

Draft Meeting Minutes for Londonderry Village Wastewater Project

September 4, 2026

Attendees:

Attendees: Chrissy Haskins (Dufresne Group), Pamela Spaulding (Planning Commission), Patty Eisenhaur (Housing Commission), Aileen Tulloch (Town Administrator), Lynnette Claudon (VTDEC)

Village Wastewater Committee Members: Gary Hedman, Larry Gubb, Tom Metcalfe, Martha Dale, Corey Mack

The meeting was held at the Londonderry Town Offices. The meeting was recorded and can be accessed at:

<https://us02web.zoom.us/rec/share/lcrPh-fkrFgHK71zOpbpopS340UY72U9CQ4Wn5MAK-MNxJoz7dMtJnxkT1MdQONj.pwjO4bPbQ2n6EJx2>

Meeting was called to Order at 9:06 AM

Quick recap

The meeting focused primarily on project status updates.

Next steps

- *Committee to issue a project update to the community via facebook page (carry over from prior meeting).*
- *Committee to provide disposal area maintenance requirements (i.e. mowing, snow removal) and forward to Select Board (carry over from prior meeting).*

Summary

Gary called the meeting to order and noted that the meeting was properly warned, with agendas posted at the post offices, town office, and online.

Public Comments

Pamela commented that, in her opinion, Hunter Excavating has been doing an excellent job managing traffic and site restoration, noting that the delays have been very short. Eric noted that the North Village project is critical to current and future viability of the village with regard to redevelopment and maintaining a vibrant village setting. No other Public Comments were received by the Committee.

Project Updates

South Village-

Chrissy reported that Hunter is making steady progress, though that has been slowed a bit by ledge, as anticipated. As of the end of August, approximately 3,900' (~50%) of the 3" main pipe has been installed. Some targeted blasting has been necessary to remove ledge. Chrissy expects that a second

crew will be starting soon, and will be running ahead of the pipe installation looking for ledge. Hunter is expected to start work on the disposal field at the Prouty Parcel on September 8, and mounds sand deliveries should be starting soon. Hunter is currently at ~13% of overall budget, however, that will change quickly, particularly with mound sand importation and disposal bed construction. Lead times on supplies are not anticipated to be an issue, as those items have been finalized in shop drawings. The monthly construction progress meeting was scheduled for September 4th. Chrissy has been tracking project costs to date and submitting for reimbursement on a regular basis.

North Village-

The North Village design and permitting is currently on hold pending further notice. The wetlands permit application is complete / ready for submittal. Remaining permits include Environmental Review, VTrans, and Wastewater permits. Aileen has followed up several times with Chris Rutken (Rutken Appraisal Co.) to stress the timing/schedule for the property appraisal, currently estimated to be complete the week of September 7th. Further discussion of the North Village project occurred in executive session, as documented below.

At 10:22 AM, Aileen made the following motions:

-That the premature general public knowledge of confidential attorney client communication will clearly place the Town, the board, or person involved at a substantial disadvantage by revealing negotiations, seconded by Martha, all voted in favor.

-That the Committee enter executive session to discuss confidential attorney-client communications made for the purpose of providing professional legal services to the body pursuant to Title 1, Section 313(a)(2)(f), with Martha seconding, all voted in favor. The Committee remained in executive session until 10:37 AM.

Funding Updates

Lynnette is currently working on a grant amendment to award an additional \$144K in State ARPA money to the South Village project, which could potentially be utilized to support Phase II. The group then discussed the concept of reallocating North Village funding to the South Village, which would make the North Village potentially more likely to receive future grants and eligibility on the Regional Priority List. The August 31st deadline for having all easements in place has now passed.

Project Communication / Public Outreach

Corey will be updating the Village Wastewater Committee facebook page with a construction progress update.

Additions/Deletions to Agenda

Larry requested that the Committee review the existing wastewater language in the Town Plan. Updates to the Town Plan will be scheduled for next year, and it is anticipated that the wastewater language will need to be updated. Gary will work with Larry to review/revise the current language.

Motions

The meeting minutes from the August 7, 2026 meeting were approved, Larry made the motion and Gary seconded, four votes were in favor with one abstention.

As discussed above, a motion was made to move into executive session for a portion of the meeting.

Next Committee Meeting –

The next Village Wastewater Committee meeting will be held on Friday, October 9th at 9:00 AM at the Town Offices, or online at <https://us02web.zoom.us/j/85979580043>

The meeting adjourned at 10:40 AM.

Note – While we strive for accuracy, the draft meeting minutes may contain errors or omission, and are subject to revision prior to approval.