



To: Town Council
From: Madison Harris
Date: May 2, 2025
Agenda Item: Resolution 16 - Series 2025 - 161 Main Street - Request for Exemption from Sec. 16-17-110 - Underground utilities

REQUEST:

Review Resolution 16 - Series 2025 and make a decision to approve, approve with conditions, or deny the request by the owners of 161 Main Street to be granted exemption from Sec. 16-17-110 - Underground utilities.

INTRODUCTION:

The owners/developers of 161 Main Street would like to request exemption from Sec. 16-17-110 - Underground utilities for the duration of infrastructure work.

ANALYSIS:

Sec. 16-17-110 - Underground utilities states the following: *“Except as otherwise approved by the Town Council, all wires, cables or other equipment for the distribution of electric energy and telecommunications signals, with the exception of transformers, meters, junction boxes and similar equipment, shall be placed underground. Where developments are approved along or with crossing existing overhead power and communication facilities, energy and telecommunications may be obtained from these existing facilities. The service connections to these facilities shall be placed underground unless otherwise approved by the Town Council due to economic, engineering or aesthetic reasons. Utility easements and right-of-way shall be provided as part of the development.”*

The Applicant is requesting an exemption from Sec. 16-17-110, with the concern that if they underground as required, the placement of the transformer needed could potentially affect traffic flow on Williams Street even though it would be on their property. Per the Applicant’s email:

“Xcel recommends that we utilize a power pole with a pole mounted transformer located at the corner of our property as required by the utility tariff rules. However, we are concerned that this would interfere with traffic flow on Williams St.

Xcel is willing to locate the pole further onto our lot and connect to their existing overhead lines mid span, however we are concerned that the town would consider this to be an “overhead utility line” even though it does not attach to our building.”

COMMUNITY INPUT:

Ongoing.

BUDGET / STAFF IMPACT: TBD

STRATEGIC PLAN ALIGNMENT:

The comprehensive review of the Town's Historic Preservation processes aligns with the following key values:

- Transparency
- Collaboration
- Resourcefulness

ATTACHMENTS:

- Email from Spence Neubauer dated April 15, 2025
- Attachments from Applicant
 - Survey
 - Site Plan
 - Overhead Plan
- Resolution 16 - Series 2025