

Calais Development Review Board  
Minutes September 20, 2018

Board Members Present: Margaret Bowen, Chairman, Barbara Weedon, Walter Amses, Trey Martin, Ruth Porter

Others Present: Meg Dawkins, Spokesperson for the Perennial Field Project (PFP), Craig Chase of Chase and Chase, who is doing the surveying and septic design for PFP, Graham Unaugst, member of PFP, Craig Oshkello, land planning/design consultant, and interested neighbors, Harvey George, John Rosenblum, Janice Ohlsson, Gail Graham, Rick Purchase.

Application 2017-28

Final Plan Review for Perennial Field Project

In March 2018 the DRB approved the PFP Preliminary Plan with 9 conditions, which were to be met by the Final Review. Meg Dawkins went through each condition and what the PFP has done to meet that condition. What she said was written out in detail in the application.

PFP obtained 2 curb cuts from the Selectboard.

PFP met with the East Montpelier Fire Department. The EMFD gave them a written decision. They met the requirements.

The driveways will be larger than required. There will be overflow parking. Maintenance of the private road will be funded by the Homeowners' Association.

Only lot 6 could impinge on Joan Bennett's property with light pollution. Steps have been taken to keep this from being a problem for her.

The application has 6 waivers for the DRB to consider when it makes its decision on the Final Plan.

When the other people present were given a chance to ask questions, Harvey George said he thought the state didn't allow building in the Shoreland District. Jan Ohlsson told him that people can build 150' from the shore.

In response to another question, Meg Dawkins said they were planning to drill one well, if they can get a well with 30 gallons a minute. That will be determined by a pump test. There was talk about the new well drawing down the capacity of the wells that are already present. Harvey George has seen that happen to his well when others were drilled, and he is very worried about what this new well will do to his.

The PFP already has all the buyers for the six houses that are to be built, and it has a quarter of the infrastructure costs in the bank.

An approval by the DRB would trigger the septic permits from the state.

When the questions were answered, the meeting was adjourned. The hearing has not yet been closed.

Ruth Porter

Calais Development Review Board  
Minutes September 10, 2018

Board Members Present: Margaret Bowen, Chairman, Barbara Weedon,  
Walter Amos, Tracy Martin, Ruth Porter,  
Guests: Mr. David Dawkins, spokesperson for the Perennial Field  
Project, PFP, Craig Chase of Chase and Chase, who is doing the  
surveying and site design for PFP, Gerald August, member of PFP,  
Craig Ashkell, land planning/design consultant, and interested  
neighbors, Harvey George, John Orlisson, Janice Orlisson, Gail  
Caban, Rick Purdum.

Final Plan Review for Perennial Field Project  
In March 2018 the DRB approved the PFP Preliminary Plan with 9  
conditions, which were to be met by the Final Review. Mr. Dawkins  
went through each condition and what the PFP has done to meet the  
condition. What she said was written out in detail in the application.

PFP obtained 2 curb cuts from the Selectboard.  
PFP met with the East Montpelier Fire Department. The EMD gave  
them a written decision. They met the requirements.  
The driveways will be larger than required. There will be overflow  
parking. Maintenance of the private road will be funded by the  
Homeowners' Association.

One lot could impinge on Joan Bennett's property with high  
seeps have been taken to keep this from being a problem for her.  
The application has 7 waivers for the DRB to consider when it makes a  
decision on the Final Plan.

When the other people present were given a chance to ask questions,  
Harvey George said he thought the state didn't allow holding in the

... and District Jan Orlisson told him that people can hold ...  
... in response to another question. Mr. Dawkins said they were planning  
to drill one well, if they can get a well with 30 gallons a minute. That will  
be determined by a pump test. There was talk about the new well  
digging down the capacity of the wells that are already present. Harvey  
George has seen that happen to his well when others were drilled, and he  
is very worried about what this new well will do to his.  
The PFP already has all the buyers for the six houses that are to be built,  
and it has a quarter of the infrastructure costs in the bank.  
An approval by the DRB would trigger the specific permits from the state.  
When the questions were answered, the meeting was adjourned. The  
hearing has not yet been closed.

Ruth Porter

On September 26, 2018, the DRB voted to close the hearing. Trey Martin so moved and Barbara Weedon seconded his motion, and all 5 members present voted to close the hearing.

Respectfully Submitted,  
Ruth Porter

A handwritten signature in cursive script that reads "Ruth Porter". The signature is written in dark ink and is positioned below the typed name.

On September 10, 2018, the DRB voted to close the hearing. They Martin  
submitted and Barber's Weidman seconded his motion, and all 5 members

present voted to close the hearing.

Respectfully Submitted,

Richard ...