

Lincoln DRB meeting August 31 2022 6:30- 8:15

****PENDING APPROVAL****

Location of meeting: Town Office (62 Quaker Street, Lincoln, VT, 05443) and online via Zoom.

ZBA members In attendance: Brian Frazier, Nicole Lee, Emmet Moseley, Steve Halnon and Alison Zimmer (alternate)

Members of the public in attendance in person: None

Members of the public in attendance via Zoom/Phone: None

Prior to the meeting we were informed that one more board member will be elected by the select board at the 9/06/2022 meeting. A meeting with Jim Carroll to educate the board on the judicial regulations and responsibilities of the board is pending.

1) Meeting called to order, Agenda was approved by all in attendance at approximately 6:45.

2) Self introductions were made by all board members

a) Nicole Lee. Has lived in Lincoln for about 5 years, moved here from the Washington DC area to raise her daughter. Has been involved with the ZBA (current member) for 4 years. Occupational experience in the architecture field and working with various review boards in the Virginia, Maryland and DC area prior to moving to Vermont.

b) Steve Halnon. Has lived in Lincoln since the mid 70's. Has been involved with the ZBA 'for a long time' as an alternate. Enjoys property maintenance. Occupational experience in the building trades

c) Emmet Moseley. Lives on family land (3rd generation) on Elder Hill with family. Is motivated to learn about local government and has had interest in being involved with Lincoln for years. Currently works at the Office of Economic opportunity, however is also in graduate school to become a counselor.

d) Brian Frazier. Has lived in Lincoln for about 20 years. Has many years experience working with aerospace/telecommunications with designing cell phone and wireline sites in Vermont and around the country as an engineer. Has a wide breadth of experience working with many zoning boards from occupational experience and is familiar with Act 250 and environmental laws.

e) Ali Zimmer. Has lived in Lincoln for 12 years and Vermont her entire life. Has a PT practice in Bristol. Is a novice with town government but enthusiastic to learn and help

the town of Lincoln with changing times in an effort to remain a quintessential Vermont mountain town. Asked to be an alternate for now as she will be renting her home in Lincoln out for 1-2 years and traveling.

3) Discussion of role of elected officers and who was best fit for the needed roles

Elected Officers:

Brian Frazier Chair

Nicole Lee Vice Chair

Emmet Moseley Clerk

Elected unanimously by the board

4) Open to Public Comment, however no members of the public were present.

5) Discussion on setting up a regular meeting date and time.

The first Wednesday of each month was decided and unanimously voted on. The next meeting will be held on October 5th at 6:30 PM at the Lincoln town office.

6) A unanimous decision was made to use the Addison Independent as the newspaper of choice for posting of notices as well as Front Porch Forum as a 'closed thread' post.

7) Discussion on rules of procedure and conflict of interest policy and which policy the board would adopt as well as the differences between the two policies.

The board adopted policy #1 (found on page 14 of the Rules of Procedure and Ethics Manual, 2005 which [can be found here](#)). However may amend this policy in future meetings as the board sees fit. A note to ask Jim Carroll as to the changing of this policy was made.

8) The question was raised if the board was ready to hold a hearing at the next meeting.

The board was unanimously in favor of having a hearing for the Donna and David Wood Waiver Request for the solar canopy mount in an attempt to have a decision by as quickly as possible so that, if approved, the project can go forward before the ground freezes.

9) Discussion of zoning enforcement. Zoning Administrator Steve Gutowski introduced himself to the board prior to the start of the meeting. A note was made to ask Jim Carroll about the exact rules and enforcement of zoning by the ZA.

10) Brian notified the board that he has prepared a google earth doc to be sent via email to board members showing tax information, floodplains and zoning districts.

11) To do list was discussed including: a) understand town office wifi (password,) as well as how to use electronics (show zoom members what is on computer screen etc.)

How to access previous Lincoln rulings. Brian volunteered to organize and make previous rulings/ history electronically accessible.

12) Question was raised on how to access the current waiver, if this could be done electronically or must be in person at the town clerk's office. Nicole and Steve will send this electronically as has been done with the ZBA.

13) Mention of a cell tower addition permit coming down the pike.

Meeting Adjourned 8:15