

**Wilmington Selectboard Agenda**  
**May 7, 2024 at 6 pm**

1. Visitors, Public Comments, Possible Changes to the Agenda
2. Approve Minutes of April 16 and 25, 2024 (5 minutes)
3. Action Items (15 minutes)
  - *The Selectboard to possibly approve the bid from Zaluzny at \$32.45/cy for gravel and \$31.45/cy for ditch stone.*
  - *The Selectboard to possibly approve the land conveyance legal notice and authorizing resolution.*
4. Liquor Commission (5 minutes)

*The Selectboard to possibly approve;*

  - *A First-Class and Outside Consumption Renewal for Wilmington Village Pub and The Village Roost,*
  - *A First and Third-Class Renewal for Cask & Kiln Kitchen,*
  - *A First and Third-Class and Outside Consumption Renewal for L&S Ince dba NorthStar Pizza and WHVT Hotel LLC dba The White House,*
  - *A Request to Cater Permit and an Open Container Ordinance Exemption for WI Foster for an event at Ratus on 5/26/24 from 12-3 pm, and*
  - *A Special Event Permit for La Casita for an event at WW Building Supply on 5/13/24 from 4-6 pm.*
5. 1% Local Option Tax Requests (20 minutes)
  - *The Selectboard to possibly approve the 1% request from SEVEDs in the amount of \$6765.*
  - *The Selectboard to possibly approve funding the groundwater availability study by Hoffer Consulting Inc in the amount of \$4150.*
6. Other Business/Correspondence
  - *Summer Schedule; to avoid holiday weeks, move the meeting dates to July 16, August 20 and September 17. Keep June 4th*
7. Select Board Members Comments
8. Town Manager's Updates (10 minutes)

## **Wilmington Selectboard Meeting Minutes April 16, 2024**

**Present:** Tom Fitzgerald, John Gannon, Vince Rice, Sarah Fisher, Tony Tribuno

**Others Present:** Scott Tucker, Marshall Dix, Ivy Kirby, Jessica Roberts, Therese Lounsbury, John Lazelle, Shelly Sousa, Christine Richter, All State representative.

Meeting called to order at 6 pm

1. Visitors, Public Comments, Possible Changes to the Agenda
  - Under Other Business: Set an agenda item for June 4<sup>th</sup>, at 6 PM (1-hour) with AOT Scoping Engineer Laura Stone, re: Bridge 31 on Route 9 over the North Branch of Deerfield River, for a "Regional Concerns Meeting."
2. Approve Minutes of April 2, 2024
  - Tribuno moved to approve the minutes of April 2, 2024, Rice second; all in favor.
3. Action Items
  - Rice moved to approve the Letter of Intent for the FY25 Grants-in-Aid Program, Tribuno second; all in favor.
4. Paving bids
  - Tribuno moved to approve the paving bid from All State Construction in the amount of \$337,395, Rice second; all in favor.
  - Tribuno moved to approve the paving bid from All State Construction for East Dover Rd in the amount of \$157,493, pending grant approval, Rice second; all in favor.
5. Financial Update
  - The Selectboard received a financial update for FY24 from Finance Officer/Treasurer Christine Richter. The budget review included three quarters of the year.
  - Sewer - collections look good, with four properties on the tax sale list and a small surplus is expected at end of fiscal year.
  - Water - one more billing cycle is due this fiscal year amounting to \$75,000, collecting old bills, the labor line is a little high as we include a part-time assistant water operator, and a small surplus is expected.
  - Highway Fund - we are budgeting for grants this year (a change from previous years) and we see an insurance refund from a previous year. Heating costs are down related to a new heat pump installation, anticipated expenses will be incurred in the last quarter for Shearer Hill paving, and crack sealing. We anticipate a similar surplus as last year.
  - General Fund - getting ready for tax sale in June with 175 delinquent properties, 46 are on the tax sale list for auction, thus far. Typically, this list is reduced as taxpayers make arrangements for a payment plan with the town. Transfer Station hauling costs are increasing, and revenues have increased with the new increase in fees. The county court cost is up significantly based on the CLA of the town Grand List. Revenues increased this year, and interest increased. Overall, we expect to be on target.

- 1% Local Option Tax Fund – see encumbered amounts, and overall revenues into this fund have increased over the past year. The unencumbered amount in the fund may help with anticipated community and economic development projects, as we know costs have increased. In some cases, material costs doubled, with labor increases compared with estimates from a few years ago. Examples: during COVID the town did not need to borrow funds as taxes were delayed; East Main Sidewalk and Sewer Project; North Main Sidewalk Project; Tennis Court Reclamation and Rebuild Project; and others.

6. Local Emergency Management Plan (15 minutes)

- Rice moved to approve the 2024 Local Emergency Management Plan, Tribuno second; all in favor.

Fitzgerald moved to enter into Liquor Commission at 6:36 p.m., Rice second; all in favor.

7. Liquor Commission (5 minutes)

- Fitzgerald moved to approve a First- and Third- Class and Outside Consumption Renewal for VT Golf Hospitality at 70 Spyglass Dr.;
- A First-Class and Outside Consumption Renewal for Folly Eats LLC;
- A First- and Third-Class renewal for Dairy Bar Inc., Tribuno second; all in favor.

Out of Liquor Commission at 6:38 p.m.

8. Other Business/Correspondence

- Selectboard agrees to set an agenda item for June 4<sup>th</sup>, at 6 PM (1-hour) with AOT Scoping Engineer Laura Stone, re: Bridge 31 on Route 9 over the North Branch of Deerfield River, for a “Regional Concerns Meeting,” general consent.

9. Select Board Members Comments

- Tom removed a wreath from the building.
- Sarah (and Selectboard) will move to a summer schedule.
- John is headed back to Vermont.

10. Town Manager’s Updates

- Fearless Futures Fair at Twin Valley Middle/High School, May 1st, 9 AM – 12 PM, held to connect up-and-coming talent (students) with employers, colleges and other Windham County organizations. Town Depts participating are Town Clerk, Highway, Police and Fire.
- East Main Street sidewalk project, anticipate GMP moving poles starting this Spring.
- FEMA with my fourth Program Delivery representative, working on the Water Utility Road project.
- Water Dept Service Line Inventory, 20 locations remaining.
- Stormwater Master Plan review scheduled for April 30<sup>th</sup> at 9:00 AM electronic meeting (Fitzgerald Environmental Associates).
- Windham County Resources Conservation District (Cory Ross) will submit a grant on the town’s behalf, with a letter of support from TM, to create a design for infiltration steps and erosion stabilization practices, improving access to the beach area and improve erosion at two fishing spots (with town approval).
- Green Up Day is May 4<sup>th</sup>! Our thanks to Kathy Larsen and Anthony Martino.
- Recreation Commission is hiring for a new director for summer programs.
- Volunteers are needed to sit on various town committees, commissions or boards. Contact Jessica DeFrancesco for more information to join!

11. Executive Session

- Fitzgerald moved to find that premature general public knowledge would clearly place the town or persons involved at a substantial disadvantage, second by Tribuno; all in favor.
- Fitzgerald moved to enter into executive session at 6:52 p.m. to include the Town Attorney and Town Manager to discuss confidential attorney-client communications made for the purpose of providing professional legal services to the body (1VSA202(a)(1)), Tribuno second; all in favor

Out of Executive Session at 7:02 p.m.

- Fitzgerald moved to approve the "Settlement Agreement, April 3, 2024" between 34 Look Road LLC, the Town of Wilmington, Jennifer Nilsen and Eric Potter as parties to this agreement, regarding an appeal docketed as 34 Look Road, LLC Permit, 22-ENV-00055 to the Vermont Superior Court, Environmental Division, and naming Chair Tom Fitzgerald as Duly Authorized Official and Agent for the Town of Wilmington, Rice second; all in favor.

Meeting adjourned at 7:06 p.m.

Respectfully Submitted,  
Scott A. Tucker

Approved by the Wilmington Selectboard:

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Thomas Fitzgerald, Chair

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John Gannon, Vice Chair

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Vince Rice, Clerk

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Sarah Fisher

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Tony Tribuno

## **Wilmington Selectboard Special Meeting Minutes** **April 25, 2024**

**Present:** Tom Fitzgerald, John Gannon, Tony Tribuno, Sarah Fisher; **Absent:** Rice.

**Others Present:** Scott Tucker, Therese Lounsbury, John Lazelle, Chris Lavoy, Gretchen Havreluk, Wayne Elliott, Brandon Brassor, Jeff Longe, Chris Mays, Meg Streeter, Bonnie Lorimer, Steven Chila, Tiffany Chila, Joe Garra, Samantha Kondracki.

1. Visitors, Public Comments, Possible Changes to the Agenda
2. The Selectboard discusses the Route 9 Water / Sewer Expansion Project
  - Fitzgerald said this project has been in the works for the last 6-years, with the water district merger, and the town plan.
  - Lavoy (Water Operator) said it was a “bad idea” to have a long dead-end line, describing it as the worst distribution system. He discussed operational cost increases related to filtration, flushing, chlorine, and residuals. His interest is in water quality and affordability, while not against economic expansion. He feels town should look for additional groundwater sources (a well/independent aquifer) to deliver water to the project, and believes this plan is unsustainable. Interest in using a Hydrologist to identify potential sites for a well in the project area.
  - Elliott (AE Engineer) said that demand for water will reduce the stagnant water that will develop in an 8” line that is required for fire protection. There is a Water Dept. Asset Management Plan in development that will address issues with the system. Stagnation in the lines is more of an issue in the summer months, but as more connections increase, stagnation will decrease; water age and disinfection to manage. He pointed out that our reservoir water sits for 10-days, when the recommendation is to hold enough water for 3-5 days, to move the water through the system sooner – use ½ the amount of water. Elliott said that a simple mixer could help with disinfection as well as the number of connections. Consolidation of systems has been encouraged to be more efficient. Developing a future water source could be an opportunity as an alternate source. Other suggestions were made. Elliott talked about how Champlain Water District manages a lot of long dead-end lines in their system with the use of Chloramines to treat drinking water. A Hydrologist could be hired to perform a “desk top” survey identifying 2-3 probable locations within the project area for a potential alternate water source.
  - Chilla asked what happens now with other dead-end lines in town, and that he will connect.
  - Havreluk (Economic Development Consultant) outlined the economic benefits once water & sewer is extended to help develop this area of town.
  - Streeter suggested considering what Lavoy had to say and he has served the community well over many years.
  - Kondracki concerned with water safety.
  - Lazelle stated that Chris brought out these concerns previously at meetings, and suggested that connections be mandated to improve initial low usage in new water and sewer lines. He read a letter submitted by Lopez regarding the need for an extension on Country Club Road; Lazelle mentioned a parcel that a neighbor thought had a failing septic.

Meeting adjourned at 10:16 a.m.

Respectfully Submitted,  
Scott A. Tucker

Approved by the Wilmington Selectboard:

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Thomas Fitzgerald, Chair

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John Gannon, Vice Chair

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Vince Rice, Clerk

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Sarah Fisher

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Tony Tribuno

**Town of Wilmington – Gravel Bids May 2, 2024**

<b>Company</b>	<b>gravel delivered per CY</b>	<b>gravel at pit per CY</b>	<b>crushed ledge</b>	<b>4-8" ditch stone delivered</b>	<b>4-8" ditch stone @ pit</b>	<b>2" ledge delivered</b>	<b>2" ledge @ pit</b>
Cersosimo				\$33.25	\$22.00		
Zaluzny	\$32.45			\$31.45			
Mitchell	\$33.60						
Pike	\$40.05						

3/4"

## ZALUZY EXCAVATING CORPORATION

230 Fort Bridgman Road  
 VERNON, VERMONT 05354  
 (802) 254-5758 • Fax (802) 254-0080

PROPOSAL SUBMITTED TO Town of Wilmington		PHONE 802-464-5515	DATE 5/2/24
STREET PO Box 217		JOB NAME	
CITY, STATE and ZIP CODE Wilmington, VT 05363		JOB LOCATION	
ARCHITECT	DATE OF PLANS		JOB PHONE

We hereby submit specifications and estimates for:

4,000+ cubic yards of 1" crushed gravel delivered to 21 Haystack Road

starting July 2024-June 2025 \$ 32.45/CY

Price will remain the same through June 2025.

7" minus ditch stone delivered to 21 Haystack Road \$ 31.45/CY

1" crushed ledge \$38.00/CY

**We Propose** hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

Payment to be made as follows: \_\_\_\_\_ dollars (\$ \_\_\_\_\_ ).

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized  
Signature \_\_\_\_\_

Note: This proposal may be  
withdrawn by us if not accepted within \_\_\_\_\_ days.

**Acceptance of Proposal** — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature \_\_\_\_\_

Date of Acceptance: \_\_\_\_\_

Signature \_\_\_\_\_





# Mitchell Materials, LLC.

All States Materials Group®

20 Payne Road  
Winchester, NH 03470  
603-357-0881  
www.asmg.com

May 2, 2024

Town of Wilmington  
2 East Main Street  
PO Box 217  
Wilmington, VT 05363

Dear Mr. Dix:

We are pleased to submit the following proposal for the Town of Wilmington Crushed Gravel Bid.

<u>Item</u>	<u>Estimated Tons</u>	<u>Unit Price</u>
1" Crushed Gravel Delivered	<u>4,000 +/- CY</u>	<u>\$ 33.60 / CY</u>
	<b>OR</b>	
1" Crushed Gravel Delivered	<u>5,600 +/- Ton</u>	<u>\$ 24.00/ TON</u>
7" Minus Ditch Stone Delivered		<u>No Bid</u>

\*Material is scaled out by the ton.  
\*Price will remain through June 2025.

We guarantee that all materials supplied and work done shall comply with the State of Vermont Agency of Transportation Standard Specifications for Highways and Bridges, as well as those of the Town of Wilmington.

We hope the attached will permit our being of service to you.

Very Truly Yours,

MITCHELL MATERIALS, LLC.

Alan L. Chicoine  
Duly Authorized

# Town of Wilmington Vermont

PO Box 217, Wilmington, VT 05363

## REQUEST FOR PROPOSALS

1. The Town of Wilmington is accepting a proposal for 4,000+ cubic yards of 1" crushed to be delivered to the town garage site at 21 Haystack Road starting July 2024-June 2025.
2. Please confirm the price will remain the same **through June 2025**
3. Please include prices for 7" minus ditch stone products delivered to town garage.

Bidder that is awarded the contract is required to provide a Certificate of Liability Insurance for \$1,000,000 and naming the town as an additional insured.

Contract to be awarded as deemed in the best interest of the Town.

Gravel shall consist of material reasonably free from silt, loam, clay, and organic matter. It shall be obtained from approved sources and shall meet the following requirements:

Maximum Size: 1 inch

Sieve Designation	Percentage by Mass (Weight) Passing Square Mesh Sieves
No. 4	20-60
No. 100	0-12
No. 200	0-6

Questions about definition of and standards for crushed ledge, or general questions, please contact Marshall Dix, Road Superintendent, or, Bret Brown, Road Foreman, at 802-464-5515.

If you wish to submit a proposal, please quote per cubic yard delivered on item #1. **It must be received by 4 P.M. May 2, 2024**. Please indicate "**CRUSHED GRAVEL BID**" on your envelope and deliver to Town of Wilmington, PO Box 217, Wilmington, VT 05363, (Town offices located at 2 East Main Street) or your proposal may be FAXED to us at 802-464-8477 or emailed to [jdefrancesco@wilmingtonvt.us](mailto:jdefrancesco@wilmingtonvt.us).



**Mitchell Materials, LLC.**

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Winchester, NH 03470  
603-357-0881  
[www.asmg.com](http://www.asmg.com)

## **MITCHELL MATERIALS, LLC**

It is the continuing policy of Mitchell Materials, LLC, and Subsidiaries to recruit and employ the best qualified individuals without regard to race, color, creed, religion, national origin, age, sex, sexual orientation, handicap or status as a disabled Vietnam era veteran as defined and required by federal and state laws and regulations.

Equal employment opportunity applies to all personnel actions including, but not limited to, the following: employment, upgrading, demotion or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeships.

Mitchell Materials, LLC shall post in conspicuous places, available to employees and applicants for employment, notices to be provided by the Government setting forth the provisions of this non-discrimination clause.



**Mitchell Materials, LLC.**

All States Materials Group®

20 Payne Road  
Winchester, NH 03470  
603-357-0881  
www.asmg.com

## NON-COLLUSION STATEMENT

The undersigned certifies under penalties of perjury that this bid in all respects is bonafide, fair and made without collusion or fraud with any other person. As used in this paragraph, the "PERSON" shall mean any natural person, joint venture, partnership, corporation or other business or legal entity.

Alan L. Chicoine, Duly Authorized

MITCHELL MATERIALS, LLC



**Mitchell Materials, LLC.**

All States Materials Group®

20 Payne Road  
Winchester, NH 03470  
603-357-0881  
www.asmg.com

**DELIVERED AGGREGATES  
REFERENCES**

Town of Northfield, MA	Delivered Aggregates 69 Main Street Northfield, MA 01360 Thomas Walker 2017, 2018, 2019, 2020, 2021, 2022	413.498.5117
Town of Conway, MA	Delivered Aggregates 32 Main Street Conway, MA 01341 Ronald Sweet 2017, 2018, 2019, 2020, 2021, 2022	413.369.4235 X 10
Town of Charlemont, MA	Delivered Aggregates 157 Main Street Charlemont, MA 01339 Gordon Hathaway 2017, 2018, 2019, 2020	413.339.4335





**Mitchell Materials, LLC**  
All States Materials Group®

20 Payne Road  
Winchester, NH 03470  
603-357-0881  
www.asmg.com

**LLC CERTIFICATION TO ACTION**

I, **RICHARD J. MILLER**, do hereby certify:

THAT, I am the Manager of Mitchell Materials, LLC., a New Hampshire LLC having its usual place of business in Winchester, New Hampshire;

THAT pursuant to prior authority granted by the Management of Mitchell Materials, LLC., pursuant to the New Hampshire Limited Liability Company Act.

VOTED: That **Alan L. Chicoine**, is authorized and empowered to alone, make, enter into, sign, seal, and deliver on its behalf, all bids, offers, and resulting contracts and agreements on behalf of the LLC and lawfully obligated it in connection therewith.

I hereby certify that the above is a true and correct copy of record; that said authority has not been amended or repealed, and is in full force and effect as of this date; and that the said **Alan L. Chicoine** remain as an authorized agent of the LLC for such purposes, without exception.

Seal

ATTEST:

May 2, 2024

Date

  
Richard J. Miller, Manager



TELEPHONE (802) 254-4500

PO BOX 1800  
BRATTLEBORO, VERMONT 05302-1800

FAX (802) 251-9902

4/23/2024

Town of Wilmington  
PO Box 217  
Wilmington, VT 05363

RE: *Crushed Gravel/Ledge Bid*

Cersosimo Industries, Inc. offers to provide the following products to the Town of Wilmington as follows:

*Bemis Pit, Vernon, VT*

**4 – 8” Ditch Stone**  
**(1,000 CY +/-)**

**@ \$33.25 CY Delivered**  
**@ \$22.00 CY FOB**

*\*Additional yardage can be purchased at the same rate until the end of this quote\**

Please note that the measurement is per cubic yard, by truckload measure, at the pit. All quotes are subject to product availability. This quote is effective **until June 2025**.

Thank you for the opportunity to present this price quote. If you have any questions, please don't hesitate to contact us. We look forward to working with you in the future.

Sincerely,

Todd Amato  
Cersosimo Industries, Inc.  
(802)254-4500

Please Return contract to our area office:

Pike Industries, Inc.  
174 Campground RD New Haven, VT  
05472  
Phone (802)-316-9649  
Fax:  
Attention: Patrick Needham



**Office Use Only**

Contract #  
Customer # 5669  
Account Terms: N30

5/1/2024

Established 1872

Customer PO:

## Aggregate Quote/Contract

**Customer Information**

Submitted To: Town of Wilmington, VT  
Contact Name: Marshall Dix  
Address: 2 East Main Street  
PO Box 217  
Wilmington, VT 05363

Contact Phone: (802)-464-5515

Contact Fax:  
Email:

**Project Information**

Project Name: Town of Wilmington Crushed Gravel 2024  
Project Address: Wilmington, VT

Tax Exempt Yes  
Note: If purchase is exempt, please provide certificate  
Bid Date: 4/30/2024  
Project Completion/Pricing Expiration Date: 6/30/2025

Location	Product Code	Material	Estimated Units	U/M	\$/Unit	Extension
S&G - Danby, VT	7325	3/4" Crushed Bank Run Gravel	6,000	TON	\$15.10	\$90,600.00

Estimated Total: \$90,600.00

**Terms and Conditions**

- Quote is valid until 5/30/2024 unless signed by both parties.
- Pike reserves the right to adjust pricing based on total amounts awarded
- All products are subject to availability.
- Verification and in place calculations are the responsibility of the purchaser.
- Prices are for material only unless otherwise noted.
- A finance charge of 1% per month will be charged on all accounts over 30 days. Any legal fees incurred to collect overdue balances will be the sole responsibility of the customer.
- Delivery is subject to availability and/or restrictions. The customer is responsible for any required traffic control and identification of any hazards (overhead, such as wires and trees or underground, such as septic tanks, etc). Drivers have the right to request a safer area in which to unload. Wait time in excess of 15 minutes may result in additional billing of the truck at an hourly rate. In volatile petroleum markets, we reserve the right to impose a fuel escalation when fuel price changes from the time of contract to the point of sale. This adjustment will be evaluated and adjusted monthly if necessary based on the state specifications and postings.
- Delivery rates are based on triaxles with 22 tons and flow-boys with 30 tons. Any partial loads will be charged at a fully loaded truck rate for haul.
- Please provide advance notice of your schedule for these products so we can insure adequate inventory.

\*Using a loose conversion rate of 1.5 tons/yd

\*\*Material plus delivery to 21 Haystack Rd= \$40.05/yd

**Acceptance of Contract**

The foregoing terms, Specifications and conditions are satisfactory, and the same are hereby accepted and agreed to pending credit approval.

Customer: Town of Wilmington, VT

Pike Industries, Inc.

Signature: \_\_\_\_\_

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Name: Patrick Needham

Title: \_\_\_\_\_

Title: Commercial Sales Estimator

Date: \_\_\_\_\_

Date: 5/1/2024



## Contractor's Exempt Purchase Certificate

I hereby certify: That I am engaged in the performance of a construction contract with the following named exempt government agency or exempt organization:

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Full name of agency or organization

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Address of agency or organization

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Location and nature of project

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Exemption Certificate Number of Contractor, Agency or Organization if any

The above agency, entity or organization either holds an exemption certificate issued by the state or is to the best of my knowledge and belief exempt from the sales and use tax because it is an agency of the federal government, the state or a political subdivision of the state; or involved in an otherwise sales tax exempt activity.

That this certificate is issued to cover purchases of materials that will be permanently incorporated into real property for sale to the exempt organization, entity or government agency indicated above.

Town of Wilmington, VT  
2 East Main Street  
PO Box 217  
Wilmington, VT 05363

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Signature

---

Printed Name & Title

---

Date

The contractor must maintain adequate records to support the use of exempt purchase certificates and to show the disposition of all materials purchased.

**AUTHORIZING RESOLUTION AND CONSENT  
OF THE TOWN OF WILMINGTON SELECTBOARD**

The undersigned, being the Selectboard of the Town of Wilmington, a municipal corporation duly created and validly existing under and pursuant to the laws of the State of Vermont (the “Town”), hereby resolve as follows:

**WHEREAS**, the Town owns parcels of land with various parcel identification transferred to the Town by the following Tax Collector’s Deeds recorded in the Town of Wilmington Land Records:

**00302059.130** – Tax Collector’s Deed of the Town of Wilmington dated June 29, 2016 and recorded at Volume 326, Page 453.

**00CHM003.000** – Tax Collector’s Deed of the Town of Wilmington dated June 6, 2022 and recorded at Volume 371, Page 404.

**HSDEERHI.023** – Tax Collector’s Deed of the Town of Wilmington dated October 18, 2013 and recorded at Volume 307, Page 13-14.

**HSDEERHI.073** – Tax Collector’s Deed of the Town of Wilmington dated October 18, 2023 and recorded at Volume 307, Page 9-10.

**HSDEERHI.082** – Tax Collector’s Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 405.

**HSDEERHI.087** – Tax Collector’s Deed of the Town of Wilmington dated June 25, 2018 and recorded at Volume 341, Page 286.

**HSHANDLE.000** – Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

**HSHANDLE.003 & HSHANDLE.004** – Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139-140.

**HSHANDLE.007** – Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

**HSHANDLE.012, 13 & 14** – Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

**HSHANDLE.033, 17, 19, 20, 26, 34** - Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139 (HSHANDLE.033 and .026); dated September 21, 2012 and recorded at Volume 297, Page 263 (HSHANDLE.017 and .034); dated December 17, 2010 and recorded at Volume 282, Page 342 (HSHANDLE.019).

**HSHANDLE.037, 38, 39, 40, 41, 42**–Tax Collector’s Deeds of the Town of Wilmington dated January 24, 2008 and recorded at Volume 258, Page 163 (HSHANDLE.037)l and August 20, 2007 and recorded at Volume 254, Page 139-144 (HSHANDLE.038, .039, .040, .041, and .042).

**HSHANDLE.044** – Tax Collector’s Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 144.

**HSHIGHPE.021** – Tax Collector’s Deed of the Town of Wilmington dated October 18, 2013 and recorded at Volume 307, Page 7-8.

**HSHIGHPE.093** – Tax Collector’s Deed of the Town of Wilmington dated June 25, 2018 and recorded at Volume 341, Page 287.

**HSHIGHPE.100** – Tax Collector’s Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 406.

**HSHIGHPE.117** – Tax Collector’s Deed of the Town of Wilmington dated October 18, 2013 and recorded at Volume 307, Page 5-6.

**HSMAPLEV.082** – Tax Collector’s Deed of the Town of Wilmington dated June 24, 2014 and recorded at Volume 312, Page 56-57.

**HSOEVERLO.000, 30, 53** –Tax Collector’s Deeds of the Town of Wilmington dated December 17, 2010 and recorded at Volume 282, Page 342 (HSOEVERLO.000); and dated August 20, 2007 and recorded at Volume 254, Page 150 (HSOEVERLO.030, .053).

**HSPARTRI.058** – Tax Collector’s Deed of the Town of Wilmington dated June 29, 2016 and recorded at Volume 326, Page 451-452.

**HSPEPPER.LND** – Tax Collector’s Deed of the Town of Wilmington dated July 21, 2023 and recorded at Volume 376, Page 423.

**HSSADDLE.085** – Tax Collector’s Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 408.

**HSTWOBRO.009** – Tax Collector’s Deed of the Town of Wilmington dated January 23, 1996 and recorded at Volume 152, Page 513.

**WHEREAS**, the Town desires to convey these Parcels through Public Auction;

**WHEREAS**, the town has offered to publicly auction parcels for the highest bid at public auction, plus fees and expenses;

WHEREAS, the starting bids are as follows, however, the Town will authorize the Town attorney to reduce the price at auction at the discretion of the Town Manager should the property not first sell for the minimum bid or more:

00302059.130 - \$4,600;

00CHM003.000 - \$24,665;

HSDEERHI.023 - \$1,675;

HSDEERHI.073 - \$1,675;

HSDEERHI.082 - \$1,743;

HSDEERHI.087 - \$1,695;

HSHANDLE.000 - \$3,854;

HSHANDLE.003 - \$6,714; includes HSHANDLE.004

HSHANDLE.007 - \$3,835;

HSHANDLE.012 - \$9,505; includes HSHANDLE.013; HSHANDLE.014

HSHANDLE.033 - \$9,835; includes HSHANDLE.017; HSHANDLE.019;  
HSHANDLE.020; HSHANDLE.026; HSHANDLE.034

HSHANDLE.037 - \$12,876.93; includes HSHANDLE.038; HSHANDLE.039;  
HSHANDLE.040; HSHANDLE.041; HSHANDLE.042

HSHANDLE.044 - \$3,091;

HSHIGHPE.021 - \$1,675;

HSHIGHPE.093 - \$1,695;

HSHIGHPE.100 - \$1,740;

HSHIGHPE.117 - \$1,680;

HSMAPLE.082 - \$1,655;

HSOVERLO.000 - \$6,685; includes HSOVERLO.030 HSOVERLO.053

HSPARTRI.058 - \$1,600;

HSPEPPER.LND - \$2,104;

HSSADDLE.085 - \$2,020;

HSTWOBRO.009 - \$3,412;

**WHEREAS**, the proposed conveyances are in the best interest of the Town and its taxpayers; and

**WHEREAS**, the Town published notice of the terms of this proposed conveyance in the Deerfield Valley News, on **May 16, 2024**, and this conveyance is expressly contingent on the Town’s receipt of any petition pursuant to 24 V.S.A. § 1061(a) by 4:00 p.m. on June 17, 2024.

**NOW THEREFORE, BE IT RESOLVED**, that the Town approves the conveyance of these Parcels to **the highest bidder at public auction**;

**RESOLVED**, that the Town will execute and record a Quitclaim Deed to **the highest bidder for each Parcel**, conveying any rights the Town may have in and to that Parcel; and

**RESOLVED**, that the Town hereby authorizes Town Manager Scott Tucker to execute on behalf of the Town any and all necessary and incidental documents, papers and materials, including but not limited to agreements, contracts, assignments, and any and all other documents, written materials or other papers required in connection with the above-described conveyances.

**IN WITNESS WHEREOF**, the undersigned have executed this Authorizing Resolution and Consent on the dates set forth below.

May 7, 2024  
Dated

By: \_\_\_\_\_  
Thomas Fitzgerald, Selectboard Chair

May 7, 2024  
Dated

By: \_\_\_\_\_  
John Gannon, Vice Chair

May 7, 2024  
Dated

By: \_\_\_\_\_  
Vincent Rice, Clerk

May 7, 2024  
Dated

By: \_\_\_\_\_  
Sarah Fisher

May 7, 2024  
Dated

By: \_\_\_\_\_  
Tony Tribuno

Town of

*Wilmington*

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(802) 464-8591 (Voice)

(802) 464-8477 (FAX)

[www.wilmingtonvermont.us](http://www.wilmingtonvermont.us)

## LEGAL NOTICE NOTICE OF TERMS OF CONVEYANCE

The Selectboard of the Town of Wilmington hereby provides notice to the community that it proposes to convey certain real property by Quitclaim Deed to **the highest bidder at public auction on June 20, 2024**. The real property is more particularly described as follows:

**Parcel ID: 00302059.130**

Being all right, title, and interest in and to the lands and premises known as Parcel ID 00302059.130 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 29, 2016 and recorded at Volume 326, Page 453.

**Parcel ID: 00CHM003.000**

Being all right, title, and interest in and to the lands and premises known as Parcel ID 00CHM003.000 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 6, 2022 and recorded at Volume 371, Page 404.

**Parcel ID: HSDEERHI.023**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSDEERHI.023 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated October 18, 2013 and recorded at Volume 307, Page 13-14.

**Parcel ID: HSDEERHI.073**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSDEERHI.073 conveyed to the Town of Wilmington by the Tax Collector's Deed of the Town of Wilmington dated October 18, 2023 and recorded at Volume 307, Page 9-10.

**Parcel ID: HSDEERHI.082**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSDEERHI.082 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 405.

**Parcel ID: HSDEERHI.087**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSDEERHI.087 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 25, 2018 and recorded at Volume 341, Page 286.

**Parcel ID: HSHANDLE.000**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSHANDLE.000 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

Town of

*Wilmington*

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**Parcel ID: HSHANDLE.003**

Being all right, title, and interest in and to the lands and premises then known as Parcel IDs HSHANDLE.003 and HSHANDLE.004 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139-140.

**Parcel ID: HSHANDLE.007**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSHANDLE.007 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

**Parcel ID: HSHANDLE.012**

Being all right, title, and interest in and to the lands and premises then known as Parcel IDs HSHANDLE.012, HSHANDLE.013, and HSHANDLE.014 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 139.

**Parcel ID: HSHANDLE.033**

Being a portion of all right, title, and interest in and to the lands and premises then known as Parcel IDs HSHANDLE.033, HSHANDLE.026, HSHANDLE.017, HSHANDLE.034, HSHANDLE.019, and HSHANDLE.020 conveyed to the Town of Wilmington by the following Tax Collector's Deeds of the Town of Wilmington dated: 1) August 20, 2007 and recorded at Volume 254, Page 139 (HSHANDLE.033 and HSHANDLE.026); 2) September 21, 2012 and recorded at Volume 297, Page 263 (HSHANDLE.017 and HSHANDLE.034); 3) December 17, 2010 and recorded at Volume 282, Page 342 (HSHANDLE.019); 4) August 20, 2007 and recorded at Volume 254, Page 143 (HSHANDLE.020).

**Parcel ID: HSHANDLE.037**

Being all right, title, and interest in and to the lands and premises then known as Parcel IDs HSHANDLE.037, HSHANDLE.038, HSHANDLE.039, HSHANDLE.040, HSHANDLE.041, and HSHANDLE.042 conveyed to the Town of Wilmington by the Tax Collector's Deeds of the Town of Wilmington dated: 1) August 20, 2007 and recorded at Volume 254, Page 139-144; and 2) January 24, 2008 and recorded at Volume 258, Page 163.

**Parcel ID: HSHANDLE.044**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSHANDLE.044 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated August 20, 2007 and recorded at Volume 254, Page 144.

Town of

*Wilmington*

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[www.wilmingtonvermont.us](http://www.wilmingtonvermont.us)

**Parcel ID: HSHIGHPE.021**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSHIGHPE.021 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated October 18, 2013 and recorded at Volume 307, Page 7-8.

**Parcel ID: HSHIGHPE.093**

Being all right, title, and interest in and to the lands and premises known as HSHIGHPE.093 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 25, 2018 and recorded at Volume 341, Page 287.

**Parcel ID: HSHIGHPE.100**

Being all right, title, and interest in and to the lands and premises known as HSHIGHPE.100 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 406.

**Parcel ID: HSHIGHPE.117**

Being all right, title, and interest in and to the lands and premises known as HSHIGHPE.117 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated October 18, 2023 and recorded at Volume 307, Page 5-6.

**Parcel ID: HSMAPLEV.082**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSMAPLEV.082 conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated June 24, 2014 and recorded at Volume 312, Page 56-57.

**Parcel ID: HSOVERLO.000**

Being all right, title, and interest in and to the lands and premises then known as Parcel IDs HSOVERLO.000, HSOVERLO.030 and HSOVERLO.053 conveyed to the Town of Wilmington by the following Tax Collector's Deeds of the Town of Wilmington dated: December 17, 2010 and recorded at Volume 282, Page 342 (HSOVERLO.000); and 2) August 20, 2007 and recorded at Volume 254, Page 150 (HSOVERLO.030 and .053).

**Parcel ID: HSPARTRI.058**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSPARTRI.058 conveyed to the Town of Wilmington by Tax Collectors's Deed of the Town of Wilmington dated June 29, 2016 and recorded at Volume 326, Page 451-452.

**Parcel ID: HSPEPPER.LND**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSPEPPER.LND conveyed to the Town of Wilmington by Tax Collector's Deed of the Town of Wilmington dated July 21, 2023 and recorded at Volume 376, Page 423.



Town of



(802) 464-8591 (Voice)  
(802) 464-8477 (FAX)  
[www.wilmingtonvermont.us](http://www.wilmingtonvermont.us)

**Parcel ID: HSSADDLE.085**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSSADDLE.085 conveyed to the Town of Wilmington by Tax Collector’s Deed of the Town of Wilmington dated June 30, 2022 and recorded at Volume 371, Page 408.

**Parcel ID: HSTWOBRO.009**

Being all right, title, and interest in and to the lands and premises known as Parcel ID HSTWOBRO.009 conveyed to the Town of Wilmington by Tax Collector’s Deed of the Town of Wilmington dated January 23, 1996 and recorded at Volume 152, Page 513.

The Selectboard proposes to convey the aforesaid premises to **the highest bidder at public auction on June 20, 2024** with the consideration being 1) the highest bid at public auction; and 2) the transfer of any interest and liabilities the Town may have in and to said parcel of land.

This deed is being given in order to return a parcel(s) of land received by the Town of Wilmington to the tax rolls.

The Selectboard will authorize the Town Manager to effectuate the conveyance, unless a petition signed by five percent of the legal voters of the municipality objecting to the proposed conveyance is presented to the Town Clerk in accordance with 24 V.S.A. § 1061(a) by 4:00 p.m. on **June 17, 2024**.

This notice is being posted and published within the municipality pursuant to 24 V.S.A. § 1061(a)(1).

Dated at Wilmington, Vermont this 7<sup>th</sup> day of May 2024.

WILMINGTON SELECTBOARD

Thomas Fitzgerald, Chair	John Gannon, Vice Chair	Vincent Rice, Clerk
Sarah Fisher	Tony Tribuno	

=====  
 Post Notice: (at least 30 days prior to the date of the proposed conveyance):  
 Town Clerk's office, OSEC, River Valley Market  
 Publish Notice: DV News (at least 30 days prior to the date of the proposed conveyance).

## Procedure for Funding Requests of the 1% Local Option Tax Reserve Fund

The following guidelines have been established for the use of the 1% Local Option Tax Reserve Fund:

- The Select Board is the statutorily approved decision making body authorized to determine the use of the Reserve Funds. All requests for funding must be approved by the Select Board.
- Projects that are less than or equal to 20% of the balance in the 1% Local Option Tax Reserve Fund can be approved by the Select Board.
- Projects that are more than 20% of the balance in the 1% Local Option Tax Reserve Fund must be approved by the Select Board and the Wilmington voters at a properly warned Special Meeting.
- Any monies transferred from the Local Option Tax Fund into a town reserve or capital fund for use must receive voter approval at a properly warned Special Meeting. - The Select Board reserves the right not to fund a project should such an undertaking be deemed unacceptable; or to fund it in an amount different from the original request. - The Select Board reserves the right to bring **any** project, regardless of cost, to the voters if they deem it in the best interest of the Town to do so.
- Applicants that are interested in applying for monies from the Reserve Fund will need to **complete a short application form or submit a similar informational Business Plan**. - The Select Board will issue a decision on all applications within four weeks of the presentation of the application at a Select Board meeting provided that the Select Board determines that no additional information is needed to make a decision. If additional information is needed, the Select Board will issue a decision within two weeks of receiving that additional information.
- Approved projects will be able to access the funds with the signing of the next Town warrants (usually within one week).
- The above guidelines will also apply to any Select Board sponsored projects. - The Selectboard has authorized using the Local Option Tax Fund when applying for grants that require matching funds.

## Requests For Funding Through the 1% Local Option Tax Fund

### **Name of Person/Organization/Business/Committee**

*Southeastern VT Economic Development Strategies (SeVEDS)*

### **Date of Request**

*5/7/2024 (for fy 2025)*

### **Contact person, phone numbers, mailing and email**

*Adam Grinold, E.D.*

*Brattleboro Development Credit Corporation*

*76 Cotton Mill Hill*

*Brattleboro, VT 05303*

*(802)380-7731 ext. 224*

### **address Amount of Request and Date Funding Needed**

*\$6,765, Due within 30 days of July 1, 2024*

#### **Payable to SeVEDS**

*c/oBrattleboro Development Credit Corporation*

*76 Cotton Mill Hill*

*Brattleboro, VT 05303*

### **Describe in detail the purpose and specific use of the funding**

*Please see attached our report and request sent at the start of the fiscal year.*

### **Please provide a financial breakdown of your project/request.**

*We ask every town in the Windham Region to contribute towards regional economic development efforts at the rate of \$3.00 per person.*

*This year, we are asking the Town of Wilmington to fund SeVEDS at \$6,765 (based on a population of 2255 people per the 2020 U.S. Census).*

### **Briefly describe the need for the funding and any other information that can support the application. See attached letters detailing prior year services and request from August 2023.**

*In 2023, 21 communities, representing 86% of Windham residents, voted to invest in SeVEDS. We use this municipal funding in three key ways:*

- 1. To directly **fund implementation** of programs & projects serving local communities, businesses and people.*
- 2. To build **regional economic development capacity**. SeVEDS uses municipal funding to create programs, conduct research and planning, secure and administer grants, and to help regional partners.*
- 3. As **seed funding**. We leverage your dollars to bring additional money to the region to provide technical assistance and programs: **every dollar contributed by towns is matched to bring in outside funding**. In FY23 we helped bring close to **\$7 Million** to our region – funding that supports the work of our region’s towns, businesses and nonprofits.*

**Signature of Applicant Date**

Revised 2/4/16 JLD

### **SeVEDS Impact Statement for Wilmington Town Report March 2024**

Improving wages, creating jobs, & attracting and keeping people in the region is critical economic development work that is beyond the capacity of any single community to do on its own. **Southeastern VT Economic Development Strategies (SeVEDS) was founded as an affiliate of the Brattleboro Development Credit Corporation (BDCC) in 2007 to create regional strategies and attract resources that help us act together to build a thriving economy.** BDCC, Southeastern Vermont's Regional Development Corporation, contracts with SeVEDS to develop and implement these strategies in the Windham Region.

Our work is guided by the Comprehensive Economic Development Strategy (CEDS), a 5 year regional plan with simple goals: **Strengthen Business, Support People.** It was developed with input from communities across Southern Vermont, and is available online at [www.vermontzone.com/ceds](http://www.vermontzone.com/ceds). A new CEDS input process will be completed in 2024.

### **Background & Request**

To support this work, SeVEDS requests funding at \$3.00 per person from all 27 towns we serve. **Therefore, we asked the Town of Wilmington for funding from the 1% local option tax fund in the amount of \$5,628 (based on a population of 1,876) to support SeVEDS in 2023.**

In 2023, 21 communities, representing 86% of Windham residents, voted to invest in SeVEDS. We use this municipal funding in three key ways:

1. To directly **fund implementation** of programs & projects serving local communities, businesses and people.
2. To build **regional economic development capacity.** SeVEDS uses municipal funding to create programs, conduct research and planning, secure and administer grants, and to help regional partners.
3. As **seed funding.** We leverage your dollars to bring additional money to the region to provide technical assistance and programs: **every dollar contributed by towns is matched to bring in outside funding.** In FY23 we helped bring close to **\$7 Million** to our region – funding that supports the work of our region's towns, businesses and nonprofits.

### **FY24 Program Impacts: Wilmington**

- Our **Business Services Team** provides access to technical assistance, microlending, business succession and disaster relief services for businesses of all sizes. We work with businesses from startup to retirement. In 2023, **7 Wilmington businesses** received direct help. This includes a **Flood Relief** grant in the amount of \$1,250 for a Wilmington business which was severely impacted by flooding in July 2023.
- In 2023, BDCC secured a Vermont **Building Communities Grant** to help a Wilmington business (1a Coffee) obtain new equipment for increased productivity.
- Our **Workforce Team** creates programs like **Pipelines and Pathways:** a program that in 2023 provided career training and support to students in area High Schools. Wilmington students attending **Twin Valley Middle/High School, BUHS and the Windham Regional Career Center** benefit directly from this work.
- **The Welcoming Communities** program has supported **80** New Americans who filled positions in **48** local companies, keeping our regional economy thriving. The **Southern Vermont Young Professionals** group helps young adults in their 20's-40's advance their careers and deepen their connections in the region.
- Our **Community Programs** include the **Community Facilities Technical Assistance Program** and **The Southern Vermont Economy Project (SVEP).** Since 2017 SVEP has provided 100+ trainings with over 2,000 participants to help community projects solve problems and find resources. We held 3 SVEP events in Wilmington in 2022-2023, bringing traffic to town and using local food purveyors for catering.
- BDCC's real estate, finance, and grant management staff provide technical assistance to local recipients of state capital grants, Northern Border Regional Commission funding, and Congressionally Designated Spending. This includes the **Rte 9 Sewer Infrastructure Expansion** in Wilmington.

### **More SeVEDS-Led Programming**

For a deeper overview of our programs, visit our website at [www.brattleborodevelopment.com](http://www.brattleborodevelopment.com). There you can sign up for our e-newsletter to get updates including state and federal economic and community development resources, or download our annual report (you can also call the office to receive your own copy: 802-257-7731 x230)

To learn more about the CEDS, CEDS projects & the Southern Vermont Economy Summit visit [www.vermontzone.com](http://www.vermontzone.com).

# HOFFER CONSULTING INC.

PO Box 122  
East Burke, Vermont 05832  
(802) 728 - 9238  
jeffhoffer@charter.net

Jefferson P. Hoffer, PG  
Groundwater Availability Studies  
Hydrogeologic Site Investigations  
Groundwater Supply Development

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April 30, 2024

Wayne D. Elliott, PE  
Aldrich + Elliott, PC  
6 Market Place, Suite 2  
Essex Junction, VT 05452

Re: Groundwater Availability Study, Town of Wilmington, Vermont

Dear Wayne:

Hoffer Consulting Inc. (HCI) is pleased to offer this proposal to Aldrich + Elliott, PC, for a groundwater availability study in Wilmington, Vermont. We understand the Town of Wilmington's water system is extending a water main to areas near the intersection of Route 9 and Route 100 south. There are reports of high-yielding wells in this area, and the Town may be interested in developing a new groundwater source within or near this area if possible.

The enclosed Figure 1 identifies the approximate study area boundaries. HCI will evaluate the geology and well yields in and near the study area to evaluate the potential to develop a municipal groundwater source. We will also review permitting constraints such as setback distances, and existing/potential sources of contamination.

## **Scope of Work**

1) Well Inventory / Groundwater Availability Assessment. The water-bearing capability of the bedrock aquifer and sand/gravel deposits in the study area will be evaluated. Potential yields and water quality characteristics will be identified. HCI will utilize the following sources of information to provide an inventory of existing private and regulated drilled wells, and an assessment of groundwater availability of the study area and adjacent areas.

State of Vermont Water Supply Division ANR Well Locator – GIS database of all private wells drilled since 1966. This database includes driller's well yields, construction details, and other pertinent information. HCI will download the well data and perform an evaluation on well yields, well depths, and other pertinent characteristics.

State of Vermont ANR Natural Resources Atlas – GIS database that includes Source Protection Areas for regulated water systems, hazardous waste sites, and other environmental features. HCI will use this database to identify and evaluate both Source Protection Areas and hazardous waste sites in the study area. The potential impact of hazardous waste sites on groundwater quality in the vicinity, and permitting issues for siting new community sources, will be evaluated.

Available Soil, Bedrock and Surficial Geologic Maps – HCI will compile and evaluate existing soil data, geologic maps, and reports as part of the groundwater availability evaluation from the ANR Atlas and Vermont Geological Survey publications.

We will also utilize the ANR's Drinking Water Public Library to review relevant data on permitted water systems within the study area. We will also use the ANR's Drinking Water Database Search to review and summarize water quality data for regulated water systems in the study area.

2) Windshield Survey. After completing the initial review of available data, HCI will conduct a windshield survey or preliminary reconnaissance of the study area.

3) Reporting. The results of the well inventory and groundwater availability evaluation, and site reconnaissance, will be incorporated into a preliminary report. The report will include maps and tabulations of the following data sets within the study area; private wells, regulated water system source well data, source protection areas, available water quality data, and hazardous waste sites. The report will also identify prospective drilling targets if identified by the well inventory evaluation and/or site reconnaissance.

Preliminary cost estimates will be included for any recommended sand/gravel or bedrock well test well drilling. Specific recommendations concerning test-well drilling sites and methods will also be included.

### **Estimated Fee**

Our estimated fee to complete this project is \$4,150.

If this proposal is acceptable to Aldrich + Elliott, we can prepare a contract for services.

If you have any questions, please e-mail me (jeffhoffer@charter.net) or call me at 802-738-9238. I look forward to working with Aldrich + Elliott and the Town of Wilmington on this project.

Sincerely,  
HOFFER CONSULTING INC.



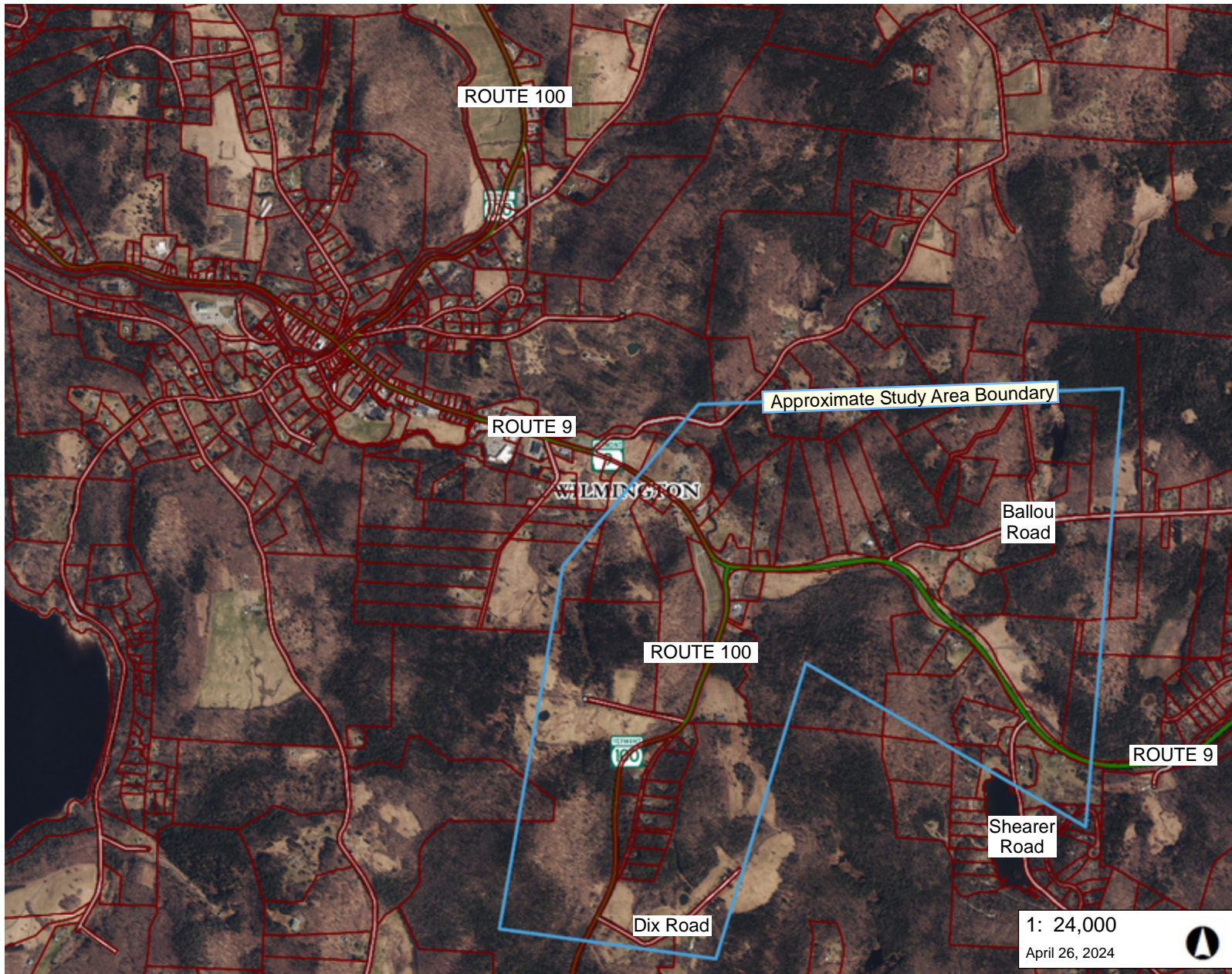
Jefferson P. Hoffer, CPG  
Senior Hydrogeologist

enc.





**FIGURE 1**  
 Approximate Study Area Boundary for Groundwater Availability Study,  
 Aldrich + Elliott, PC, Town of Wilmington, Vermont



**LEGEND**

- Parcels (standardized)
- Roads**
  - Interstate
  - US Highway; 1
  - State Highway
  - Town Highway (Class 1)
  - Town Highway (Class 2,3)
  - Town Highway (Class 4)
  - State Forest Trail
  - National Forest Trail
  - Legal Trail
  - Private Road/Driveway
  - Proposed Roads
- Town Boundary

1: 24,000  
 April 26, 2024

**NOTES**

Map created using ANR's Natural Resources Atlas by Hoffer Consulting Inc. on 4/26/2024.

1,219.0      0      610.00      1,219.0 Meters

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere      1" = 2000 Ft.      1cm = 240 Meters

© Vermont Agency of Natural Resources      THIS MAP IS NOT TO BE USED FOR NAVIGATION

**DISCLAIMER:** This map is for general reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. ANR and the State of Vermont make no representations of any kind, including but not limited to, the warranties of merchantability, or fitness for a particular use, nor are any such warranties to be implied with respect to the data on this map.