



Town of Sheffield

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Sheffield, VT 05866-0165

Senator Anne Watson
Chair
Senate Committee on Natural Resources & Energy
Vermont State House
115 State Street
Montpelier, VT 05633

April 1, 2026

Senator Watson,

The Sheffield Select Board has heard from many residents regarding the implementation of Act 181 within our community. The Town of Sheffield is located in a rural portion of the Northeast Kingdom and is home to many multi-generational property owners. Many of these properties are large in acreage and Act 181 would likely trigger excessive Act 250 reviews on future development.

The Board understands that there is a need to balance development with the protection of our natural resources, however, we believe that Act 181 is not that balance. Vermonters are currently facing some of the highest tax burdens in the nation and the addition of excessive permit application fees and reviews will lead to even more of an exodus from Vermont. The intent of Act 181 is to allow construction of family housing, within our community, we would experience the opposite effect.

We wholeheartedly support a repeal of Act 181 and urge our legislators to develop a more common-sense solution to the problems that Act 181 was supposed to have solved. While parts of Act 181 have less impact on our residents, we believe that the best option is to repeal Act 181 completely and start over. The damaging effects of this legislation on our rural communities in Vermont was never considered when the legislation was written and passed, and we fear that our voices still fall upon deaf ears.

Respectfully,

The Town of Sheffield Select Board

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Office Hours: Mondays, Wednesday and Fridays 9 am to 4 pm