESB unanimously voted to not participate as there does not appear to be any upside for the installation.
- The Generator will run for approximately one hour per week.
- The ESB told T. Braun that they should place the generator in a position that would minimize the noise to the next door neighbors.

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2. ACTIVE ITEMS

- a. **UPDATE:** Elmore highway maintenance facility; funding, site work, etc.

Notes:

- Notice of award was issued to MSI on February 1, 2023
- A meeting was held on 2/7/23 to discuss power requirements including temporary power for MSI. S. Draper to setup account for the new property this week.
- G. Schwartz requested information regarding the floor plan from MSI that has been received and forwarded to Cross Consulting Engineers
- Final construction pricing and scope have been agreed upon with MSI. The final design will consist of a steel structure
- Once the final scope and final Cross Drawings are issued and agreed upon, G. Schwartz will issue a contract and NTP.
- G. Schwartz to work out details with the clerk of the works including approximate hours and an hourly rate.

3. CONTINUING ACTIVE ITEMS

- a. **UPDATE:** Road Commissioner's Report

Notes: M. Lacasse reported that they are continuing plowing and sanding operations and that all equipment is in good shape.

- b. **UPDATE:** Zoning Administrator's Report (10 min)

Notes: D. Valentine reported that 2 rebuilds on Camp Road are currently being evaluated and another one will be submitted shortly. In addition a King Road subdivision is currently under review.

4. NON-AGENDA/OTHER ITEMS

- a. **Routine Administrative, operations items and payment approvals.**

Notes: The Check Warrant Reports were reviewed at this meeting

- b. **UPDATE:** Town land/parcel

Notes: Two bids were received on February 2, 2023. The high bid was for \$13,000.00 and the low bid was for \$10,000.00. The ESB unanimously voted to accept the high bid. S. Draper to notify the bidder and have them arrange for all closing costs as per the proposal.

- c. **DISCUSSION:** Town Meeting Day H42

Notes:

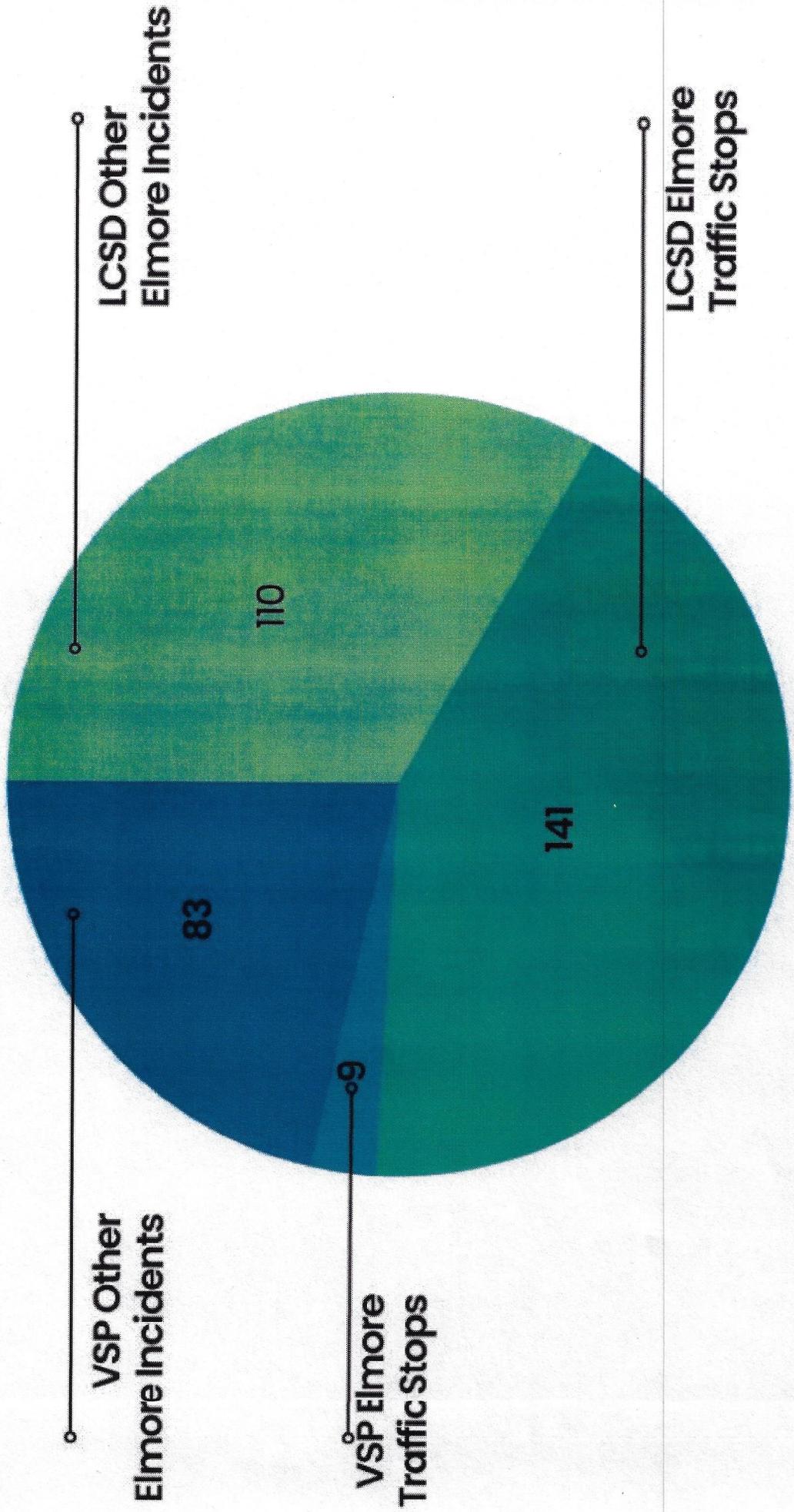
- W. West made a motion that the ESB take advantage of H42 to allow all registered voters to vote by Australian ballot on all issues related to warned items.
- The motion did not carry and a discussion began
- All select Board members stated that their interest was to have as many registered voters participate in all elections
- H42 is only in place for two years
- Time is very limited and a change to Australian ballot at this point would be very difficult

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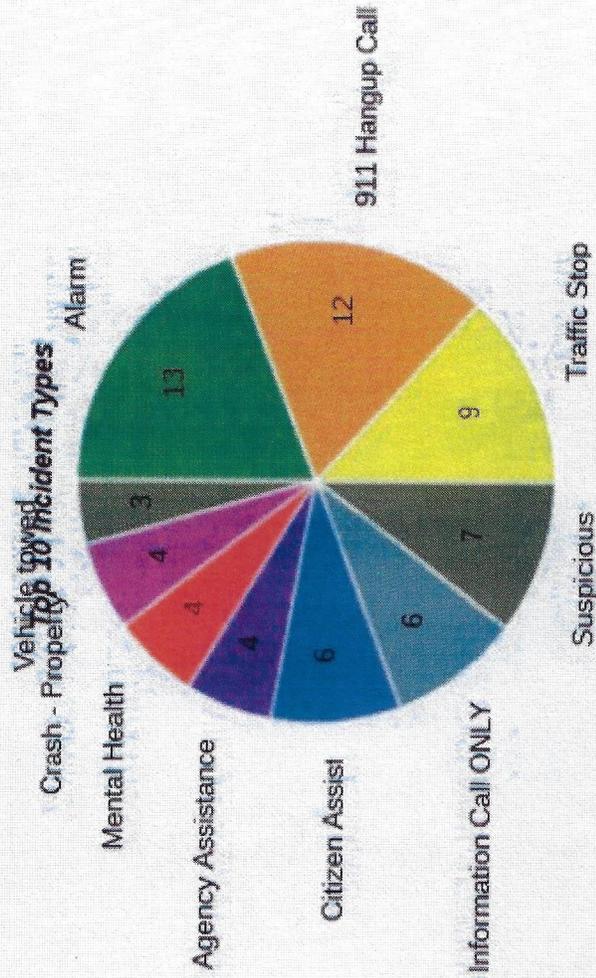
- G. Schwartz presented the following motion to the Board
- Have Town Meeting this year as already scheduled. Then work with the registered voters of the Town, through a series of public information meetings to let the voters decide the format of future town meetings. The motion was seconded and the ESB unanimously voted to approve this motion.

2022 Elmore Stats

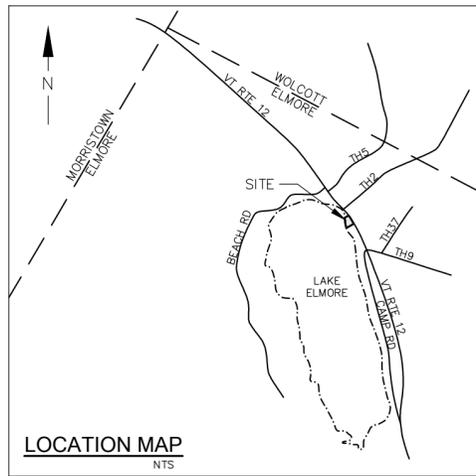


Incident Analysis

Vermont State Police - Elmore Calls



ORIGINAL INK DRAWING ON MYLAR BY GRENIER ENGINEERING, P.C. WATERBURY, VERMONT



TITLE SOURCE:

KATHY M. MILLER TO ELMORE COMMUNITY TRUST, INC., BY WARRANTY DEED DATED DECEMBER 3, 2021 AND RECORDED IN BOOK 86 PAGES 281-282 OF THE TOWN OF ELMORE LAND RECORDS.

SURVEY NOTES

ROBOTIC TOTAL STATION PERIMETER SURVEY TIED INTO VERMONT STATE PLANE COORDINATES VIA RTK GPS OBSERVATIONS FROM MEASUREMENTS MADE BY DANIEL MULLIGAN AND JACOB DERRY IN JULY 2022 AND SEPTEMBER 2022. MONUMENTS SET ON NORTH BOUNDARY BY DANIEL MULLIGAN AND JACOB DERRY IN DECEMBER 2022. POINT 7 SET 30 FEET FROM ORIGINAL TWO STORY STORE CORNER AS PER BOOK 11 PAGE 116.

BEARINGS ARE BASED UPON GPS DERIVED VERMONT GRID NORTH - NAD 83 (CORS) SPC (4400VT) OBSERVED ON SITE IN JULY 2022.

BEARINGS ARE ACCURATE TO THE NEAREST 15" OF ARC, BUT ARE DISPLAYED TO THE NEAREST SECOND OF ARC FOR MATHEMATICAL PURPOSES ONLY.

DISTANCES ARE ACCURATE TO THE NEAREST 0.06'±, BUT ARE DISPLAYED TO THE NEAREST HUNDREDTH OF A FOOT FOR MATHEMATICAL PURPOSES ONLY.

VARIATIONS IN BEARINGS AND DISTANCES RELATIVE TO THE NOTED REFERENCE SURVEY MAPS ARE DUE TO A REFINEMENT IN SURVEY METHOD AND/OR A DIFFERENT BASIS OF BEARINGS.

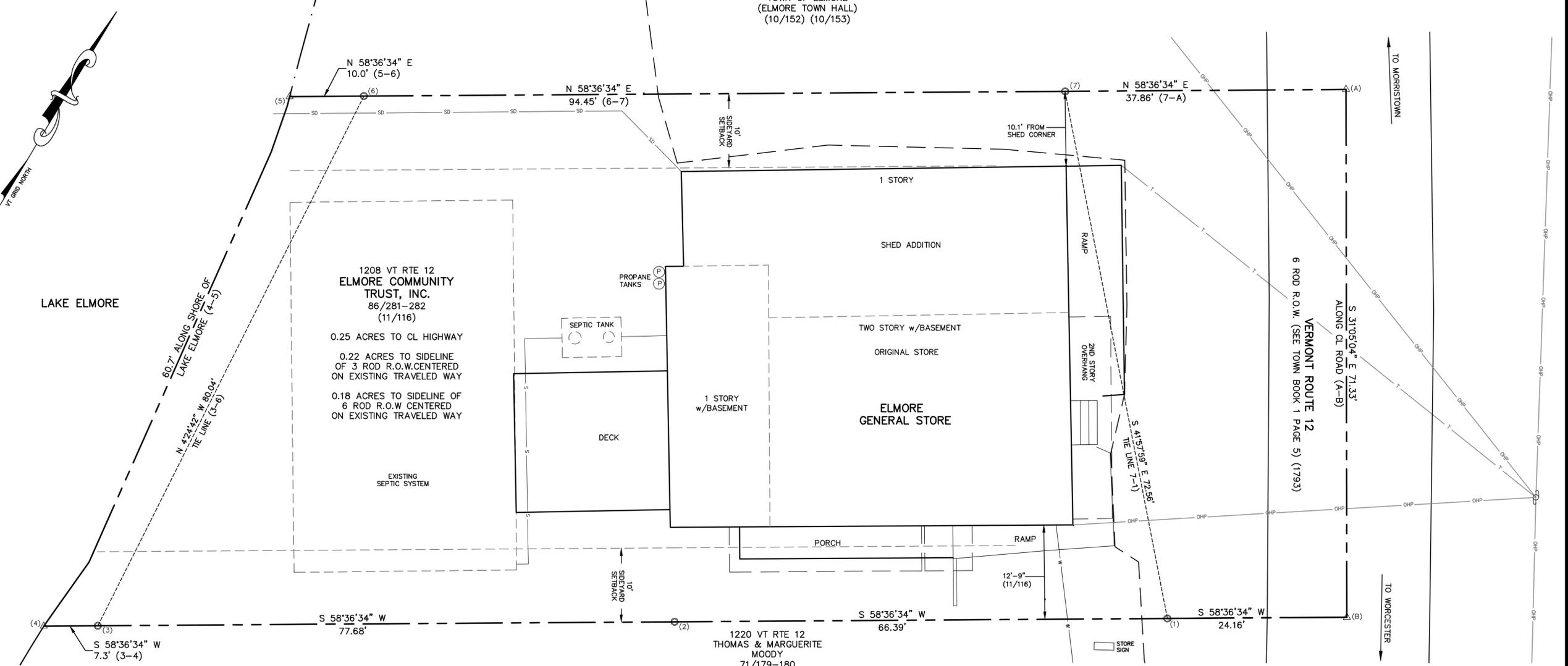
VERMONT ROUTE 12 WAS ORIGINALLY LAID OUT IN 1793 AS A 6 ROD WIDE (99 FEET) RIGHT OF WAY, AND WE ARE UNABLE TO DETERMINE IF THE CENTER OF THE EXISTING TRAVELED WAY IS CENTERED ON THE 6 ROD WIDE R.O.W. A PORTION OF THE STORE IS WITHIN THE 6 ROD R.O.W.

THE CENTER OF THE TRAVELED WAY OF VERMONT ROUTE 12 AND THE SHORE LINE OF LAKE ELMORE WERE USED IN CALCULATING THE AREA OF THE LOT.

CALCULATIONS AND DEED RESEARCH BY DANIEL MULLIGAN.

DRAFTING BY TERESA MERRILL.

THE TOWN OF ELMORE PARCEL DESCRIBED IN BOOK 10 PAGE 152 (JULY 1, 1897) INCLUDED ONLY THE BUILDING TO BE USED AS A TOWN HALL AND WAS 28 FEET 8 INCHES FROM THE HARRIS STORE PARCEL. THE TOWN OF ELMORE WAS THEN CONVEYED THE 28'-8" WIDE PARCEL BETWEEN THE BUILDING AND THE STORE PARCEL IN BOOK 10 PAGE 153 (SEPTEMBER 16, 1897). THE EXISTING TOWN HALL BUILDING WAS TEMPORARILY MOVED AND RESTORED TO A NEW FOUNDATION BELIEVED TO BE RESET AT ITS ORIGINAL 1897 LOCATION BASED UPON INFORMATION SUPPLIED BY THE ELMORE TOWN CLERK. THE DISTANCE BETWEEN THE NORTHEAST CORNER OF THE ORIGINAL STORE AND THE SOUTHEAST CORNER OF THE ELMORE TOWN HALL BUILDING IN 1897 IS CALCULATED TO BE 30 FEET PLUS 28'-8" = 58'-8", (DEED DIMENSIONS). THE CURRENT DISTANCE BETWEEN THESE CORNERS IS NOW 58'-7".



1208 VT RTE 12
ELMORE COMMUNITY TRUST, INC.
86/281-282 (11/116)

0.25 ACRES TO CL HIGHWAY
0.22 ACRES TO SIDELINE OF 3 ROD R.O.W. CENTERED ON EXISTING TRAVELED WAY
0.18 ACRES TO SIDELINE OF 6 ROD R.O.W. CENTERED ON EXISTING TRAVELED WAY

EXISTING SEPTIC SYSTEM

1220 VT RTE 12
THOMAS & MARGUERITE MOODY
71/179-180 (12/31)

LEGEND

○ (1)	= MONUMENT W/POINT NUMBER (SEE MONUMENT TABLE)
△ (A)	= UNMONUMENTED POINT
---	= PROPERTY LINE
---	= SURVEY TIE LINE
---	= ZONING SETBACK LINE
---	= EDGE OF ROAD/DRIVE
---	= WATER LINE
---	= GRAVITY SEWER LINE
---	= OVERHEAD UTILITY LINE W/POLE
---	= OVERHEAD TELEPHONE LINE
---	= DRAIN LINE
86/281	= BOOK/PAGE ELMORE LAND RECORDS
(11/116)	= KEY DEED BOOK/PAGE ELMORE LAND RECORDS

MONUMENT TABLE

POINT	TYPE	SIZE (INCHES)	REVEAL (INCHES)	SURVEYOR CAP	REMARKS
1	REBAR	1/2	0	LS644	FOUND STABLE
2	REBAR	1/2	0	LS644	FOUND STABLE
3	REBAR	1/2	0	LS644	FOUND STABLE
4, 5	UNMONUMENTED POINTS AT EDGE OF LAKE ELMORE				
6	REBAR	1/2	0	DRM LS613	SET DECEMBER 2022
7	REBAR	1/2	0	DRM LS613	SET DECEMBER 2022
A, B	UNMONUMENTED POINTS IN CENTERLINE OF HIGHWAY				



SURVEY OF PROPERTY OF
ELMORE COMMUNITY TRUST, INC.
(THE ELMORE STORE)
1208 VERMONT ROUTE 12
LAKE ELMORE, VERMONT
DECEMBER 2022
BY GRENIER ENGINEERING, P.C.
P.O. BOX 445 - WATERBURY, VERMONT 05676
SCALE: 1" = 10'

I STATE THAT THIS SURVEY IS CONSISTENT WITH THE DOCUMENTS NOTES, TO THE BEST OF MY KNOWLEDGE AND BELIEF, EXCEPT WHERE NOTED, AND CORRECTLY REPRESENTS MY OPINION OF THE BOUNDARIES OF THE SUBJECT PARCEL AND WAS PERFORMED AS REQUESTED BY TREVOR BRAUN. THE RECORDABLE MYLAR OF THIS PLAT MEETS THE REQUIREMENTS OF 27 VSA 1403 AND 26 VSA 2596.