



**TOWN OF MORRISTOWN SELECTBOARD
SPECIAL MEETING NOTICE & AGENDA
COMMUNITY MEETING ROOM**

On Zoom and at 43 Portland St. Morrisville, VT 05661
5:30 PM Monday, August 31, 2026

[Join Zoom Meeting](#) or by phone join via conference call (audio only): 1 (646) 558-8656 | Meeting ID: [810 342 4528](#) | Passcode 05661

The meeting will be live streamed on the Town of Morristown's website:

<https://www.morristownvt.gov/community/page/meetings-agendas-minutes> and on [Town GMATV YouTube Channel](#) when possible

I. 5:30PM - CALL SELECTBOARD MEETING TO ORDER

II. 5:31PM - AGENDA CHANGES/ADDITIONS

III. 5:33PM - COMMUNITY COMMENTS

IV. 5:40PM - NEW BUSINESS

1. Conduct interviews for possible appointment to the Trails Committee
 1. L Oplinger
 2. N Godau
 3. A Gousquet
 4. J Legacy
 5. J Butler
 6. E Fryland
 7. P Bourne
 8. N Banks
 9. D Wheeler
 10. D Durand
2. Schedule a possible Special Meeting for a Selectboard Retreat September 24, 2026 4pm - 8pm

V. 7:30PM - CONTINUE PUBLIC HEARING INTERIM BYLAWS

1. Pursuant to 24 V.S.A. § 4415, the Morristown Selectboard will continue the public hearing from August 24, 2026 to hear from all persons interested and receive public comment on the proposed Interim Zoning Bylaw: Moratorium on Data Centers and High Impact Uses ("Interim Bylaw"). The Selectboard has set this public hearing in accordance with 24 V.S.A. § 4442(a).
2. Consideration to Adopt & Sign Interim Bylaws

VI. 7:50PM - OTHER BUSINESS

1. Executive Session - Appointment of a public officer
2. Possible appointment of Trail Committee Members
3. Authorize SP&F Attorneys to enter an appearance and represent Town of Morristown - 2322 Laporte Rd appeal

VII. 8:15PM - ADJOURN

Board/Committee Interest : Submission #27

Name

Leslie Oplinger

Email

loplinger@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

Don McDowell sent an email

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

No

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I am an avid outdoors person who uses trails routinely to walk, hike, ski, and bike. I have participated in trail work days with Stowe Trail Partnership. I am on the Board of Directors for Green Mountain Adaptive Sports, and helped start an adaptive skateboard program in collaboration with Talent Skatepark.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I am keenly interested in protecting the Bluss Hill property owned by Kate Simon. She allows winter use of the property for skiing and snowmobiling. It is easy to access, has established trails and ponds, is already mixed use, and is absolutely gorgeous. It could be a center piece of recreation for Morrisville.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

Committee does not yet exist

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

I've owned a home in Morristown for almost 30 years, and worked at MES as a special educator for 20+ years.

Your name in this space affirms that the information provided is true to the best of your knowledge.

Leslie Oplinger

Board/Committee Interest : Submission #29

Name

Nicholas Godau

Email

godaunib@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

Facebook post shared from a friend

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

No

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I am an avid trail user, I spent a number of years working with an organized trail crew in high school and part of college. I have organized group events on trails in the past such as group hikes and run clubs.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I would like to help facilitate in the creation, management, and betterment of multiuse singletrack, double track, and park trails in the area.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

No, I am new to Morristown. I moved here at the start of January 2026.

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

I'm not sure what exactly this entails. I'm filling out the information in hopes to learn more and get involved.

Your name in this space affirms that the information provided is true to the best of your knowledge.

Nicholas Godau

Board/Committee Interest : Submission #30

Name

Ayla Bousquet

Email

aylabousquet@comcast.net

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

Facebook

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

No

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I am a regular hiker and outdoor explorer. I have frequented the Morristown Trails for years. I believe they are an invaluable resource for our community and would love to help support the growth and development of the trail systems.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I would be interested in helping with trail maintenance, stewardship, and planning.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

No

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes, No

Is there anything else you feel we should know about you?

Meeting times are not provided for the trail committee, so I cannot ensure my availability yet.

Your name in this space affirms that the information provided is true to the best of your knowledge.

Ayla Bousquet

Board/Committee Interest : Submission #31

Name

Jodie Legacy

Email

august79@msn.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

I followed the town of Morristown

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

Yes

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I would be honored to serve on the Trail Development board because I care deeply about preserving and expanding access to outdoor recreation while supporting the long-term health and vitality of our community.

As an avid mountain biker, cyclist, and hiker, I have experienced firsthand the positive impact that well-planned trail systems have on physical health, mental well-being, tourism, and community connection. For the past three years, I have volunteered with the Vermont Mountain Bike Association (VMBA), where I have gained a greater appreciation for trail advocacy, sustainable development, stewardship, and the collaborative planning required to create and maintain these valuable community resources.

Professionally, I bring executive leadership and governance experience through my healthcare career. As an Internal Medicine Nurse Practitioner at Copley Hospital and through previous executive leadership roles, I have participated in strategic planning, board meetings, quality improvement initiatives, and organizational decision-making. These experiences have strengthened my ability to collaborate, think strategically, and contribute to long-term planning.

I have proudly lived and worked in this community for the past 17 years while raising my son here. My commitment to this area is both personal and professional, and I believe that investing in sustainable trail systems enhances not only recreation but also community health, environmental stewardship, and our local economy.

I would be honored to contribute my leadership experience, collaborative approach, and passion for the outdoors to help shape the future of our trail network for generations to come.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

Our community is fortunate to have an incredible trail system that is already a tremendous asset for residents and visitors alike. I believe there is an opportunity not only to continue supporting thoughtful trail planning and stewardship, but also to strengthen community engagement around these resources. By fostering partnerships

with local organizations, encouraging volunteerism, expanding educational opportunities, and welcoming people of all ages and abilities into the outdoor community, we can ensure our trails continue to thrive.

As an avid mountain biker, cyclist, hiker, healthcare provider, and VMBA volunteer, I understand how access to the outdoors improves physical and mental health while creating meaningful connections between people and the places they live. I would enjoy helping grow a culture of stewardship, advocacy, and community involvement so that our trail network remains a source of pride and opportunity for generations to come.

I also believe our trail system plays an important role in supporting the local economy by attracting visitors who value outdoor recreation while enhancing the quality of life for those of us who call this community home. My goal would be to help strengthen both the trail system and the community that surrounds it.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

Yes, i'm currently on the medical executive committee and I was on the Senior Leadership team and presented to the board of trustees many times. I have a lot of experience, presenting complex, ideas, and strategic plans. I co-chaired the board quality council

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.
Yes

Is there anything else you feel we should know about you?

Look forward to discussing with you

Your name in this space affirms that the information provided is true to the best of your knowledge.

Jodie legacy

Board/Committee Interest : Submission #32

Name

Jonathan Butler

Email

jonbutler10@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

Town Site

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

No

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

Newer town resident who appreciates and used various recreation places in town.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

maintain and expand multi use trails in area.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

No

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

No

Your name in this space affirms that the information provided is true to the best of your knowledge.

Jonathan Butler

Board/Committee Interest : Submission #33

Name

Eric Fryland

Email

ericfry65@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TV=BD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

Carol, MACC Director

Have you attended any meetings of board/committee in the six months prior to your interest?

Yes

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

Yes

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I very much enjoy the various trail systems that are currently in place - biking on the LVRT, mountain biking at various trail systems, hiking, and snow shoeing, cross country skiing. I'm pretty strong with technology having worked in the tech space for my entire career, I am now retired.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I would like to explore ways to leverage existing and new trails to enhance quality of life in Morristown. I'm also passionate about small business - breweries, coffee shops, restaurants, etc and would like to explore ways to leverage existing and new trails so they can support our small businesses in town.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

no

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

I'm currently a trail ambassador on the LVRT and have attended a number of Tori's meetings. I've also volunteered with Carol/MACC in support of clean up and landscaping efforts.

I am retired so I have some free time. However, I do have standing conflicts on Tuesdays and Thursday afternoons during the summer months.

Your name in this space affirms that the information provided is true to the best of your knowledge.

Eric Fryland

Board/Committee Interest : Submission #35

Name

Peter Bourne

Email

1836peter@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TBD

Do you have any actual, potential, or perceived conflicts of interest?

None that i am aware of

How did you learn about this Board/Committee?

rumor on the street

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

No

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

Interest, and life time resident of community

Please share your ideas related to the Board/Committee and the topics they are responsible for?

public mapping of trails of all types, bike, hiking, boating, tubing. Amenities that will be needed, or suggested.

Some familiarity with other governing groups.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

No

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

General interest in making our community more interactive and livable for everyone

Your name in this space affirms that the information provided is true to the best of your knowledge.

Peter Bourne

Board/Committee Interest : Submission #36

Name

Nancy Banks

Email

nancy.banks1@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TBD

Do you have any actual, potential, or perceived conflicts of interest?

Not aware of any

How did you learn about this Board/Committee?

Following the Select Board meetings

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

Yes

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I love to hike and am familiar with all the trails in Morrisville. I have attended work days for the Conservation Commission, Green Mountain Club and Catamount Trail so have some knowledge of trail management.. I have also served on a number of Boards most recently on the Lamoille Community Food Share, currently am the Treasurer and the Town Manager Selection Committee.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I want to ensure trails are well-marked and available for many different uses, while protecting our forest

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

I have attended the SelectBoard meeting to advocate for land conservation.

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

I am an active member of the community and am excited to see this committee formed and look forward to its work to maintain existing trails, conserve land where appropriate and ensure of town is knowledgeable about the many trail resources available

Your name in this space affirms that the information provided is true to the best of your knowledge.

Nancy Banks

Board/Committee Interest : Submission #38

Name

Duane Wheeler

Email

dawheeler11@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TBD

Do you have any actual, potential, or perceived conflicts of interest?

No

How did you learn about this Board/Committee?

A friend

Have you attended any meetings of board/committee in the six months prior to your interest?

No

Do you provide any goods or services to the public related to this Board/Committee?

No

Are you familiar with the governing rules under which this Board/Committee operates?

Yes

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I am a user/stakeholder of many different trails with experience in transportation and resort construction and planning, including experience in consideration of the ADA and their requirements to allow all users to utilize trails and paths resources. I have total site construction and development experience from previous roles held - Site Technician, Field and Project Engineer, Owners Rep, Project Manager. I utilize an empathetic approach to considering various user groups and community needs. I have other non-profit board leadership experience.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I have reviewed the board/committee responsibilities and would consider local input and an open mind in order to improve trail/path/community connectivity and work on priority initiatives as they are identified by the Board/Committee.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

No

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

I have a sincere interest and commitment to improving connectivity and movement throughout our town and community, especially as it seeks to continue its growth trajectory.

Your name in this space affirms that the information provided is true to the best of your knowledge.

Duane Wheeler

Board/Committee Interest : Submission #39

Name

David Durand

Email

dmdcarpentry@gmail.com

Are you a resident of Morristown

Yes

Which Board/Committee are you interested in?

Trail Committee - 3, 2, 1 yr term - Meeting day/time TBD

Do you have any actual, potential, or perceived conflicts of interest?

no

How did you learn about this Board/Committee?

Morristown Conservation Commission member

Have you attended any meetings of board/committee in the six months prior to your interest?

Yes

Do you provide any goods or services to the public related to this Board/Committee?

Yes

Are you familiar with the governing rules under which this Board/Committee operates?

Yes

Briefly, what qualities, experience, training and/or skills will you bring to this board/committee?

I am an avid trail user, in town. from biking to skiing and just walking the dogs. I am also a MCC member.

Please share your ideas related to the Board/Committee and the topics they are responsible for?

I am wanting to join this committee as a acting ,member of the Morristown Conservation Commission to serve as a liaison between to the two Committees. I also have great interest in moving our town forward with trail connectivity and have a passion for trail work.

Have you appeared in front of this Board/Committee before advocating for a specific issue? If yes, explain.

I have appeared to be voted into the MCC

My availability allows me to attend most of the meetings of the Board/Committee for which I am applying.

Yes

Is there anything else you feel we should know about you?

No

Your name in this space affirms that the information provided is true to the best of your knowledge.

David M Durand

TOWN OF MORRISTOWN AND VILLAGE OF MORRISVILLE
INTERIM ZONING BYLAW
MORATORIUM ON DATA CENTERS AND HIGH IMPACT USES
DRAFT — August, ~~3~~ 24, 2026

1. PURPOSE

This Interim Zoning Bylaw is adopted to provide the Town of Morristown and the Village of Morrisville (“Town” and “Village,” respectively) sufficient time to conduct and complete studies to determine what, if any, amendments may be needed to the 2026 Town and Village Zoning and Subdivision Bylaws (the “Bylaws”) to address the land use impacts associated with high impact uses, such as but not limited to AI and Crypto Data Centers, before any zoning permit application for such use is filed. The rapid growth of artificial intelligence has created unprecedented demand for large-scale data centers throughout North America. Although the Town and Village presently have no pending application for such a facility, the Vermont Legislature, neighboring municipalities, and other states have begun evaluating, or have adopted, standards or moratoria to mitigate the land use impacts from such facilities. The purposes of this Interim Zoning Bylaw are to:

- (1) protect existing residential neighborhoods, commercial uses, and municipal facilities from the impacts of a Data Center project or a High Impact Use without adequate performance standards in place;
- (2) preserve the Town’s and Village’s ability to coordinate land use planning with Morrisville Water and Light’s (“MWL”) electric and water utility capacity and its long-term resource planning obligations including Vermont’s Renewable Energy Standard and Clean Energy Standard;
- (3) prevent the zoning approval of a Data Center project or High Impact Use under existing standards that do not adequately address power/electricity demand, water consumption, wastewater discharge, noise, traffic, air quality, and other impacts to the public health, safety and welfare; and
- (4) provide the Planning Commission and Selectboard sufficient time to develop permanent zoning standards applicable to Data Center and High Impact Use projects while preserving flexibility for future economic development.

This Interim Zoning Bylaw is not intended to prohibit all development permanently, but rather to ensure that appropriate regulations are in place before a Data Center and/or High Impact Use project is proposed.

2. AREA AFFECTED

This Interim Zoning Bylaw affects all lands and zoning districts within the Town of Morristown and the Village of Morrisville.

3. LIMITATIONS ON LAND DEVELOPMENT

- A. Prohibited Uses. During the effective term of this Interim Zoning Bylaw, the Town and Village shall not accept, review, or approve any application proposing the siting, construction, or expansion of a Data Center or High Impact Use, as defined in Section 4 below, regardless of how such use may be proposed or categorized under the existing Bylaws. In other words, in an area subject to the existing Bylaws, all Data Center uses and High Impact Uses are prohibited.
- B. Exceptions. This Interim Zoning Bylaw shall not apply to:
 - (1) a conventional, small-scale data center that is necessary for the administrative or operational support of an existing business, hospital, school, municipal service, or residence; or
 - (2) a facility that has obtained complete local permits before the effective date of this Interim Zoning Bylaw.
- C. No Waivers or Modifications. There shall be no approval of a waiver, modification, variance, or conditional use permit that would authorize a use prohibited under Section 3(A).

4. DEFINITIONS

Words specifically defined in the existing Bylaws shall have the same meaning in this Interim Zoning Bylaw unless another meaning is clearly indicated below.

Data Center: A facility used for the storage, management, processing, and/or transmission of digital data, including for data processing, machine learning, model training, hosting or operating artificial intelligence models, AI computational processing, or validating blockchain transactions, generating digital assets, or proof-of-work processing, that typically contains computers, network equipment, systems, servers, appliances, and other accessory components necessary for such operations, whether operated by a single entity for its own primary use or for the shared use of entities engaged in other primary uses. All data center structures on a property, or within one-half-mile of any point on a property on which a Data Center is or is proposed to be located, shall be aggregated to calculate the total scale of the use. ~~A facility which is capable of consuming 10 or more megawatts of electric power shall be defined as a High Impact Use.~~

High Impact Use: A facility shall be defined as a High Impact Use and subject to this Interim Zoning Bylaw if it meets the above definition or one or more of the

following criteria: (i) is capable of consuming 10 or more megawatts of electric power from any source; (ii) uses 57,600 gallons or more per day (40 gallons per minute) of surface or ground water; (iii) contains PFAS in amounts over 10 parts per trillion or other hazardous waste as defined in 10 V.S.A. § 6602 in its wastewater discharge; (iv) creates 10 acres or more of new impervious surface area within three years of the effective date of this Interim Zoning Bylaw; and/or (v) emits 70 decibels Lmax or more of persistent noise, or 35 dB of noise between 10 and 200 Hz, detectable audible to at adjacent property boundary lines; and/or ~~(vi) otherwise strains community resources during construction.~~

5. EFFECT OF EXISTING REGULATIONS

Except as otherwise provided herein, this Interim Zoning Bylaw shall not repeal or alter any existing ordinances, regulations, or bylaws of the Town of Morristown or the Village of Morrisville. The restrictions established in this Interim Zoning Bylaw are in addition to those contained in any other Town or Village ordinances, bylaws, or regulations.

6. SEVERABILITY

If any provision of this Interim Zoning Bylaw is deemed by a court of competent jurisdiction to be unconstitutional, invalid or unenforceable, that provision shall be severed from the Interim Zoning Bylaw and the remaining provisions that can be given effect without the severed provision shall continue in effect.

7. ENACTMENT PROVISIONS

This Interim Zoning Bylaw is enacted pursuant to 24 V.S.A. § 4415, shall be administered in the manner provided in said section, and shall be effective upon passage for a period of two (2) years. It may be extended for one additional one-year period beyond the initial two-year term in accordance with the procedures for adoption set forth in 24 V.S.A. § 4415.

Adopted this _____ day of _____, 2026.

SELECTBOARD OF THE TOWN OF MORRISTOWN

By: _____
Don McDowell, Chair

By: _____
Richard Craig

By: _____
George Cormier

By: _____
Leah Hollenberger

By: _____
Rose Belanger

TRUSTEES OF THE VILLAGE OF MORRISVILLE

By: _____
Carl Fortune, Chair

By: _____
Thomas Snipp

By: _____
Travis Knapp

By: _____
Robert Heanue

By: _____
Bradley Limoge

DRAFT

DRAFT

TOWN OF MORRISTOWN AND VILLAGE OF MORRISVILLE
INTERIM ZONING BYLAW
MORATORIUM ON DATA CENTERS AND HIGH IMPACT USES
August 31, 2026

1. PURPOSE

This Interim Zoning Bylaw is adopted to provide the Town of Morristown and the Village of Morrisville (“Town” and “Village,” respectively) sufficient time to conduct and complete studies to determine what, if any, amendments may be needed to the 2026 Town and Village Zoning and Subdivision Bylaws (the “Bylaws”) to address the land use impacts associated with high impact uses, such as but not limited to AI and Crypto Data Centers, before any zoning permit application for such use is filed. The rapid growth of artificial intelligence has created unprecedented demand for large-scale data centers throughout North America. Although the Town and Village presently have no pending application for such a facility, the Vermont Legislature, neighboring municipalities, and other states have begun evaluating, or have adopted, standards or moratoria to mitigate the land use impacts from such facilities. The purposes of this Interim Zoning Bylaw are to:

- (1) protect existing residential neighborhoods, commercial uses, and municipal facilities from the impacts of a Data Center project or a High Impact Use without adequate performance standards in place;
- (2) preserve the Town’s and Village’s ability to coordinate land use planning with Morrisville Water and Light’s (“MWL”) electric and water utility capacity and its long-term resource planning obligations including Vermont’s Renewable Energy Standard and Clean Energy Standard;
- (3) prevent the zoning approval of a Data Center project or High Impact Use under existing standards that do not adequately address power/electricity demand, water consumption, wastewater discharge, noise, traffic, air quality, and other impacts to the public health, safety and welfare; and
- (4) provide the Planning Commission and Selectboard sufficient time to develop permanent zoning standards applicable to Data Center and High Impact Use projects while preserving flexibility for future economic development.

This Interim Zoning Bylaw is not intended to prohibit all development permanently, but rather to ensure that appropriate regulations are in place before a Data Center and/or High Impact Use project is proposed.

2. AREA AFFECTED

This Interim Zoning Bylaw affects all lands and zoning districts within the Town of Morristown and the Village of Morrisville.

3. LIMITATIONS ON LAND DEVELOPMENT

- A. Prohibited Uses. During the effective term of this Interim Zoning Bylaw, the Town and Village shall not accept, review, or approve any application proposing the siting, construction, or expansion of a Data Center or High Impact Use, as defined in Section 4 below, regardless of how such use may be proposed or categorized under the existing Bylaws. In other words, in an area subject to the existing Bylaws, all Data Center uses and High Impact Uses are prohibited.
- B. Exceptions. This Interim Zoning Bylaw shall not apply to:
 - (1) a conventional, small-scale data center that is necessary for the administrative or operational support of an existing business, hospital, school, municipal service, or residence; or
 - (2) a facility that has obtained complete local permits before the effective date of this Interim Zoning Bylaw.
- C. No Waivers or Modifications. There shall be no approval of a waiver, modification, variance, or conditional use permit that would authorize a use prohibited under Section 3(A).

4. DEFINITIONS

Words specifically defined in the existing Bylaws shall have the same meaning in this Interim Zoning Bylaw unless another meaning is clearly indicated below.

Data Center: A facility used for the storage, management, processing, and/or transmission of digital data, including for data processing, machine learning, model training, hosting or operating artificial intelligence models, AI computational processing, or validating blockchain transactions, generating digital assets, or proof-of-work processing, that typically contains computers, network equipment, systems, servers, appliances, and other accessory components necessary for such operations, whether operated by a single entity for its own primary use or for the shared use of entities engaged in other primary uses. All data center structures on a property, or within one-half-mile of any point on a property on which a Data Center is or is proposed to be located, shall be aggregated to calculate the total scale of the use.

High Impact Use: A facility shall be defined as a High Impact Use and subject to this Interim Zoning Bylaw if it meets the above definition or one or more of the following criteria: (i) is capable of consuming 10 or more megawatts of electric power

from any source; (ii) uses 57,600 gallons or more per day (40 gallons per minute) of surface or ground water; (iii) contains PFAS in amounts over 10 parts per trillion or other hazardous waste as defined in 10 V.S.A. § 6602 in its wastewater discharge; (iv) creates 10 acres or more of new impervious surface area within three years of the effective date of this Interim Zoning Bylaw; and/or (v) emits 70 decibels Lmax or more of persistent noise, or 35 dB of noise between 10 and 200 Hz, detectable at adjacent property boundary lines. .

5. EFFECT OF EXISTING REGULATIONS

Except as otherwise provided herein, this Interim Zoning Bylaw shall not repeal or alter any existing ordinances, regulations, or bylaws of the Town of Morristown or the Village of Morrisville. The restrictions established in this Interim Zoning Bylaw are in addition to those contained in any other Town or Village ordinances, bylaws, or regulations.

6. SEVERABILITY

If any provision of this Interim Zoning Bylaw is deemed by a court of competent jurisdiction to be unconstitutional, invalid or unenforceable, that provision shall be severed from the Interim Zoning Bylaw and the remaining provisions that can be given effect without the severed provision shall continue in effect.

7. ENACTMENT PROVISIONS

This Interim Zoning Bylaw is enacted pursuant to 24 V.S.A. § 4415, shall be administered in the manner provided in said section, and shall be effective upon passage for a period of two (2) years. It may be extended for one additional one-year period beyond the initial two-year term in accordance with the procedures for adoption set forth in 24 V.S.A. § 4415.

Adopted this _____ day of _____, 2026.

SELECTBOARD OF THE TOWN OF MORRISTOWN

By: _____
Don McDowell, Chair

By: _____
Richard Craig

By: _____
George Cormier

By: _____
Leah Hollenberger

By: _____
Rose Belanger

TRUSTEES OF THE VILLAGE OF MORRISVILLE

By: _____
Carl Fortune, Chair

By: _____
Thomas Snipp

By: _____
Travis Knapp

By: _____
Robert Heanue

By: _____
Bradley Limoge

Vermont Superior Court
Environmental Division
32 Cherry Street Suite 303
Burlington VT 05401
802-951-1740
www.vermontjudiciary.org

26-ENV-00078



2322 Laporte Road Land Use Permit Amendment

INITIAL NOTIFICATION LETTER (APPEAL)

August 25, 2026

The above-referenced appeal from a municipal panel, district commission, Agency of Natural Resources, or Agency of Agriculture was received at the Environmental Division on 08/24/2026. Environmental Division case number 26-ENV-00078 has been assigned to this appeal. Please use the Environmental Division case number and the above case name when filing any documents or asking any questions concerning this case. Please note, this case name may not be final if we are missing necessary information from the appellant. All documents should be filed with the Environmental Division.

Also, if you have not provided the Environmental Division with a telephone number where you can be reached during working hours for the purpose of telephone conferences, please do so as soon as possible at 802-951-1740.

The Vermont Rules for Environmental Court Proceedings (V.R.E.C.P.) set out the procedures to follow for this appeal. You may obtain a full copy of the Rules and Reporter's Notes at www.vermontjudiciary.org.

The person filing the appeal is called "the appellant." The appellant must take certain actions in order to assure that this appeal is not dismissed. Consult the V.R.E.C.P. to see what those actions are. For requirements regarding the appellant's responsibility to notify interested parties, see V.R.E.C.P. 5(b)(4) for municipal appeals (see also Form 900 available on the Court's web site at www.vermontjudiciary.org by calling the Environmental Division at the above number and requesting that one be sent to you).

This case will be ready for an initial pretrial conference when the time for filing the appellant's statement of questions has expired, or 21 days after the notice to interested parties has been sent, whichever occurs later. To complete service of appeals, the appellant must do as follows:

- From an Appropriate Municipal Panel, follow V.R.E.C.P. 5(b)(4)(A). The clerk of the appropriate municipal panel must provide the appellant with a list of interested persons within seven (7) days of the municipality's receipt of a copy of the notice of appeal.
- From a District Commission, District Coordinator or the Secretary of the Agency of Natural Resources, follow V.R.E.C.P. 5(b)(4)(B): Take special notice that no list of interested parties will be provided by the tribunal, other than the service list on the decision appealed from.

The Environmental Division may extend timeframes if a request is made by written motion filed with the Environmental Division before the deadline has expired. If this case is set for a hearing on the merits, the hearing will take place in or near the county in which the case originated. Please note that pursuant to V.R.E.C.P. 5(b)(4)(g), these appeals are de novo, unless the municipality has adopted procedures to make certain appeals on the record.

Self-represented parties are permitted to file via email provided they comply with the rules.

A) the filing must be mailed to the email account for the court where the filing is made.

EnvironmentalDivision@vtcourts.gov

B) the filing must be sent as an attachment in PDF format or other readily accessible document type.

C) the subject line must identify the case number and court where the filing is made.

D) the signature block must contain the filers' typed in name preceded by "/s/" an electronic facsimile of the filers' signature, or other electronic signature.

A person filing any documents (including letters) with the Environmental Division must also send a copy of that document to each of the other parties.

The Clerk of the Environmental Division will schedule a conference in person or by telephone as soon as all necessary documents have been filed with the Court or at the expiration of the deadlines for those documents. Before the initial conference, the Appellant is requested to provide the Environmental Division with a copy of the decision being appealed from. The Environmental Division finds it useful in preparing to discuss the appeal with the parties at the initial conference.

Town of Morristown
PO Box 748
Morrisville VT 05661

RECEIVED
AUG 27 2020
TOWN OF MORRISTOWN