

Wells Planning Commission "Special" Meeting Minutes

Wednesday, February 12th, 2025 at Wells Town Hall

Commission:

Steve Miller – Chair	2025
Wm. Chmielweski – Vice Chair	2026
Sharon Corey – Secretary	2027
Fran Gilman - Member	2025
Cherry Hopson – Member	2025
Cheryl Woodruff – Member	2025
Heather Thomas – Member	2025

1. No guests present.
2. Meeting called to order by Steve Miller at 6:38 PM on February 12th, 2025.
All members of Wells Planning Commission were in attendance.
3. Quorum was verified with 7 members, enough for a Commission Meeting.
4. Agenda was approved by Commission.
5. Minutes from meetings of October 23rd, 2024 and February 5th, 2025 were handed out by Secretary. Fran Gilman made a motion – seconded by Cheryl Woodruff to accept the minutes as written. All in Favor.
6. No Correspondence.
7. No public comment as none in attendance.
8. Heather with updates from RRMC. Heather stated we need time to integrate required language for State Concerns regarding the 2025 Wells Town Plan we are working on. Heather spoke of a great document, produced by RRMC, that was also very informative "Rutland Area Community Resource Guide".

Notice of Public Hearing on Wells Town Plan. Hearing shall be public. Date will be March 19th, 2025 at 7: 00 PM at Wells Town Office. Notice of hearing shall be posted at Post Office. Heather Thomas will send out Town Plan to required people by computer. Proposed 2025 Wells Town Plan must be sent out 30 days in advance of Public Hearing before February 17th, 2025. Fran Gilman made a motion that Heather send 2025 Town Plan to people that need to in Poultney, Pawlet, Middletown Springs and Tinmouth. Heather to also provide notice for Public Hearing in March that Logan from RRPC sent. Motion was seconded by

Cheryl. All in favor. Fran then amended second part of his motion to: Planning Commission to hold a Public Hearing on the proposed "2025 Wells Town Plan" in accordance with 24 V.S.A. Chapter 117 on Wednesday, March 29th, 2025 at 7 PM at Wells Town Office.

Updates to Town Plan – Fran brought in a paragraph to go into Section 5.10 regarding the East Wells Road. Commission Members were asked to look over the Draft Plan that was handed out at 2/5 meeting.

9. Next Meeting : Thursday, February 27th, 2025 at 6:30 PM "Special Meeting" at Wells Town Office.
10. Adjournment – Cheryl made a motion to adjourn meeting at 8:11 PM. William seconded – Motion Carried. All in favor.

Respectfully submitted,

Sharon L. Corey

Secretary