



# One Burke Village Infrastructure and Visioning and Economic Development Meeting

February 3, 2021

Online via Zoom

Dufresne Group  
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On February 2, 2021 at 5:00 pm, a meeting was held via Zoom video conference to discuss the Burke Visioning and Economic Development Study and Water and Wastewater Study. The following individuals attended:

<u>Individual</u>	<u>Representing</u>
Dan Flanagan	One Burke
Des Hertz	One Burke
Cathie Wheeler	One Burke
Todd Vendituoli	One Burke
Mike Harris	Town of Burke Administrator
Jim Newell	West Burke Unitarian Universalist Society
Coralie Curran	Burke Property Owner
Laura Malieswski	Burke Chamber of Commerce
Lynnette Claudon	VT DEC
Megan Young	VT DEC
Peter Fairweather	Fairweather Consulting
Greg Gossens	gbA
Andrea Day	Dufresne Group

Andrea Day has prepared the following summary of notes taken at the meeting. Please notify her if you have any corrections or additions to these minutes. Tasks to be completed as a result of this meeting are underlined.

- I. The minutes from the December 15, 2020 and January 12, 2021 meetings were approved
- II. **Visioning/Economic Development Study – Fairweather Consulting**
  - a. Interested West Burke property owners
  - b. Status of the brick church in West Burke
    - i. Church has potential for use for the community

- ii. Unitarian Universalist Church owns building
- iii. Church represented by Dawn Felsing and Jim and Sally Newell
- iv. Important to discuss possibilities for that building with the Newell's
- v. Des introduced committee members to Jim Newell and summarized committee work for West Burke and funding opportunity with Preservation Trust of VT, with deadline of March 1<sup>st</sup>
- vi. Todd gave summary of ideas for potential improvements – make downstairs access and bathrooms ADA compliant, adding internet, using building as catalyst project for West Burke. Potential tie-in with park, good potential, computer training classes, Todd and Mike Harris have discussed opportunities. Addition off back where ski shop is located could provide an area for the sunshine box (food pantry). Building is in good shape overall.
  - Laura brought up Project Connect to get internet into library.
- vii. Jim likes the ideas, also suggested a bathroom upstairs as an option. Mike said that adding a bathroom upstairs would take up quite a bit of space, but Jim would like a bathroom upstairs for ADA accessibility – would need to look at space requirements – possibly room where attic access is located
- viii. Todd discussed space requirements for ADA bathroom; and the need to make sure ramp meets ADA.
- ix. Des discussed recommendation to complete assessment to look at cost and feasibility of ideas. Jim agreed to the assessment and supports the goals of the committee.
- x. Opportunities in building to work with library – the library is interested in getting internet and offering more resources to the community
- xi. Cathie Wheeler asked about ideas the church group has had for use of the building – public meetings, film series (Unitarian Universalist Church) – only physical project is to have a handicap bathroom. Church has already improved insulation and replaced windows.

- Jim – church meets two times a month on Sunday at 11 except January to March. Library doesn't open in winter either.
- xii. Builder of present church (~1929) stipulated the library should have use of two rooms upstairs.
- xiii. Minimal income from the trust to library and church, also some income from the ski shop.
- xiv. Next step is to get assessment (working with Preservation Trust) to determine if ideas could be realized.
- xv. Getting assessment done would put projects on the radar for the Preservation Trust funding if March deadline is missed.
- xvi. Greg G. suggested drafting up an outline of proposed improvements to increase building use – building improvements are not extensive. Greg offered to have someone from his staff to assist with the evaluation if Ben Copans (Preservation Trust) can't get someone there in time.
- xvii. Mike Harris asked if the grant could go to more than one entity – West Burke Methodist Church could use improvements as well. Todd noted that \$50,000 funding will likely be used up quickly with even the minor improvements.
  - Mike Harris – if funds leftover – option to make available for another Church.
  - Des needs to get more info from Ben on grant requirements.
  - Unitarian Church became focus due to location.
- xviii. Todd to work on list of improvements and send to Des, Peter, and Greg.
- xix. Peter to work on narrative of programmatic uses.
- xx. These improvements would make the building more usable for the community and could provide additional revenue to the church.

- xxi. The church could be an anchor for the history trail as well. Jim noted that it would be nice if the church building was used more.
- xxii. Des to contact Ben to set up next steps and will coordinate with Dawn and Sally and Jim – send email with information to group with ideas (as prepared with Todd and Peter).

### III. Water & Wastewater Study

- a. East Burke property owner contact update
  - i. Clarners and Connie Charron are agreeable – Connie sold all but 8 acres to Clarners. The Clarners own the level part; got the form back from Doug Clarner.
  - ii. Des to reach out to Paynes
- b. Growth now not as projected – Andrea to work with Mike Harris on population projections – property transaction information.
- c. The existing wastewater disposal system for Burke Mountain may be a good alternative for East Burke. Burke Mountain will want to reserve capacity in wastewater system but should continue discussion with Mountain on using excess capacity.
  - i. Could provide Mountain with revenue stream.
  - ii. Need to explore further with Kevin Mack.
  - iii. DEC funding allows purchase of an existing utility.
- d. Caution with water quality due to lack of VOC, SOC testing
- e. Include consideration of existing public water systems in West Burke. Small PWS systems in West Burke could become part of PWS i.e. Community Center, Daycare, community water systems. Could also provide some water quality information since existing data is limited.
  - i. DG will look into for next meeting
- f. 30% PER Summary
  - i. Section 1 and 2 - The first two sections are a summary of the findings and the scope of work.

- ii. Section 3 - Project Planning Area includes demographic information about the project area.
  - The West Burke project area is primarily residential.
  - The East Burke project area is commercial & mixed-use with less of a residential component.
  - Burke's population is projected to grow slightly in the next 10 years.
  - Projected wastewater demand, calculated using estimates of existing demand and the potential growth numbers, varies from 53,564 – 409,240 gpd in West Burke and 30,514 – 109,199 gpd. The high ends represent demand based on the maximum possible population.
  - Stone Environmental identified multiple sites as potential wastewater disposal areas in West Burke.
  - The University of Vermont Consulting Archaeology Program conducted archaeological resource assessments on two of the sites that looked to be most promising in West Burke: 2799 US Route 5 and 212 School Street.
    - a. 2799 US Route 5 will not need any additional archaeological or historical study;
    - b. 212 School Street would need to be monitored should investigations move forward.
  - An archaeological study for East Burke has yet to be completed.
- iii. Section 4 - Existing Facilities summarizes the existing water and wastewater systems in each project area.

- West Burke does not have any existing public water or wastewater infrastructure. East Burke has a public water system that serves or could serve most of the project area.
  - Water quality tests performed in October 2019 on 20 West Burke properties concluded that the water is generally good. 50% of survey respondents said they treated their water in some way (mostly particle filters).
  - 40% of survey respondents in East Burke relied on a private well. Of those respondents six would like water tests completed on their private wells.
  - About 50% of West Burke wastewater systems (according to survey) are within 200 feet of either a well or surface water.
  - 30% of survey respondents (2 business properties and 4 residential properties) from East Burke said with access to additional wastewater capacity, they would make improvements to their property that they are unable to do now.
- iv. Section 5 - Need for project describes the need that the project would address.
- Limited growth
  - Aging wastewater systems pose a threat to health and sanitation
- v. Section 6 - Evaluation of alternatives
- Alternatives for water that will be considered include:
    - a. Private wells or a public water supply,
  - Alternatives for wastewater that will be considered include:

- a. Private septic systems, public wastewater systems;
  - A summary and pros and cons for each will be included.
  - Cost estimates for each alternative will be provided.
- vi. Section 7 - Proposed project
  - Still an outline, information still needs to be gathered and evaluated.
  - Will include a summary of the proposed project and funding options.
- vii. Appendices
  - The Hoffer Consulting Groundwater Availability Study
  - The Fairweather Consulting Visioning Study
  - The UVM Archaeology Resources Assessment Desk Reports for 212 School Street and 3799 US Route 5
- g. Project Schedule
  - i. Last schedule had completion in June 2021. Due to delays (COVID, field work) the revised completion will likely be in early 2022. The delay in West Burke field work will align the project schedules for East and West Burke where before they were staggered. Lynnette and Mary submitted the grant extension request last week to NBRC.
  - h. One Burke non-profit status
    - i. More to come after March meeting – Mike Harris offered to help with getting it set up
- IV. Next meeting scheduled for February 23<sup>rd</sup> at 5:00 pm
  - a. Andrea to send save the date