

Tinmouth Planning Commission

May 15, 2025

Regular Meeting Minutes

Members present in-person: Michael Fallar, Vito Macaluso, Larry Carabeau, and Andy Gilmore

Members present via Zoom: Ann Lundquist, Kim Harbaugh, and Pat Psholka

Others: present in-person: Gail Fallar Secretary

And via Zoom: Sherry Johnson

Michael called the meeting to order at 7:00, welcomed all.

Members reviewed the agenda – added Valentine Farm LLC update.

Minutes of 4/17/25 – Larry moved to approve, Vito 2nded, all voted in favor.

EEP – waiting for Jeremy at RRPC to return draft with Judy's updates.

Town Plan Update – discussed needed updates– school info, housing info – subdivisions in the last 10 years, new houses permitted and built, photos – Andy has an owl in their barn, add the water wheel on Wright's Road, dandelion photo was not in the Rutland Magazine – though they gave permission to use others with credits to them; include Frog Rock? Can we use the existing maps, secretary will check with RRPC.

Proposed radio tower meeting was moved to June 19th (with the Chair's permission at the last Select Board meeting) which is the PC's regular meeting. The Tower meeting will start at 6:00 and the PC will hold its meeting afterwards.

Kim advised they had attended a tower hearing for another town, wondered if Tinmouth needed to hire an attorney, most folks at the other meeting didn't get a chance to say much.

Questions from the PC to the Tower Company – What are the plans for decommissioning? Are there funds being set aside for that? Will the flurry of satellites being dispensed into the sky replace the need for towers? Why is this being proposed in the belly of our valley? Who will use it? If this is a line of site proposition, where are the other towers going to be located? What plans for cell coverage?

The Zoning Administrator advised that Kevin Brown, one of the proprietors of the Valentine Farm LLC, had dropped off a mylar survey with 3 lots, there are small changes to the original permitted plan (no mylar has been received for that however). The PC will need to decide whether to allow an amendment of the original permit and grant an extension to accept the mylar filings late. There are still changes for one of the other lots as well – waiting for the surveyor to complete his work.

Next meeting is scheduled for June 19th following the Joint Meeting with the Select Board with regards to the proposed tower.

Meeting adjourned at 7:50 PM.

Respectfully submitted,

Gail Fallar, Secretary