

**Planning Commission Meeting Minutes
Wednesday, April 16, 2025 7:00 p.m.
Town of Sandgate Municipal Office
3266 Sandgate Road, Sandgate, Vermont 05250**

Board Members Present: Richard Zoppel (Chair), James Aschmann, Jack Blandford, Rob Viglas

Board Members Absent:

Also Present: Sheila Kearns (Zoning Administrator), Jacob Fetterman, Trout Unlimited

1. The meeting was called to order at 7:01.
2. The agenda was reviewed and there were no changes or additions.
3. No conflicts of interest were noted.
4. Jacob A. Fetterman of Trout Unlimited visited to discuss the stream restoration project on the Green River. Mr. Fetterman focused on two projects, specifically one right across from the Town Hall where berms and high flow energy is disrupting trout habitat in the river. The berm breeches at this location might require a tree removal but that is pending a conflict due to a bat moratorium. The second focus spot is near the Blandford residence farther downstream. At that location there is an 8 ft. tall eroding bank that needs attention. The addition of Christmas trees will help to catch sediment and fortify the bank.
5. No public comment was made.
6. Review and approve Draft Minutes from 11/20/24 took place. Rob Viglas motioned to approve the minutes and James Aschmann seconded. The members unanimously approved the minutes as written.
7. Zoning Administrator's Report:
 - Boundary line adjustment 527 WOODCOCK RD (Property ID:234000-00L).
 - Permit inquiry 2352 Sandgate Rd. (Property ID# 109000-00R) in light of conditional permit requirement in the flood zone.
 - Review of development zone for The Conservation Fund's 298.2 acre property (Property ID 305000-00L) on Chunks Brook Road.
8. No other business was presented to the board.
9. At 7:34 pm James Aschmann made a motion to adjourn the meeting. Jack Blandford seconded the motion and the board approved the motion unanimously.

Notice concerning the next meeting of the Sandgate Planning Commission will be posted on the town website and at the Town message boards during the week before the proposed meeting.