

**Charlotte Conservation Commission
Draft Meeting Minutes
November 28, 2023
Town Hall
7:00 pm**

**Maggie Citarella, Claudia Mucklow, Sharon Mount,
Pete Demick, Maggie Korey, Roel Boumans, and David McNally**

Guests: Charles Russell

Agenda:

- 1. Nature Notes**
 - a. Observations - Pete saw baby bobcat on his property. Claudia saw buck, four pointer.
- 2. Agenda Additions / Deletions**
 - a. Short discussion on Charlotte salting practices.
- 3. Public Comment**
 - a. No comment.
- 4. Administration (Minutes, DRB Review Assignments, Town Report, Resources)**
 - a. October meetings minutes were approved. Motion by Peter, seconded by Sharon. Approved.
 - b. DRB - one new application from the Old Brick Store. Likely no comment - sounds like not applicable to conservation.
 - c. Next DRB reviewers until December 19 meeting - Sharon and Claudia will review. Motioned by Peter and seconded by Roel. Approved.
 - d. Town Report - Sharon produced a first draft of the CCC section for the Town Report. Added section about the CVCP (Champlain Valley Conservation Partnership). Town report was approved unanimously, motion by Claudia and second by Peter.
 - e. Maggie C added more outreach resources from the library to the CCC spreadsheet.
- 5. Town Planning and Development Review (DRB and PC Updates, One-Pager, Habitat Map)**
 - a. Recent DRB applications had no comments.
 - b. Two recent applications - Yellowwood and Ulmer - have had some additional changes that will go before the DRB.

- c. Updated appeal process (DRB) for the Selectboard. This is an initiative of the DRB which came out of controversial project reviews from the Selectboard. It has not been finalized yet. Will review and draft letter if it makes sense.
- d. Recent news article - Maggie C provided an interview. Peter Joslin was the author from the Charlotte News.
- e. PC commission info - planning a table at the CCS craft fair to share info on the village master plan. Hope to have input from the public on updates to the town master plan. The PC meets monthly to discuss the master plan. Expected to vote on the bylaws in spring 2025. PC is tentatively planning a public input session in early 2024.
- f. Solar farm projects:
 - i. Greenhouse on Greenbush road. No major updates or concerns.
 - ii. The larger solar project behind the power station - no new updates.
 - iii. Larry has been keeping the CCC informed.
- g. Land Use Regulations - no new developments. PC focused on Thompson Pt and non-conforming structures. Public facing news article that simplifies the Vision document for citizens in the town - target for January 2024 Charlotte News (Dave and Sharon).
- h. Also Sharon is interested in providing more info to citizens on the Land Trust and similar trusts and the resources available in Charlotte.
- i. One Pager for the CCC - DRB version 1 pager (original) & DRB version 2 pager (C. Russel version). The merits of both were discussed at length with a decision to blend the two documents into one new edited version to be refined by Maggie C. Dave made a motion and Claudia seconded for Maggie to revise. Approved.
- j. Habitat Map - inviting Arrowwood to a meeting in the coming months to do an informational meeting. Possible opportunity to meet with DRB to see if they could do a joint presentation. Claudia will reach out to Arrowwood to try to see if they are available. Matching for Town of Charlotte budget. Maggie C. reach out to Kate Kelly to see about coming to a meeting. Dave to work on a timeline for the development of the Map Review (Maggie C to send info).

6. Outreach (Website, Events, Trails, Planning)

- a. Road salt - discussed having Junior Lewis come to a future CCC meeting to discuss. UVM has done [some research on road salt impacts](#). Here is an [article from UVM](#).
- b. Vermont River Conservancy webinar - Maggie C attended & shared info.
- c. Possible Projects.
 - i. Maggie C talked with Audubon VT about possible project collaborations/events.
 - ii. Claudia is interested in Rte 7 underpass corridors for wildlife.
- d. Pete and Claudia put six wildlife cameras up in the 33 acre town pound lot for a month to study wildlife movement.
- e. VT Naturalist Program - looking for cameras to put out all winter on Lewis Creek (6 total). This would be similar to a project done by them last year. Seeking

more info from the program prior to sending them out.

7. Adjourn (Next Meeting is 12/19)

- a. Ethan Tapper to come to the Feb 2024 meeting.