JAMAICA SELECTBOARD MINUTES
Jamaica Town Office
Monday,
August 10, 2026, at 7:00 P.M.

REGULAR MEETING

Board Members: Jessica Pollack, Robert Brooks, Kate Ullman, Jason Kass

Public Present: Paul Fraser, Greg Lakis

Meeting called to Order: 7:00pm

1. Call for any late additions to the agenda

Set date for Hearing on LT-27

2. Approve the minutes of the July 27, 2026, Regular Meeting

Jessica Made Motion – Kate seconded. All in Favor

3. General Update from Tom Tolbert, Town Clerk and Town Administrator

    a. Construction Debris Area discussion - proposal to move forward

    Do we want to stop using WC#2. One is up top and is being used. Ernie reported the exposed bin weighted much more.

    There is a large gap on WC#1. Board is made decision to stop WC at the transfer station due to gap between bin and wall.

    b. Pikes Falls Recreation Area

    Parking sings are up and there is less traffic.

    c. Other matters

Hamilton Falls

Tom working on no parking zone signs

Letter for JVS Preservation Trust.

Tom to try to get a sample of what the Preservation Trust wants

Voting

Voting tomorrow at town office 8am-7pm

Bags

All large bags are gone.

4. Review and propose adjusting tipping fees for Transfer Station and Construction Debris

$225 per ton to haul when we collect $75. We are not varying by bed size, level truck v. heaped. Kate says $288 per ton and $225/ton for disposal. Jessica is proposing that they should access the tipping fees and to close that gap. The schedule that is more precise. Fees for level. Different fees for different size beds. Other alternative is move up to next bed size level if the pile is heaped – simplified tier. $225 for one ton, 8ft $200 and 6ft $150.

This change will not guarantee breaking even but should be better than what we have now.

There was much discussion about what should be fair. Would adding a lowest tier be more fair.

There are trucks with trailers are up there. How much are they charged? Do not allow large trailers.

Next meeting we will publise the new fees and then the meeting after approve.

5. Update on kick-off for Regional Law Enforcement Governance Council initiative

Robert attended kickoff meeting. It was quick and they elected officers and setting meeting scheduled. They are going to mee every Wed at 4:00pm for an hour an half.

Sheriff is very excited. Group must create unity. There is a chair , Vice Chair, and secretary who were elected.

This is not a municipal entity but group is subject to open meeting law. This starts in September.

6. Discuss potential Short Term Rental and Fire Alarm Ordinance scope

Greg Lakis is here to discuss. Jessica is working on STR ordinace about to know iss utilizing their property for STR and who is the local contact.

In terms of Fire Alarm ordinance – Greg said they get 5 a month of false alarms – but most are at short term rentals. There are a couple of addresses where most events happen.

Frustation when going to same house time and time again. Often times it is bad batteries or detectors are wired together. Call in the middle of the night and can't get in? What do they do?

What does that mean? The burden is that they are not different than any other calls. There is a bit of a call wolf syndrome. One alarm they get is contractors sanding that gets into the smoke detectors. We rarely have to raise an alarm.

They are looking for an incentives for repeat offenders. They would like fines if systems are not fixed. Generally an automatic alarms.

Jessica said the two are linked. Sometimes having it on the books is enough. Also concept of alarm that two first times you don't get a fine. 3rd and beyond fines that increase.

Jessica to write both ordiances.

7. Review and approval of the Town Plan

Going for WRC grant that must be in by Oct 1.

Jessica made motion

WHEREAS, the Municipality of Jamaica is applying for funding as provided for in the FY27 Budget Act and may receive an award of funds under said provisions; and

WHEREAS, the Department of Housing and Community Development may offer a Grant Agreement to this Municipality for said funding; and

WHEREAS, the municipality is maintaining its efforts to provide local funds for municipal and regional planning purposes or that the municipality has voted at an annual or special meeting to provide local funds for municipal and regional planning purposes,

Now, THEREFORE, BE IT RESOLVED

1. That the Legislative Body of this Municipality enters into and agrees to the requirements and obligations of this grant program including a commitment to match funds.

2. That the Municipal Planning Commission recommends applying for said Grant;

3a. That (Name) Jessica Pollack Title Selectboard Chair

Who is either the Chief Executive Officer (CEO), as defined by 10 VSA §683(8), or is a Select Board Member, the Town Manager, the City Manager, or the Town Administrator, is hereby designated to serve as the Municipal/Authorizing Official (M/AO) for the Grant Electronic Application and Reporting System (GEARS), and to execute the Grant Agreement and other such Documents as may be necessary to secure these funds.

3b. (Alternate Authorizing Official for redundancy.

That (Name) Tom Tolbert - Town Administrator

who is either the Chief Executive Officer (CEO), as defined by 10 VSA §683(8), or a Select Board Member, is the Town Manager, the City Manager, or the Town Administrator, is hereby designated to serve as the Municipal/ Authorizing Official (M/AO) for the Grant Electronic Application and Reporting System (GEARS), and to execute the Grant Agreement and other such Documents as may be necessary to secure these funds.

3c. That (Name) Tom Tolbert - Town Administrator

is hereby designated as the Grant Administrator, the person with the overall Administrative responsibility for the Municipal Planning Grant program activities related to the application, and any subsequent Grant Agreement provisions.

Kate seconded. All in Favor

Robert made motion to submit town plan to the WRC and have that body set a hearding date as required by and approve the Jamaica Town Plan. Jason 2nded. All in Favor

8. Town was aked to throw up LT-27. Because of existance it is taking parcel size for newly created lot. Board needs to hold hearing.

   Jessica made motion to set hearing Sept 28th, TBD time. Robert seconded. All in Favor

9. Review and approve time sheets for town office, listers, highway and transfer station

   Jesssica Made motion. Kate seconded. All in Favor

10. Review and approve pay orders

    Jesssica Made motion. Jason seconded. All in Favor

11. Public concerns

    Jamaica Day
    Pikes Falls the week after
    Voting
    River and Rye
    Finish Pikes Falls?

12. Executive Session, if needed

13. Adjourn

Jessica made motion fo Adjourn. Seconded by Kate All in Favor

Meeting Adjourned 8:28pm

Attest: Tom Tolbert