

TOWN OF CORNWALL  
TOWN PLAN HEARING and SELECTBOARD MEETING  
Cornwall Town Office  
Tuesday, April 30, 2013

**Present:** Bruce Hiland, Abi Sessions, Ben Wood, Dave Sears

**Guests:** Cornwall Planning Commission: Jim Duclos, Jim Bolton, Traci Himmel Isham; Ben Marks, Colin Kriwox, Sarah Murray, Mary Martin, Tim Fisher, Katherine Branch, Marian Burton, Robert Burton, Rene Audet, Dan Borden, Judy Werner, Holly Noordsy, Sue Johnson

**TOWN PLAN HEARING**—called to order at 7:00 pm.

**AGENDA:** Final hearing on updated Town Plan

**Introduction & background**

- Bruce opened the Town Plan Hearing with some background on the actions taken subsequent to the first hearing. The Selectboard, Regional Planning, and town counsel worked on issues that arose at that hearing, incorporating a number of clarifications and new sections. Among these were Scenic By-way, Town Green, utility company projects.

**Comments**

- Abi requested that Jim Bolton or Tracy Himmel Isham, as Planning Commission representatives, point out where the specific changes had been made.
- *Tracy—Page 51—Utilities*; Gas Line; strengthened section dealing with how the Town feels regarding issues related to large utility projects; should now better represent Town, giving more weight to Town's position at any PSB hearings.
- *Ben Marks*— spoke to the 248 process, providing background regarding what it is that utilities are required to show to the PSB (per VSA 30 §248); Utility must show they are in conformance with Town's Plan; PSB may follow Town's preference, but—if not—must explain in detail why they reject the Plan. Ben explained source of his setback footage determination; comes from Federal Code stating what a utility must do when passing through densely populated areas. Residents must understand, when reviewing Town Plan, that Federal Code does not apply in Cornwall as Cornwall is not densely populated. Nonetheless, his figures were chosen because, when an explosion occurs, the area of destruction covers approximately a 250' radius from explosion site. Cornwall does not feel their inhabitants' lives are of lesser value than lives of those in densely populated areas which do fall under the Federal Code.  
Discussions with RPC and Town Counsel resulted in wording which is

intended also to apply significant pressure points to the decision -making process of any utility planning a large-scale project within Town bounds.

Footnotes added to Plan in several areas which contain calculations and how they were arrived at.

- *Mary Martin*—IP is part of Phase II, they should not be having any input in Phase I. *Ben* indicated that, to the contrary, as a contributor of \$20million or so, IP does indeed have a part in Phase I, and has been granted interested party status.
- *Bruce* noted that Adam Lougee has expressed some reluctance in endorsing some of the language in Cornwall's Plan. When asked if that reluctance would have a negative bearing on RPC acceptance of Cornwall's Plan, the answer was "No."
- *Bruce* advised those present of a parallel series of discussions going on between himself and VGS' Don Gilbert, and Shumlin's Chief of Staff, Liz Miller. He also explained that the Selectboard feels the Town's best defense is a Plan which elucidates the Town's stance on issues related to the pipeline (as has now been incorporated in the Plan).
- *Tracy*—Returning to the Plan: *page 37—Community Facilities*; added Town Green information; *page 41—Emergency Management Team*; added footnotes relating to pipeline and community facilities; *page 49—Water and Waste Water*; more pipeline footnotes; *pages 51–52—Utilities*; new section on utilities, with footnotes; *page 56—Transportation*; added Lake Champlain By-Ways; *page 97—Future*; Topic broken out by land-use areas with information on Cornwall Village, and new section for Town Green; *page 107—Goals and Recommendations*; more on the Town Green and town facilities; *page 110*—added information in support of Lake Champlain By-Ways designation as a means of attracting visitors to the Village.

**Additional Comments on the Town Plan**—None

**Hearing Adjourned:** 7:47pm

**SELECTBOARD MEETING**—called to order at 7:48 pm.

- *Abi* MOVED, *Ben* SECONDED, that the Selectboard approve and accept the *Cornwall Town Plan 2013–2018*, with the additions discussed. *Motion passed.*

**Meeting Adjourned:** 7:50pm

Respectfully submitted,  
Robin Conway, Substitute Minute-Taker

PREPARED BY	
DATE	

# 4/30 SELECT BOARD HEARING

## SIGN UP SHEET

<u>NAME</u>	<u>ADDRESS</u>	<u>TOWN</u>
Tracy Himmel Isham	3356 Rt. 30	Cornwall
Timothy Fisher	727 Fisher Rd	"
Katherine Branch	#776 West St	Cornwall
JAMES BOLTON	860 West St	Cornwall
Marian Sutton	463 de Long Rd	Cornwall
Robert A. Sutton	463 de Long Rd	Cornwall
Bene Edwards	188 Audet Rd.	Cornwall
Dan Borden	455 Fisher Rd	Cornwall
Judy Werner	455 Fisher Rd	Cornwall
MARY MARTIN	1967 Rt 74	W Cornwall
Holly Noordsy	18 Route 74	Cornwall
Sarah murray	1501 Rt 74	Cornwall
Colin Krewitz	1501 Rt 74	W Cornwall
Ben Marks	2098 Rt. 74	Cornwall
Sue Johnson		