

# Meeting Agenda



## Ward 2 Neighborhood Planning Assembly (NPA)

May 14, 2026 | 6:30-8:00pm | All are welcome

### Join in person:

ONE Community Center, 20 Allen Street

### Join remotely:

<https://zoom.us/j/93179389982>

### O.N.E. Community Dinner

5:30-6:30pm | Free | Donations welcome

**Menu:** Spiced Parsnip & Sweet Potato Soup, Crostini with Ramp Pesto, Ginger Lime Green Beans, and Rhubarb Crumble Cake for dessert

**Music:** Harold Kaplan

**Facilitator:** Marc Stannard

**Notetaker:** Grace Sherwood

### 6:30 pm Introduction

5 min Review and adopt/approve the agenda and previous minutes; introductions as time allows.

### 6:35 pm Public Forum (2 minutes max per person)

10 min Please state your full name, pronouns, street, and ward, and follow the NPA ground rules.

### 6:45 pm Top 5 Things Going On in Burlington

5 min Hear 5 things that are going on in Burlington, as selected and highlighted by the NPA steering committee.

### 6:50 pm Budget Vote

5 min Vote on use of funds from the NPA budget.

### 6:55pm Candidate Introduction- August Primary

5 min *Elaine Haney - Candidate for Vermont State Senate*

### 7:00 pm McNeil Plant Presentation

20 min *Pike Porter and Nik Persampieri*  
*Chittenden node of [350VT.org](http://350VT.org) & Stop VT Biomass*

### 7:20 pm Updates from Department of Public Works (DPW)

20 min *Robert Goulding - Public Information Manager, City of Burlington DPW*  
Learn about DPW's 2026 construction workplan, along with previewing the end 2 key projects.

### 7:40pm History of ONE Streets

20 min *Megan Humphrey*  
Learn more about the Old North End through the years.

### 8:00pm Door prize drawing + Adjourn!

Our next meeting is Thursday, June 11!

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Scan the QR code ([or click here](#)) to: [Email us](#) • Go to [our website](#) • Watch meeting recordings on [CCTV's website](#) • Connect with us on [Instagram](#) • Request a time slot with the [request form](#) • Get to all links related to this meeting



# Appendix to the Agenda

## Ward 2 NPA Steering Committee

To contact the entire Ward 2 NPA Steering Committee, email [ward2npa@googlegroups.com](mailto:ward2npa@googlegroups.com)

Name	Email	Joined	Term expiration
Lauren Ebersol	lebersol27@gmail.com	2023	2027
Kason Hudson	kasonhudman@gmail.com	2024	2028
Charlie Giannoni	charliecpg@gmail.com	2024	2028
Marc Stannard	Marc.Stannard@outlook.com	2024	2028
Nora Aronds	noraaronds@yahoo.com	2025	2029
Grace Sherwood	Gsherwood703@gmail.com	2025	2029

## NPA Guiding Principles

- Operate through democratic principles and democratic procedures.
- Provide a safe and welcoming forum where residents can actively share their voices about issues that matter to them, and where they can learn from the voices of others.
- Cultivate involvement by a diverse spectrum of community members through active outreach and through eliminating barriers to participation.
- Operate in a manner that models respectful, inclusive, culturally, and economically aware practices.
- Be a fun, creative, and vital organization that provides value and benefit through the multitude of perspectives shared by those who participate.

## Ward 2 NPA Ground Rules

- Meetings should have **clearly defined agenda and roles**.
- **Honor time limits:** A best effort must be made to start on time, follow the agenda, and finish on time.
- **Listen to others:** Make efforts to be an open-minded member of the group.
- **Respect the agenda and the process:** Try to remain focused on the issue at hand.
- **Share your opinion respectfully:** Speak out, but not over, others' comments.
- **Treat people how you would like to be treated:** Be respectful of everyone, including guests.

## Elected officials representing Ward 2

### Mayor

Mayor Emma Mulvaney-Stanak	Progressive	mayor@BurlingtonVT.gov
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### City Councilors

Central District (Wards 2 & 3)	Melo Grant	Progressive	megrant@burlingtonvt.gov	802-310-0962
Ward 2	Gene Bergman	Progressive	gbergman@burlingtonvt.gov	802-598-3602

### School Board Members

Central District (Wards 2 & 3)	Jean Waltz	jwaltz@bsdvt.org	802-355-7856
Ward 2	Polly Vanderputten	pvanderputten@bsdvt.org	802-578-8653

### Vermont State House Representatives

Chittenden-15	Troy Headrick	Independent	theadrick@leg.state.vt.us	(802) 828-2228
Chittenden-15	Brian Cina	Progressive/Democrat	bcina@leg.state.vt.us	(802) 828-2228
Chittenden-16	Kate Logan	Progressive/Democrat	klogan@leg.state.vt.us	(802) 828-2228
Chittenden-16	Jill Krowinski	Democrat	jkrowinski@leg.state.vt.us	(802) 828-2228
Chittenden-17	Abigail Duke	Democrat	aduke@leg.state.vt.us	(802) 828-2228

### Vermont State Senators

Chittenden-Central	Tanya Vyhovsky	Progressive/Democrat	tvyhovsky@leg.state.vt.us	(802) 828-2228
Chittenden-Central	Martine Gulick	Democrat	mgulick@leg.state.vt.us	(802) 828-2228
Chittenden-Central	Philip Baruth	Democrat/Progressive	pbaruth@leg.state.vt.us	(802) 503-5266

# Burlington's McNeil Plant: A CASE FOR CLOSURE

A presentation to Burlington's NPAs  
By 350 Vermont's Chittenden Node & Stop VT Biomass



SPRING 2026



**Bill McKibben**

@billmckibben



Burning wood for electricity is a bad idea--the science has changed a lot since Burlington started doing it decades ago. It makes sense to phase it out, not incentivize it



[vtdigger.org](https://vtdigger.org)

Nick Persampieri: Burlington, please vote no on Question ...

The city draws a false contrast between fossil fuels and renewables. Some renewables, such as solar, wind and ...

11:07 AM · Mar 6, 2023 · **7,786** Views

**18** Retweets   **10** Quotes   **57** Likes   **1** Bookmark

# McNeil Plant Basics

- Commenced operation **June 1984**
- Located in **Burlington's Intervale**
- **Burns wood** to generate electricity
- 50 MW (**largest electricity generator in Vermont**)
- Jointly owned by Burlington Electric Department (BED) (operator and 50% owner), Green Mountain Power (31%) and Vermont Public Power Supply Authority (19%)
- Provides **32-45% of BEDs total power supply** (FY 2015-2023).

# The Case Against McNeil Plant

- **Largest stationary source of greenhouse gas emissions in VT**
- **Harmful to health** - particulate matter and other pollutants which leads to or exacerbates health conditions
- **Negative impact on forest ecosystems** and the benefits they provide.
- It **costs a lot**- the power it produces is expensive.
- It's **old** and **inefficient**

# McNeil's Greenhouse Gas Emissions

**“Burning wood to generate electricity emits more carbon dioxide per kilowatt-hour generated than fossil fuels– even coal, the most carbon intensive fuel.”**

*–John Sterman, William Moomaw, Juliette N. Rooney-Varga & Lori Siegel, Does wood bioenergy help or harm the climate?, Bulletin of the Atomic Scientists, Vol 78, No. 3 (2022) 130.*

**McNeil emitted 316,405 tons of CO2 in 2025 (EPA).** It also emits lesser amounts of the greenhouse gases methane and nitrous oxide. Fossil-fuel powered equipment and vehicles used to pull wood feedstock from the forests and transport it to the plant emits additional greenhouse gases.

# The Carbon Neutrality Myth

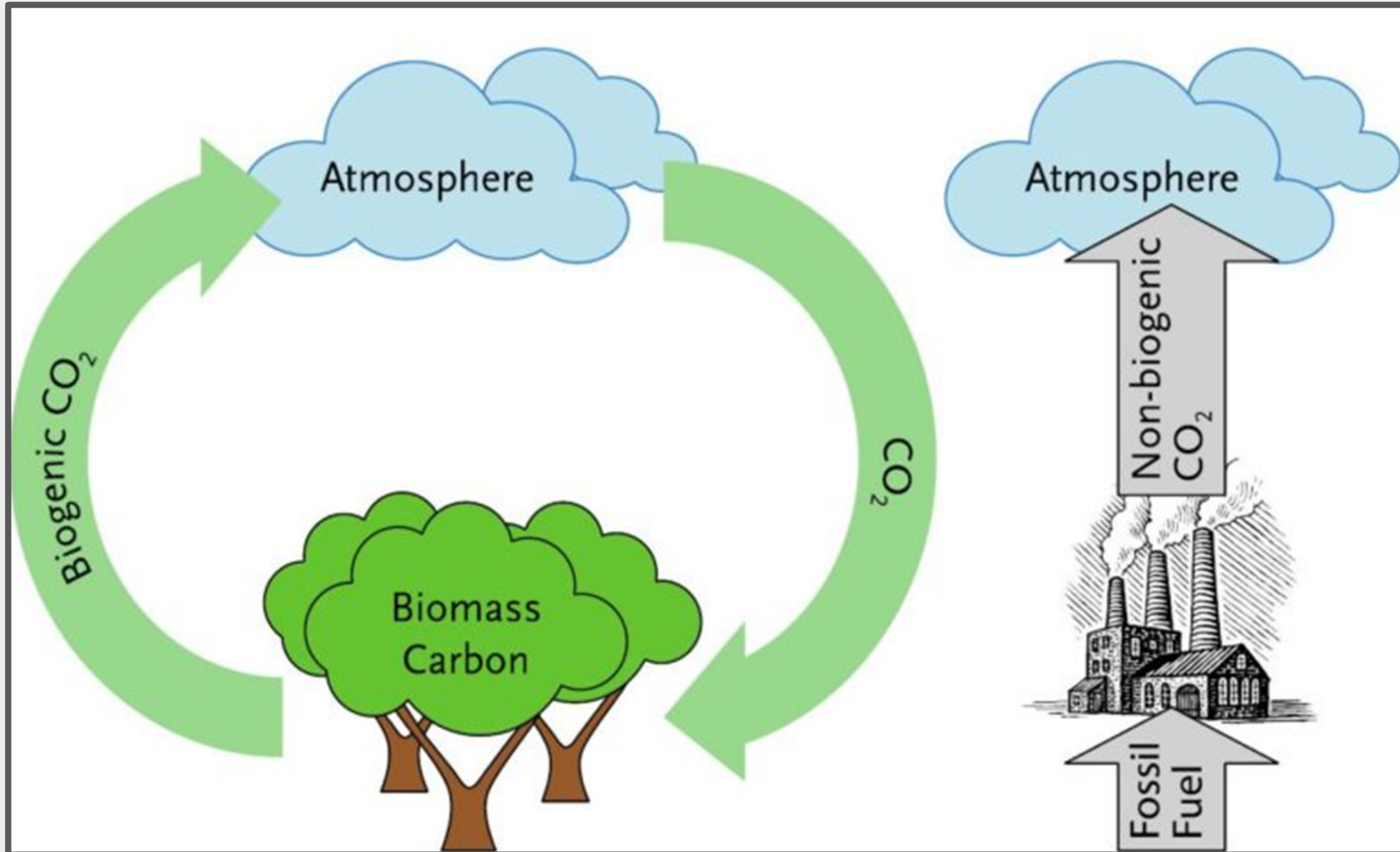
BED claims that McNeil is carbon neutral because BED engages in sustainable forestry and the carbon dioxide emissions from its stack are re-sequestered by trees as they regrow.

This is a myth. When trees are burned the carbon dioxide is released immediately creating a carbon debt which takes decades to centuries to eliminate through tree regrowth.

Also, regrowth is uncertain. Harvested areas may be converted to other land uses or trees may succumb to insects, disease or drought.

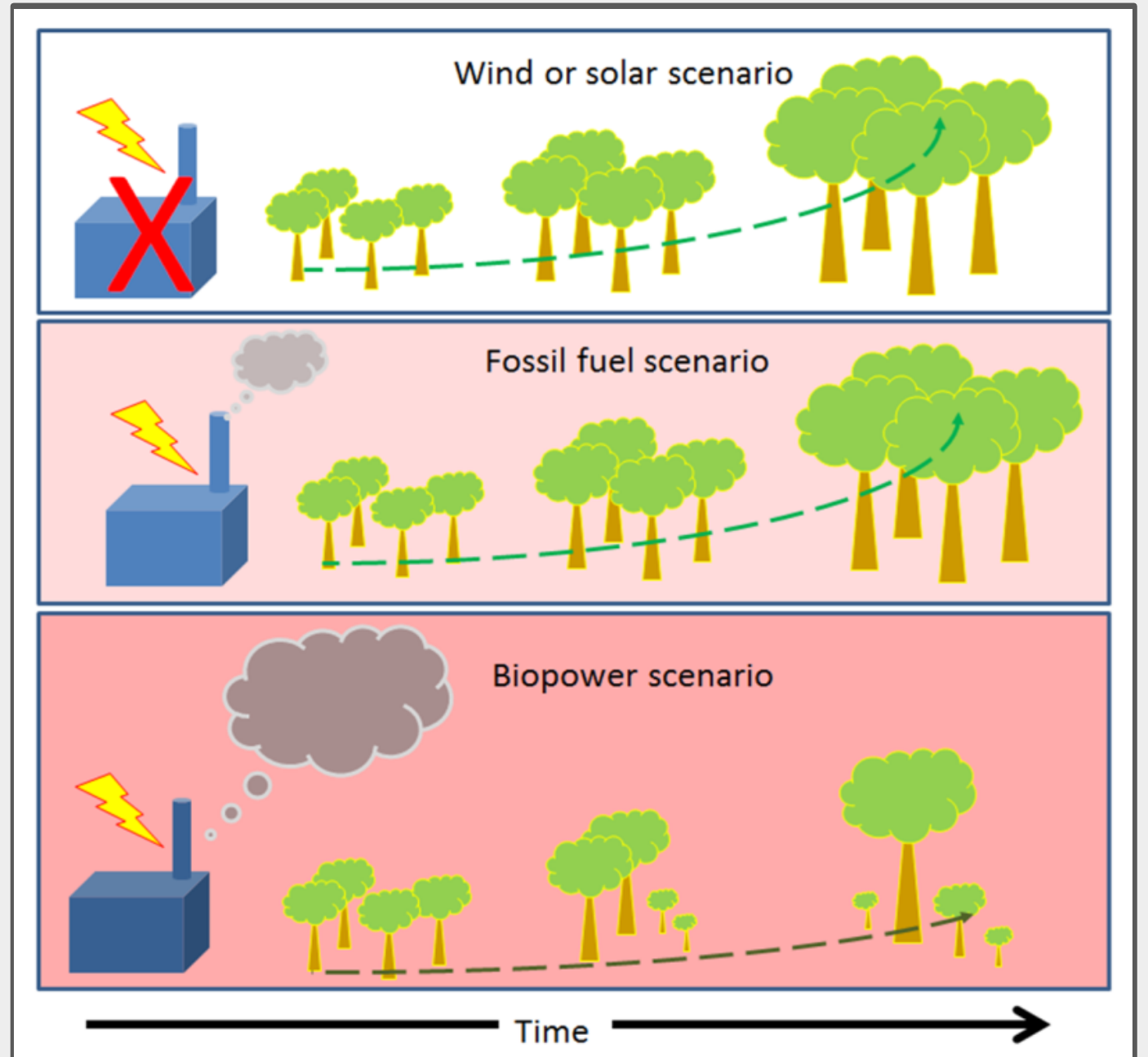
*John Sterman, et al.; EU Bioenergy, Bioenergy Accelerates Climate Change,*  
<https://www.eubioenergy.com/the-5-issues/it-accelerates-climate-change/>

# Theory (according to BED): "Closed Loop" Carbon Cycle



# Reality:

**Wood burning power plants emit more CO<sub>2</sub> per unit energy** and also degrade the forest carbon sink. The result is higher atmospheric CO<sub>2</sub> concentrations.



# Ecological Harm

- Burlington Electric claims: “McNeil’s wood supply is primarily 88.4% in-woods chips/residues **such as** the tops and limbs left over from higher-value wood products, with an additional 9.7% from sawmill residue and 1.6% from waste-wood yard wood.” (Bold added)

- *McNeil, Climate and Forestry, BED website.*

- The reality: McNeil’s burns “Whole Tree Chips,” which include chips generated by cutting down and chipping whole trees.

-PUC Dkt. No. 4450, Certificate of Public Good for McNeil, 9/14/81 § 87; 6/22/83 Order Amending Certificate of Public Good.

- **The plant burns 400,000 tons of woodchips per year**

-*April 29, 2022 VEIC Summary Memorandum.*



**This impairs forest ecosystems and erodes important benefits forests provide, including flood protection, & has a destructive impact on forest ecology and wildlife.**

# Carbon Rock Stars: Large, Older Trees & Forests

How many oak trees does it take to store 8 tons of carbon?





# Human Health

McNeil emits **particulate matter, nitrogen oxides, sulfur dioxide, volatile organic compounds, including benzene and formaldehyde, and other pollutants which are known to be harmful to human health.**

McNeil releases these pollutants in proximity to racially diverse, low and middle-income neighborhoods of Burlington's Old North End and Winooski, whose residents face greater environmental risks than residents of other areas.

# Expense



- BED Financial statements show that McNeil has generated losses for 8 of the last 10 fiscal years (2016-2025) totaling more than \$34 million over the 10-year period.  
*(This figure includes depreciation, but does not include interest.)*
- As 50% owner, BED bears 50% of these losses.
- The average real-time price for wholesale power in New England in 2024 was **\$39.50 per megawatt-hour**.  
*www.iso-ne.com/about/key-stats.*
- Wholesale prices were forecast to **increase to \$55/MWH in 2025**.  
*U.S. Energy Information Administration.*
- **The net cost of generating power from McNeil was \$96.42/MWH in fiscal year 2025 and \$98.70/MWH in fiscal year 2024.** *McNeil Joint Owners Operating Committee Materials.*

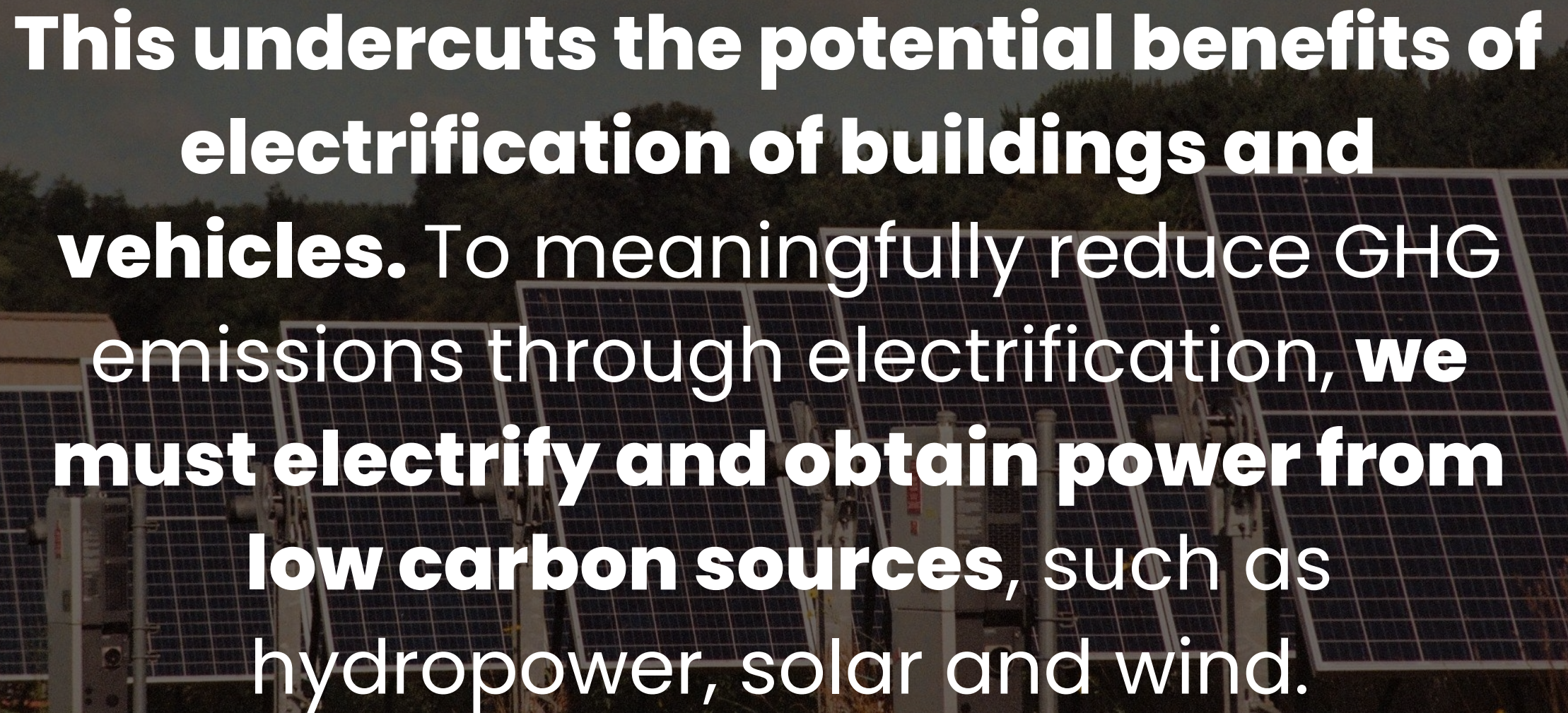
# Age & Efficiency of the Plant

- The plant is **26% efficient**. (*April 29, 2022 VEIC Summary Memorandum*)
- It **runs only about 50-60% of the time**, and is frequently off-line for planned maintenance, repairs due to operational problems, or because of market prices.
- BED has invested in capital improvements to extend operation of the 42-year-old plant beyond its anticipated useful life.
- In 2023, BED obtained City Council approval to move forward with District Energy Project which would depend on McNeil.
- Additional capital expenditures are planned or under consideration.
- **BED has planned all of these major expenditures without evaluating whether the plant should continue to operate or whether alternative sources of power would be more effective.**

# Flawed Policies

**BED has directed the course of Burlington's overall climate policy, leading to flawed policies.**

- These call for reducing fossil fuel use rather than reducing GHG emissions from all sources (such as the McNeil Plant).
- The Net Zero Energy Roadmap defines “net zero,” as eliminating fossil fuel use in the heating and ground transportation sectors, yet calls for pursuit of the District Energy Project, which would perpetuate McNeil’s massive GHG emissions to produce electricity.
- The Carbon Pollution Impact Fee is applied to heating systems powered by fossil fuels but not to “renewable” systems and fuels with significant greenhouse gas emissions.

A photograph of a solar farm with rows of solar panels and electrical equipment, overlaid with white text. The background shows a field of solar panels under a clear sky, with some electrical boxes and support structures visible in the foreground.

**This undercuts the potential benefits of electrification of buildings and vehicles. To meaningfully reduce GHG emissions through electrification, we must electrify and obtain power from low carbon sources, such as hydropower, solar and wind.**

# Our Vision:



# Advocate!

## **Burlington City Government Should:**

- Place responsibility for development of the city climate policy in a city department or official independent of BED.
- Develop a plan to close the McNeil Plant, preferably by June 2028. The plan should include measures for a just transition to other employment for affected employees, a plan to keep electric rates stable, and ensure adequate energy for future needs.

# Actions We Can Take

- **Connect with our city councilors** (email, phone calls, in person conversations).
- Write to Mayor Mulvaney–Stanak.
- **Attend a city council meeting** and speak during public comment.
- NPAs to consider a resolution to send to City Council on this issue.
- **Attend Electric Commission meetings** and speak during public comment.
- **Get involved** with VT 350.org or Stop VT Biomass.

# **Questions Comments Discussion**





# DPW: 2026 CONSTRUCTION

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*Our Mission is to steward Burlington's infrastructure and environment by delivering efficient, effective, and equitable public services.*

**Chapin Spencer, Director**

**[Cspencer@burlingtonvt.gov](mailto:Cspencer@burlingtonvt.gov)/802-863-9094**

**Robert Goulding, Public Information Manager**

**[RGoulding@burlingtonvt.gov](mailto:RGoulding@burlingtonvt.gov)/802-881-2278**

# THE TWO BIG PROJECTS

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Main Street & the Champlain Parkway are both anticipated to wrap up in early summer.

Both projects are on-time, and on-budget.

These projects are unlocking the potential for additional housing & commerce while providing enhanced infrastructure for residents

# CHAMPLAIN PARKWAY

- 25MPH road
- Connects South End with Downtown
- Stormwater improvements
- Pedestrian enhancements: signals, shorter crossings, new sidewalks



# WHAT'S LEFT TO DO

## (tentative schedules below)

### Pine Street

- Roadway sign installation
- Signal activation (week of May 4)
- Pavement (Main Street) and sidewalk repairs (misc. along Pine) (upcoming weeks)
- General clean up

### Champlain Parkway

- Overhead signs
- Roadway signs
- Final Pavement
- Line striping
- Signal timing adjustments

# MAIN STREET

- A welcoming gateway into Vermont's Queen City
- Wider sidewalks for pedestrians & commerce
- More trees & gardens
- Enhanced lighting
- Abandonment of ravine sewer

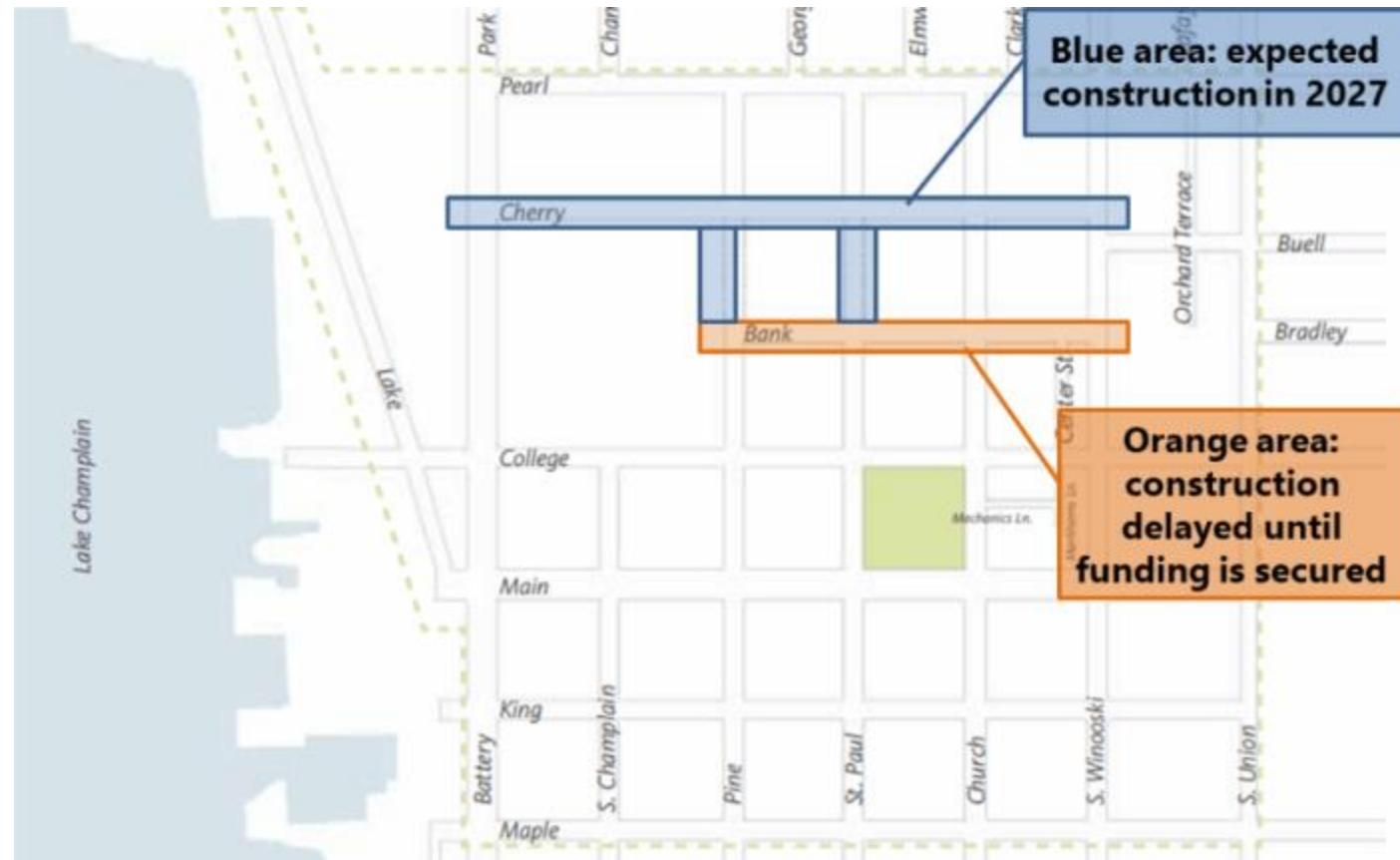


# WHAT'S LEFT TO DO

- Sidewalks
- Signals
- Tree plantings
- Paving
- Public Art



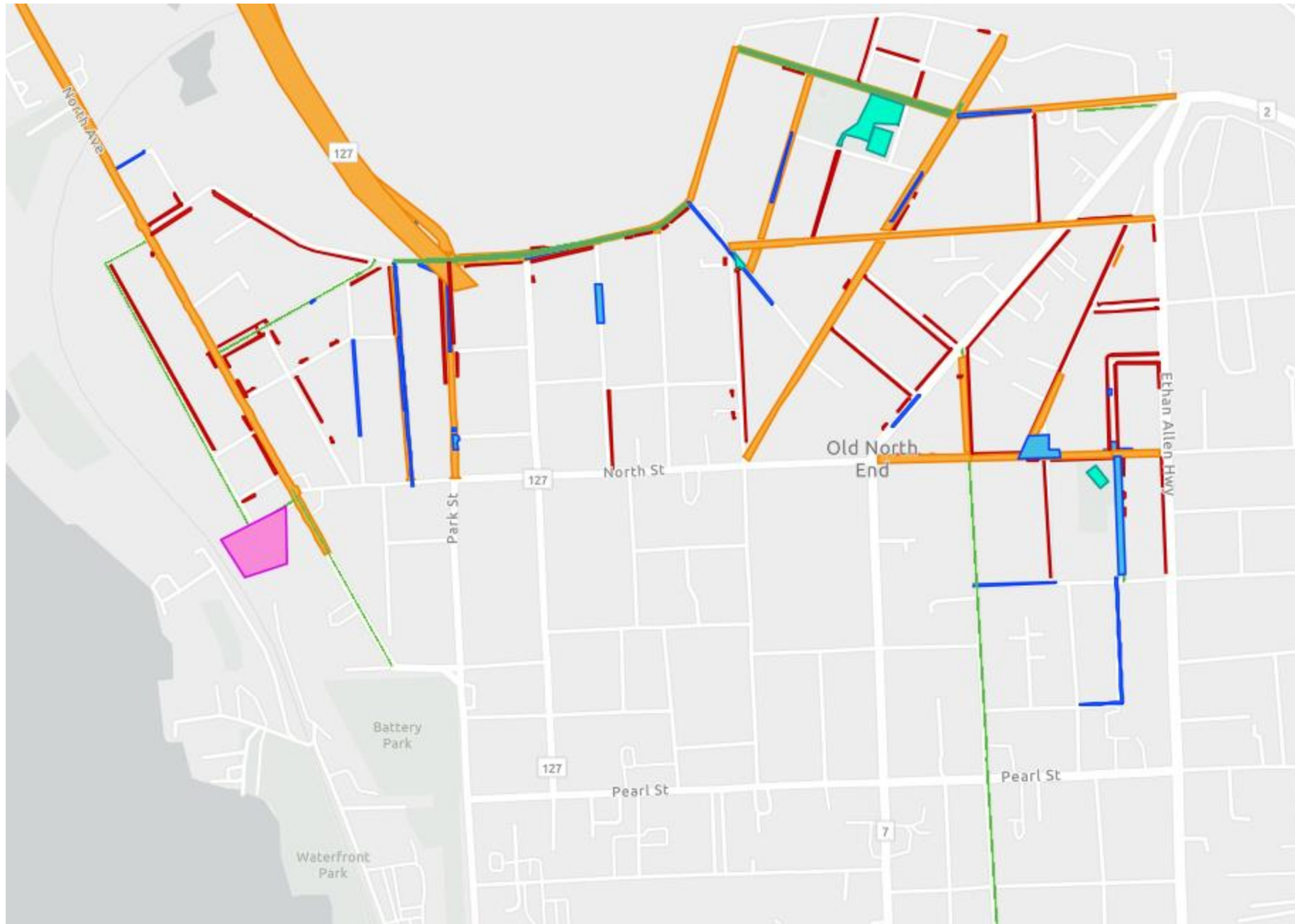
# CHERRY ST/RECONNECTING BANK & CHERRY



Near final design

Construction could start in 2027, though may begin later

# Ward 2 Work Since 2017



\*Paving in orange

\*Sidewalk in red

# SIDEWALKS

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The season has started!

\$1.65M contract + additional work with in-house crew

3.1 miles planned overall – hitting our annual target

Contract largely funded by 2025 Town Meeting Day



# SIDEWALKS: developing a workplan

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- Developed using the City's 2021 citywide sidewalk inventory
- Prioritizes based on utilization, location, and sidewalk condition.
- Location considers the sidewalk's proximity to schools, neighborhood activity centers, employment centers, etc.
- Resident requests, field inspections, and coordination with other City projects.



# SIDEWALKS\*\*

Street	Limits
N Willard St	Archibald St - North St (East Side)
Wildwood Dr	All*
Woodlawn Rd	All*
N Willard St	North St - Henry St (East Side)
Holly Ln	East Side
St Paul St	Crosswalk enhancement
North/Blodgett	New crosswalk
Pearl/George	Crosswalk enhancement
Union/Bradley	New crosswalk

\*\*Short run segments include Manhattan & Intervale Ave  
(not full length sidewalk projects).

# PAVING

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Asphalt plants are open!  
\$1.7M contract + remaining work from CY  
25  
Total ~3.5 miles planned for the year  
Largely funded by 2025 TMD Bond  
Larger workplan being developed for

# PAVING: developing a workplan

## BACKGROUND

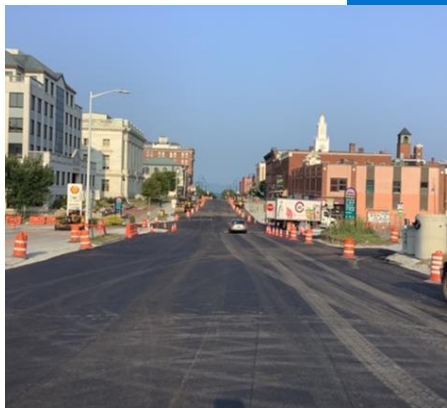
- Street network consists of over 96 miles of streets.
- Classified as Primary/Arterial, Secondary/Collector and Tertiary/Residential.
- Each street type has different anticipated lifespan generally based on average daily traffic volumes.
- In order to keep pace with the anticipated lifespan of the Burlington Street network, minimum target is 4 miles/year.

## PRIORITIZATION

- Funding, street condition, street type/traffic volume, nearby projects and resident requests

## HEADWINDS

While this year we had our most competitive bid environment in awhile, inflation & fuel prices may eat into available construction funding



# PAVING\*



<u>Street</u>	<u>Limits</u>	<u>Length (miles)</u>
<b>Colchester Avenue</b>	S. Prospect-Latham Ct	~0.46
<b>Cumberland Road</b>	Entire Street	~0.30
<b>Greene Street</b>	Loomis St-Hickok Pl	~0.11
<b>Park Street</b>	North St-Sherman St	~0.17
<b>Summer Street</b>	Entire Street	~0.05
<b>Saratoga Avenue</b>	Entire Street	~0.35
<b>Rivermount Terrace</b>	Entire Street	~0.30
<b>Bennington Court</b>	Entire Street	~0.05
<b>Scarff Avenue</b>	Shelburne St-Wells St	~0.10
<b>Depot Street</b>	Entire Street	~0.21

## Remaining 2025 contract streets

<b>College</b>	Union - Willard
<b>Pearl</b>	Battery - Winooski

\*Includes patches on lower North Ave, Lake St, Archibald St, Intervale Rd



# WATER WORKS!

## Wastewater Treatment Plant Upgrades

- Stage 0 remains on target for completion this summer/fall. This is a major first step to begin comprehensive upgrades funded by 2025 TMD bond
- Screening & grit equipment being installed at all 3 plants

## Water main improvement project

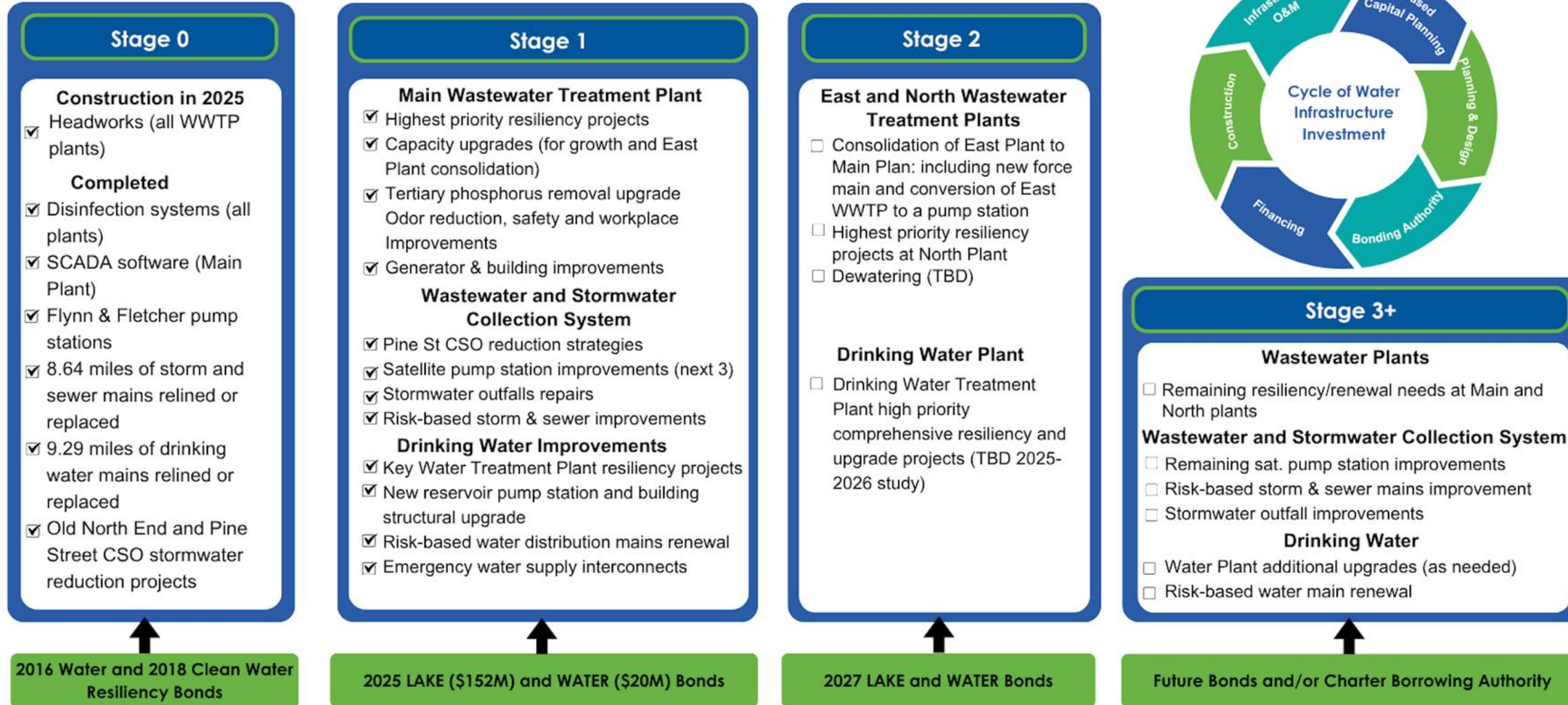
- Includes: Pine St (from S Crest to Home Ave), Summit St (Maple to Main), and all of Bennington Court (coordinated with paving)

**Manhattan Ave Stormwater Outfall:** late summer/early fall

# Water Resources

## Sustainable Infrastructure Plan: The 2025 LAKE & WATER bonds

How does this phase of investment fit in with the overall plan?



# WHAT YOU CAN DO FOR WATER:



- ABOUT US
- OUR PROGRAMS
- OUR PRIORITIES
- RESEARCH
- NEWS
- EVENTS
- RESOURCES
- Q



## BLUE Stormwater Program

**What is BLUE?** Lake Champlain Sea Grant is part of BLUE BTV, a residential green stormwater infrastructure incentive program in Burlington, Vermont. BLUE evaluators educate and collaborate with residents to identify opportunities for stormwater mitigation, affect behavioral changes, and establish stewardship principles to protect our waters from cyanobacteria blooms.

## Green Stormwater Infrastructure

<https://seagrant.w3.uvm.edu/blue/>

<https://vt.adopt-a-drain.org/>

How to Adopt A Storm Drain | Drain Clearing Tips | Track Impact



## We protect our water

Sweep up! Rake up! Pick up!

Adopt a Drain



# STAY INFORMED STAY IN TOUCH

## Maintenance Requests



See Click Fix:  
[burlingtonvt.gov/dpw](http://burlingtonvt.gov/dpw)

## Construction Impacts



- Front Porch Forum
- Signage
- VT-Alert:  
[burlingtonvt.gov/  
construction](http://burlingtonvt.gov/construction)

## Customer Service



802-863-9094

[dpw-pinecustomerservice  
@burlingtonvt.gov](mailto:dpw-pinecustomerservice@burlingtonvt.gov)



**THANK YOU**

# History of the Old North End (ONE) Part 2

Ward 2 NPA/May 2026

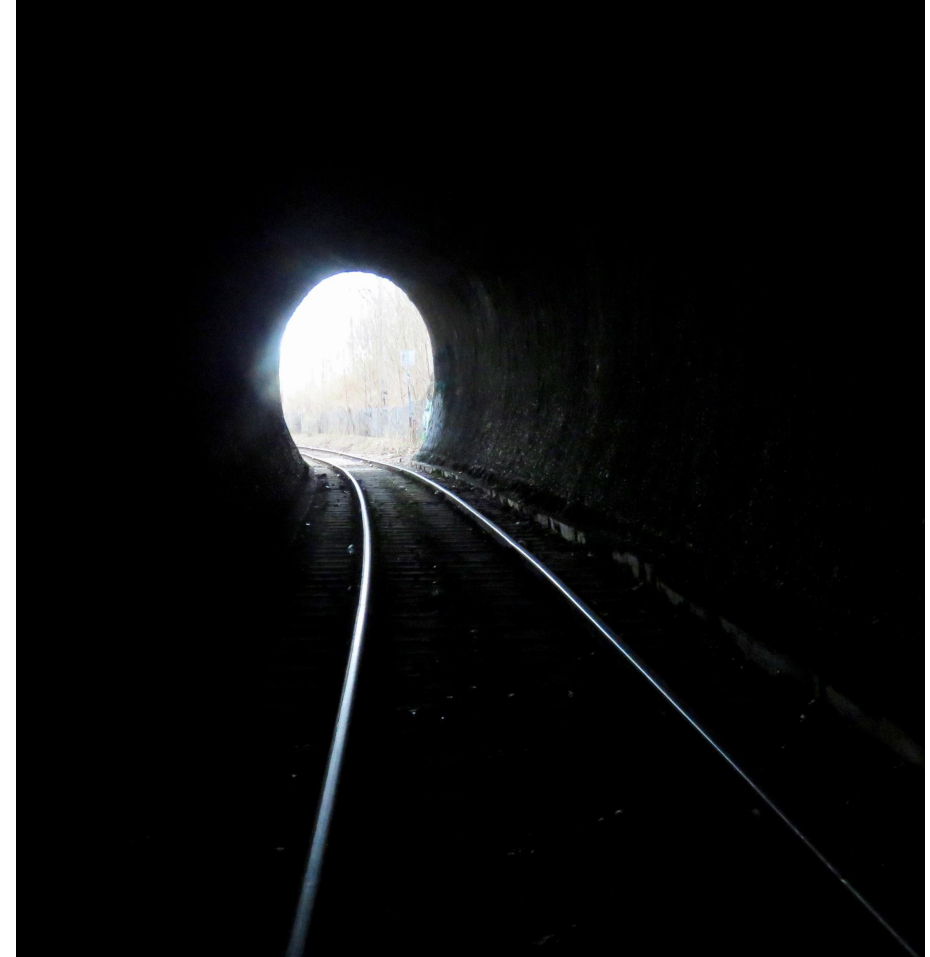
*Megan J. Humphrey*

# Very Special Thanks

Charlotte Barrett, Bob Blanchard, Judy Dow, Peg Dumas, Kendall Frost, Bill & Clarke Gravel, John Gravel, Elise Guyette, Laura Hale, David Hershberg, Intervale Center, Jill Krowinski, Preservation Burlington, Gail Rosenberg, UVM Special Collections, Vermont Historical Society, Frederick Wiseman, the Gravel Family for selling me my cherished home, and to Terry for being the best cheerleader along the way

# Vermont Central Railroad

- 1853, tracks went right through downtown
- 1861, horseshoe tunnel built to waterfront; only tunnel in Chittenden County



# 1869 ONE Map



# Corner of North Street & North Avenue



# 78 North Street



# 106-108 North Street



# 144-146 North Street



# 194 North Street, formerly Mazel's Built 1904



# Front of Mazel's



# Top of Mazel's Building



# 86 Pitkin Street



# Corner of North Champlain & North (139-143 North Champlain to the 1st)

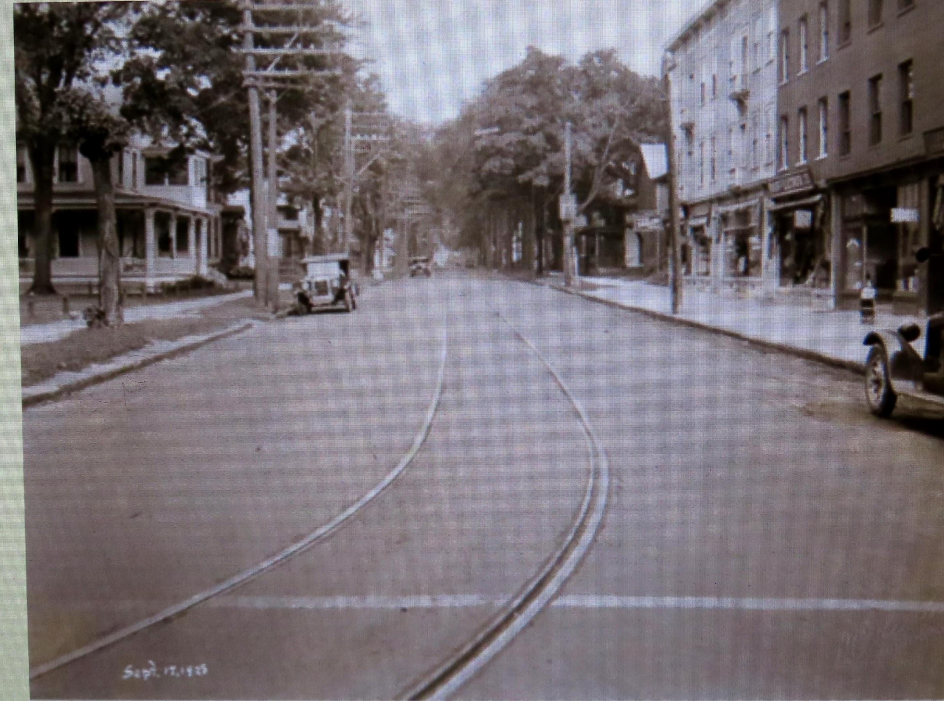


Facing west on North Street at the intersection of North Champlain.  
August 1930. (18T 0641743 UTM 4927242)

# 139-143 North Champlain Street



# 10 North Winooski on the right, now Radio Bean



**Photographer:** Louis L. McAllister

**Date:** September 17, 1928.

# 160 North Winooski Avenue



# 294 North Winooski Avenue



# John Roberts Home Design 69 Mansfield Avenue



# More John Roberts Homes 79 Hyde Street and King Street



# 1869 ONE Map



# 13 St. Louis Street



# Meg & Terry's 2014 Valentine Reenactment of the Gravel's first car purchase



Home is much like love  
walls hold those secrets whispered  
joys, tears, and shared dreams



*Our reenactment of the Gravels, prior owners of our house for 100 years.*

View of the ONE from Downtown,  
1954-1958 (Note the missing steeple on  
the Unitarian Church)  
Thank you!

