

MONKTON SELECTBOARD MEETING MINUTES

Tuesday, April 28th 2026, 7PM

DRAFT

1. CALL TO ORDER & ATTENDANCE

S. Peisch called the meeting to order at 7:00 PM.

Board Members Present: Sam Peisch (Chair & Clerk), John Dunham (Vice Chair), Walter Crandall, Sarah Bouchard, Joe Szarejko (Highway Liaison)

Also Present: Stan Wilbur (Town Administrator), Trevor Currier (Road Foreman), Kim Barbour (Treasurer), Adam Lougee (Addison County Regional Planning Commission), Marilyn Cargill (Planning Commission Co-Chair), Lisa Burns, Mark Burns, Ivor Hughes, Scott Zeiter, John McNerney, Scott Baker, Tom Steadman, Wendy Sue Harper, Kirk Lea, Adrienne Raphael, Robin Hopps, Debra Sprague, Carroll Maxwell, Don Mannigan, Sue Stansy, Stacy Jones (recording minutes).

Selectboard introductions were made for community members in attendance.

2. ADDITIONS OR DELETIONS FROM THE AGENDA

Added: **Cedar Lane site-visit update** (under Highway Department).

No deletions.

3. ANNOUNCEMENTS

None offered.

4. PUBLIC COMMENT

No public comments.

5. REVIEW & APPROVE MINUTES

J. Dunham moved to approve the April 14 2026 Selectboard minutes as written. S. Bouchard seconded.

Motion carried unanimously.

6. OVERWEIGHT PERMITS

J. Szarejko reported several overweight permit applications were received; some were returned pending updated insurance documents.

Permits approved since last selectboard meeting include:

802 Excavation, Ethan Gevry, Goodro, Kimball Transport, Matthew Gevry, R J Lang Construction, Raymond Germain, Redline Unlimited, S J Landworks, Saunders Trucking, Structures R.B.R inc, and Tim Morse Trucking

7. FACILITY USE REQUESTS

W. Crandall reported the Children's Story Time program on Wednesdays continues to be strong.

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The new online use form for requesting use of the facility is operating well and emails requests to him automatically.

8. CHECK WARRANTS

W. Crandall moved to approve Payroll Warrant #60420 in the amount of \$16,109.48.

*S. Peisch seconded. – **Approved unanimously.***

S. Peisch moved to approve Accounts Payable Warrant #60428 in the amount of \$36,986.86 for insurance and highway expenses. W. Crandall seconded. –

Approved unanimously.

9. MOWING BIDS

Bids were reviewed; the Board favored the lower complete proposal.

*S. Peisch moved to accept the bid from Rick Rockwell in the amount of \$7,700 for mowing of the Town Green and cemeteries. J. Dunham seconded. **Motion carried unanimously.***

10. PLANNING COMMISSION – ACT 181 / TOWN PLAN UPDATE

Adam Lucci Addison County Regional Planning Commission (ACRPC) presented on Act 181 land-use changes and regional map updates:

- Monkton qualifies as a Tier 1B community, eligible for reduced Act 250 jurisdiction within designated village areas.
- Map refinements include two village centers (Monkton Ridge and Monkton Boro) and classification of surrounding lands into “Rural General,” “Rural Agriculture & Forestry,” and “Rural Conservation.”
- Developments over 10 units still trigger Act 250.
- Public hearing on the regional plan slated for June 13, with final adoption expected in July. Municipalities wishing to opt into Tier 1B should act by late July 2026.

L. Burns asked about the meaning of “walkable” and funding for sidewalks. I. Hughes referenced recent trail proposals; S. Wilbur clarified grant options. J. Dunham and J. McNerney asked about forest connectivity designations; A. Lucci and M. Cargill explained regional vs. town plan differences. It was noted that the Planning Commission supports the Tier 1B map.

The Board will review the sample resolution and consider action before the July deadline.

AARCPC information: acrpc.org

AARPC Monkton map:

experience.arcgis.com/experience/ed20c9c6620548a2a122d7e94ce86b43/page/Monkton

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11. LIQUOR LICENSE

W. Crandall moved to approve the liquor license application for Yates Orchard. S. Peisch seconded. Motion carried unanimously.

12. SELECTBOARD MEETING TIMES

Historically, Tuesday Selectboard meetings conflict with school-board sessions. Discussion and consensus was quickly reached that switching to allow for members of the Board and the community to attend both meetings was the right course.

*S. Peisch moved to set regular Selectboard meetings for the **second and fourth Thursday of each month at 7:00 PM**, effective May 14 2026. J. Dunham seconded. Motion carried unanimously.*

13. APPOINTMENTS

S. Peisch moved to appoint Chuck Soule to the Conservation Committee and Hannah Baxter to the ANAC Committee. W. Crandall seconded. Motion carried unanimously.

14. HIGHWAY DEPARTMENT

A. Update

J. Szarejko and T. Currier reported paving to begin the week of May 5 on Monkton Road. The crew is storing winter equipment and completed culvert replacements. A new asphalt-cut saw was purchased for safer and more efficient work.

B. Cedar Lane / Riverflow Access

S. Peisch reviewed relevant town plan policies before turning discussion over to J. Dunham and T. Currier, who led a site visit with abutters (Paul & Tracie Cassarino), Mike Leonard and M. Boltz-Robinson (Tree Warden).

S. Baker, presented plans on the Cedar Lane road improvement project for the River Flow parcel, covering permits, road design, tree removal, and right-of-way documentation.

Project Context: The River Flow project is located within the village planning area and has secured nine total permits (four town, five state). S. Baker assured the board that the project is completely built, and widening the road is not a precursor to future expansion.

Road Design: The alignment shifts to hug the inside of the curve to improve the centerline, minimize wetland disturbance, and aid emergency vehicle alignment. The recommendation is to maintain the standard 20-foot width for the initial 400-foot stretch to ensure two vehicles can pass easily, prioritizing safety and emergency access over a 16-foot alternative.

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Tree Removal: S. Baker strongly recommended removing the leaning spruce trees on the uphill/inside of the curve due to obstruction, risk to overhead wires, and poor visibility. Riverflow is hesitant to commit funds for replacement landscaping for neighbors, as their existing hedge is within the town's right of way.

Utility & ROW: Current overhead wires have low clearance (around 13 feet), which could be mitigated by moving the pull-off area or potentially dropping the overhead service underground. The town's right of way (ROW) is documented by a Barnard and Jarvis survey (referenced on Drawing S1) and includes pins/monuments recorded in town land records, confirming the ROW boundaries.

Consensus: *Schedule a second on-site meeting including Riverflow representatives and the Cassarinos before final permit action.*

C. Grader Financing

The board is waiting for municipal equipment loan application to be reviewed at their annual meeting in May.

S. Peisch moved to sign a National Bank of Middlebury loan for the grader in the amount of \$161,930. J. Dunham seconded. Motion carried unanimously.

D. Tandem Truck RFP

S. Peisch moved to approve the Tandem Truck Request for Proposals with a submission deadline of May 27 2026. W. Crandall seconded. Motion carried unanimously.

E. Town Road and Bridge Standards

S. Peisch moved to adopt the updated Town Road and Bridge Standards. J. Dunham seconded. Motion carried unanimously.

F. Sale of Highway Assets

Highway crew will prepare the 2015 F-550 (trade pending arrival of new truck) for sale and seek bids for surplus culverts unsuitable for town use.

G. Monkton Road Washout

Discussion of the recent washout revealed a natural beaver-dam breach. Emergency repairs were completed.

H. Highway Access Policy

Board will revisit policy language on driveway/road damage cost recovery and clarify standards for future situations.

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15. PINEY WOODS ROAD

Dubois & King have begun survey work; field flagging underway. Formal update expected May 14.

16. ANNOUNCEMENT FROM ROAD FOREMAN

T. Currier reminded residents to slow down and respect work zones for crew safety.

17. ACTION ITEMS

- Schedule follow-up Cedar Lane site visit (J. Dunham, T. Currier, S. Wilbur).
- Post Tandem Truck RFP (T. Currier & J. Szarejko).
- Finalize grader loan documents (S. Peisch & K. Barbour).
- Update meeting-notice schedule (S. Wilbur).

18. NEXT MEETING

Thursday, May 14, 2026 at 7:00 PM – Monkton Town Hall / Zoom.

19. ADJOURNMENT

J. Dunham moved to adjourn; W. Crandall seconded. Motion carried unanimously.
Meeting adjourned at 9:05 PM.

Respectfully submitted,
Stacy Jones, Minutes Recorder