TOWN OF GLOVER
Selectboard Meeting Minutes
Thursday, June 25, 2026 – Glover Town Hall

Present: Adam Heuslein, Anne Eldridge, Tabitha Armstrong, Theresa Perron, Town Administrator, Dan Clark, Phil Brooks, Mariel Hess, and Ed Barber, Newport Daily Express.
Zoom Participation: Danielle Martin and Michael Murphy.

1. The meeting was called to order at 6:34pm.
2. **Additions or deletions to the agenda:** Listers Update, Glover Day Update, FEMA Update, Act 162 Update and Rodgers Road Update were added to the agenda.
3. **Public Comment:** none
4. **Approval of Minutes dated June 11, 2026: Anne made a motion, seconded by Adam, to approve the minutes dated June 11, 2026. The motion carried.**
5. **Road Update:**
    a. The area behind the Town Hall has been cleaned up: the berm has been removed, the parking area has been slanted to improve drainage for parking and plowing. They've been ditching and have begun mowing the sides of the road. Richard is being trained to use the mower and they've been focusing on the paved roads. The trench for the sewer line at the Fire Department has been cleaned up. They've been grading and ditching as weather permits. Paving Shadow Lake Road has been delayed, due to the weather, until next week.
6. **Town Administrators Update:**
    a. **Anne as Liaison:** The Selectboard are the supervisors for the Town Administrator. It becomes time consuming to try to consult with all three board members when a decision needs to be made. **Adam made a motion, seconded by Anne, to create a Town Administrator Liaison position so the Town Administrator has one person to consult with, much like the road crew have a Road Commissioner. The motion carried. Adam made a motion, seconded by Anne, to designate Anne as the liaison. The motion carried.**
    b. **Glover Day Update:** VTrans objected to the Fire Department and Glover Ambulance performing traffic control for Glover Day. Theresa received quotes from Orleans County Sheriff's Office and ADA Traffic Control, LTD. After consulting with Anne, the quote from ADA Traffic Control was accepted for $270.00. The revised permit was submitted to VTrans and approved.
    c. **FEMA Update:** FEMA advanced the town $31,672.90 for mitigation work needed for the outside of the Town Hall, after the 2023 and 2024 floods. The town spent $17,065.86 in 2025, leaving a balance of $14,607.04 available for flood doors or stop logs. The doors or stop logs were approved by FEMA to prevent water from entering the basement. The funds have to be obligated before July 14, 2026. Stop Logs will cost approximately $5,110 for both outside doors, per a quote from Garrison. The waterproof doors will cost $10,000 each. **Anne made a motion, seconded by Tabitha, to authorize Theresa order the stop logs which will be funded using FEMA funds. The motion carried**. Theresa has discovered a problem with one of the outside corner walls. This needs to be addressed as soon as possible. Also, she would like to contact someone to investigate moisture coming in from the roof. She suggested (a) contacting Limelite to obtain a quote and (b) contact FEMA to see if these are acceptable expenses

for the remaining funds. **Anne made a motion, seconded by Tabitha, authorizing the Liaison approve a quote to repair the corner of the town hall building using the remainder of the FEMA mitigation funds up to a discretionary overage amount, if FEMA approves the project. The motion carried.** If there isn't enough money left in the FEMA funds, Anne will review available funding from the Town Hall Repairs & Maintenance account and then the Property Reserve Account, to cover reasonable expenses. Otherwise, a special meeting will be scheduled to discuss where the additional funds will be taken. The Board would like to have the discussion regarding who will be responsible for inserting the stop logs, when needed.

7. Old Business: none.
8. New Business:
    a. **Open Meeting Law compliance (Tabitha):** Tabitha was reviewing the agendas and minutes posted on the website. She noticed there are a lot of minutes not posted or posted well after the 5 day deadline. The Board would like to remind all committees and commissions that we need to follow the Open Meeting Laws.
    b. **Wastewater Commission or Committee?:** For clarification purposes: the Selectboard are the Wastewater Commissioners. The Board decided a committee is not needed but will seek guidance from individuals with institutional knowledge. The Wastewater Commissioners have agreed to meet on a regular basis. Nick Ecker-Racz has indicated he was not interested in being on a committee. Jack Sumberg indicated he is interested in being consulted when needed. The dialers are going in, they've been identifying leaks in the system, bolts/gaskets are being ordered to fix the problems. The question was raised if there are municipal grants available to help defray these costs.
    c. **Juneteenth Holiday Discussion: Anne made a motion, seconded by Tabitha, to designate Juneteenth as a paid holiday, retro-active to 6/19/26. The motion carried.**
    d. **Glover Green Site Visit:** The Selectboard wanted to visit the Glover Green to become familiar with the proposed plans. They invited James Coe & Nella Cargoli-Coe, the Road Crew and Ceidihl Galloway-Kane, Ecotone Landscaping & Tree Care, to join them. Everyone met at the Glover Green, from 9am – Noon. They asked clarifying questions and listened to the perspective of the road crew. No decisions were made.
    e. **Prepare for Saturday Special Meeting:** The steps should be completed on Friday, June 26th, temporary handrails may be available. Adam will bring his wireless speaker, microphones and an extra laptop. Anne will monitor the Zoom participation. Gary Mason, Albany Moderator, will facilitate. Tabitha will create a survey for people to complete: "What are your thoughts?, Do you have any concerns that have not been addressed?" Adam distributed the flyer to homes along Glover Street, to be sure folks were aware of the meeting.
    f. **Which committee do you want to invite to the next board meeting (7/9/26):** The Board would like to invite GREC (Trails & Glover Park) to the next meeting to get an update on what has been happening. The Board will visit Glover Park and prepare any questions they may have.
9. **Committee Updates (as needed):**
    a. **MERP Update:** James Coe listed the projects funded through the MERP grant and provided a progress report.
        i. **Municipal Building**: the insulation on the 3rd floor has been completed, insulation in the outside wall of the town clerk's office has been completed. To be completed: replacing the hot water heater, install the new 200 amp electrical service and re-siding the outside wall of the town clerk's office.

ii. **Town Hall:** The 5 basement windows have been replaced. To be completed: the new 200 amp electrical service, install new electrical panels and install the heat pumps.

iii. **Fire Department**: no work has begun.
The Board inquired about the delays. What is causing the delays? Will the projects be completed within the time frame agreed upon? They wanted to remind Spates there is a monetary penalty for going beyond the agreed upon completion date.

b. **Listers Update**: The Listers have completed the 2026 Abstract Grand List. Grievance hearings are scheduled for July 16, 2026 between 3pm and 6pm. Taxpayers who would like to grieve the new property assessment may join the Listers in person or online. The Listers will provide the Town Clerk with the certified copy of the Grant List on July 23, 2026. The Selectboard will be able to review and approve a proposed tax rate at the July 23rd meeting. Tax bills can be created and mailed the following week.

10. **Town Clerk/Treasurer's Update**:
    a. **Tax Bill Inclusion**: Would the Selectboard like to include a letter with the tax bills? Cindy is contemplating purchasing a folding machine to make folding letters more efficient. The machine can be used by the Listers, Cemetery Commissioners, Wastewater billing, Librarians, etc. Cindy is gathering more information before making a decision.
    b. **Homestead Declaration**: The Selectboard needs to formally decide whether or not to charge a penalty to taxpayers who file their Homestead Declaration (Form HS122) with the State of Vermont after April 15th. Presently, the Town charges 3%. For clarification: the penalty is retained by the Town, it is not sent to the State of Vermont nor does it go to the delinquent tax collector.
    c. **Reminder:** The Board is scheduled to meet with Olivia Noel to review her recommendations for better communications in Glover. The meeting is scheduled for June 29th at 5:30pm in the library.

11. Other Business:
    a. **Act 162 Update**: The State has passed Act 162, effective July 1, 2026. Act 162 designates the Fire Chief with the responsibilities formerly held by the appointed Fire Warden. Phil Brooks has discussed Act 162 with Bob Richards. Phil intends to designate Riley Brooks and Bob Richards as deputies. The Deputies do not have the authority to enforce the open fire ordinances. Mutual Aid has developed a spreadsheet on their website to post permits issued. This information is shared with law and fire enforcement to keep everyone informed. The Fire Department will be able to seek reimbursement for suppression activities on ANR land. Also, campfires do not require a permit unless the Fire Chief has placed a ban on fires during periods of elevated fire risk. A campfire is defined as a fire 36 inches in diameter, or less, that is built in stone arches, outdoor fireplaces or existing fire rings, or fires 36 inches in diameter, or less, built in a location that is 200 feet, or more, from any forestland, or field containing dry grass or other flammable plant materials, contiguous to forestland.
    b. **Fireworks Request**: Phil received a fireworks permit request for the 4th of July. The permit process requires a request be submitted 15 days in advance of the event. Phil is not inclined to approve the request because of the 15 day submission rule and he has environmental concerns. He is seeking input from the Selectboard considering the request indicates the fireworks are being ignited on Shadow Lake Beach, town owned property. The Selectboard voiced their objection to approving any fireworks being set off on the beach. Phil is inquiring about the Town's policy/ordinance regarding

fireworks displays being ignited on town property. The Selectboard will review the Burn Ordinance and discuss creating a Fireworks Policy/Ordinance once more information is available.

c. **Fire Department & Sewer Line Update**: While the sewer line at the Fire Department building was being addressed, it was discovered the sewer line had a crack in it. This was not part of the original quote provided by Tardif's. As a result, it cost an additional $1,100 to fix the sewer line.

d. **Rodgers Road Update**: Anne received notification that the July 2nd mediation date has been postponed to late September or October.

12. **Open Public Comment:** Dan Clark wanted to remind the Board or request the Board research compliance with these 4 statutes:
    a. 1 VSA §310 5(B): sharing information with the board. Each board member can provide the other board members with information prior to a meeting. This will allow the other board members advance notice of a topic that needs to be discussed.
    b. 1 VSA §312 (b)(2): Minutes must be posted 5 calendar days after a meeting and should stay on the website for one year.
    c. 1 VSA §312 (d) 3: agendas shall contain sufficient details pertaining to specific matters that will be discussed by the public body
    d. 1 VSA §312 (h) the public has a reasonable opportunity to share thoughts with the public body during a meeting as long as order is maintained. He suggested the agenda include wording indicating if a subject requires action or simple discussion.
    The Selectboard thanked Dan for his input. They will consult with VLCT to confirm these statutes are being followed correctly.
13. **Signing of Orders**; The Board signed the check warrants.
14. **Executive Session VSA Title I §313 (1A): Adam made a motion, seconded by Anne to enter executive session at 9:20pm to discuss a legal matter. The motion carried.**
15. **Executive Session was concluded at 9:42pm. No action taken.**
16. **Break: Adam made a motion, seconded by Anne, to take a break at 9:43pm before entering the 2nd executive session.**
17. **Break: The meeting resumed at 9:51pm.**
18. **Executive session VSA Title I §313 (1D): Adam made a motion, seconded by Anne, to enter executive session at 9:51pm to discuss a personnel matter. The motion carried. Phil Brooks was invited into the executive session.**
19. **Executive Session was concluded at 11:21pm. No action taken.**
20. **Adjourn: Adam made a motion to adjourn the meeting at 11:21pm.**

Respectfully Submitted

Cynthia Epinette
Transcriber

Adam Heuslein, Chair

Anne Eldridge

Tabitha Armstrong