

February 6, 2014

PC Members Present: Rick Hopkins (Chair), Jean Vissering, Scott Hess, Jack Pauly, Kim Watson, Julie Potter, Gene Troia, Mark Lane

Others Present: Kristi Flynn (Recording Secretary), Norman Hill, Carl Etnier, Kim McKee, Sacha Pealer

Call to Order: 7:05pm

Public Comment: None

Additions to the Agenda: None

Presentation by CVRPC & VT DEC Concerning the Development of Fluvial Erosion Hazard Bylaws (Funded by a 2914 VT Municipal Planning Grant)

Presentation by Kim McKee from CVRPC and Sacha Pealer, the flood plain manager for Central Vermont regarding fluvial erosion hazard bylaws.

- Preventing encroachment into waterways/river corridors
- Maps will be developed by CVRPC
- Put future flood plain info and landowners affected on the town website
- Greater chances for significant flooding in VT
- Floodway=area within flood plain that is regulated more closely
- EM-30 structures in Special Flood Hazard Area (SFHA) – 19 residents have flood insurance, 14 are in SFHA
- Base flood elevation – build above that to decrease damage in a flood – regulations can require elevation of structures in flood plain
- Erosion=dynamic riverbed adjustment
- Fluvial geomorphology – what is the physical condition of our rivers
- River Corridor = area of No New Encroachment
- River Corridor Protection Zone – allows for more space for vegetative buffer
- Many factors affect the corridor – size of the river impacts the size of the meanders
- Streams – recommend 50’ setback, which would accommodate the meander pattern
- Recommend town says no new structures in the flood plain
- ERAF=Emergency Relief & Assistance Fund –refers to public structures and area, federal funds are funneled through the state
- Having fluvial erosion hazard regulations will get the town a bigger state match of federal funds
- In order to qualify for ERAF, the town must prohibit new structures in river corridor
- Public outreach – targeted outreach versus inviting everyone
 - New regulations versus how town will benefit
 - Tie back to Town Plan
 - Reach 37% of landowners in the flood plain that don’t have flood insurance
 - Cost of flood insurance is not tied to the river corridor currently; elevation, not distance from the river
- Set up working sessions with the PC
- Regulations could limit how elevation occurs, i.e., no new fill in flood plain
- There are a few rivers that could be mapped as river corridors: Mallory Brook, Sodom Pond

Kim McKee and PC setup a working session for March 20th; all should review the draft regulations before the meeting.

Continuation of Discussion of Items for Revision to Zoning Regulations

Table 2.6

- May direct people to new Article 9 with a map
- (B) – covered by new Article 9 – conservation overlay only covers areas in flood plain and wetlands
- (C) – what does PC consider wetlands? Those on Water Resources or Conservation Overlay? – refer to wetlands noted on Water Resources map as conservation overlay was created before wetlands rules
- (D) – Water Supply Source Protection Area
 - Minimize pollution run-off
 - Well head protection area is part of conservation overlay, need map in the regulations
- (E) – High Elevation – 1500’ is the proposed basis
 - One other area could be added to Longmeadow Hill as over 1500’

PC feels new table is clearer for the DRB and new defined areas are better. The PC can’t lose sight of conserved land and might need multiple maps. PC will finish up Table 2.6 on 2/20.

Review of Minutes

January 16, 2014

Motion: I move to approve the minutes as amended. Made: Ms. Watson, second: Mr. Lane

Vote on Motion: Passed 8-0

ZA Report

5 new permits for 2014

DRB Report

Next meeting is 3/11/14 – Cote subdivision hearing

Other Business

CVRPC – Michael Mosher giving a presentation on the state of the region’s economy next Tuesday at 7pm at the Chamber of Commerce.

Motion to Adjourn. Made: Mr. Hess, second: Mr. Lane. Passed unanimously. Meeting adjourned at 9:30 p.m.

Respectfully submitted by Kristi Flynn, Recording Secretary