

May 16, 2019

PC Members Present: Julie Potter (Chair), Jean Vissering, Zach Sullivan, Siu Tip Lam, Mark Lane, Jack Pauly, Jay Stewart, Kim Watson

Others Present: Bruce Johnson (Zoning Administrator), Kristi Flynn (Recording Secretary), Lindy Biggs

Call to order: 7:00pm

Public Comment – None

Discussion about May 2 Public Forum Feedback

The board reviewed the feedback that was received. There was a mix of opinions on Version 4 (44%) versus Version 5 (56%). There are three more forums in June in order to go into more detail and make sure that the residents are more informed of the proposed regulations. The boards discussed holding the forums in the fire station versus a larger location, like the elementary school; it was decided to have them at the fire station since it has already been reserved. An e-mail from Rick Hopkins was discussed; as the former PC Chair, he raised some very interesting points. Eric Esselstyn had issues with the presentation, maybe others did, too.

Update on Discussion with Selectboard

The Chair offered to attend multiple SB meetings to continue discussions on the proposed regulations, though she will not attend every meeting. The SB had some comments: 1) too much, too complex; 2) what was wrong with the existing districts; 3) want to know which items are statutory requirements; and 4) how would 10-acre lots affect smaller building areas with larger conserved parcels.

Discussion about June 6 Public Event

The board reviewed the draft warning. Change 'Draft MU4, MU2 and RES2 Zoning Districts' to 'Village Residential Districts.' Under the 7pm time, spell out MU4, MU2 and RES2. The first hour will be an open house format. Maps will be at groups of tables so PC members can interact with townspeople. The second hour will be a brief presentation and a group discussion. The June 6 event will focus on the new village districts: MU4, MU2 and Res2. Ms. Saxton will create a handout as a fact sheet that can be posted to the town website; the handout will address why we are doing this and what changes are being proposed. The following suggestions were made for the forum:

- PC members can help facilitate with those who have questions and/or were not at the first meeting
- Pass questions to presenter so everyone hears the answers to all the questions
- Encourage everyone to fill out the survey
 - Change the bullets to solid bullets
- Include examples of road frontages and building sizes so that people can visualize them; use buildings in town to give dimensions
- Suggestion – handout could consist of first 2-3 pages of each district
- Put condensed uses/definitions on the wall instead
- Poster/handouts/maps on 3-4 tables: current zoning map, proposed zoning map, future land use map
- Refreshments: Chair – paper products; Ms. Vissering – cookies; Mr. Pauly – cider
- Publicity
 - ZA post documents on website when available
 - FPF – 3-4 posts
 - Hardcopy of warning posted at Town Office, Post Office, Four Corners School, EMES
 - Talk to your neighbors
- Recording questions: have the two easels and post-it notes for the wall posters

Updates

- Hazard Mitigation Plan – SB is moving the process along; Mr. Sullivan volunteered to go to the next SB meeting on 5/20
- Energy Committee – committee is now more actively working; they will review the Town Plan for preferred siting locations of renewable energy projects
- Rural Roads Vegetation Assessments PAC – Ms. Vissering reported that the training occurred last weekend at the Four Corners Schoolhouse; people selected roads in town that they wished to inventory; the attendees were trained on the app and how to add information; the plan is to be done by mid-July, to help with future planning if ash borer comes to town; it was noted that WEC is already removing ash trees near their power lines
- Old LaPerle Farm Property Committee – no update on a future meeting

ZA Report

Six new permits since the last meeting

DRB Report

At the 5/7 meeting, the DRB approved a duplex as a conditional use in a commercial zone and approved the Abrams subdivision on Center Road. At the 6/4 meeting, a hearing for All Together Now is scheduled; they now have a subdivision plan, site plan and parking plan.

Review Minutes

May 2, 2019

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

Vote on Motion: Passed 8-0

Training/Conferences

There are currently four training/conferences coming up. Please let the ZA know if you are interested in attending any of them.

Other Business

Ms. Watson reported that the Capital Improvement Committee met this month. They are looking out five years and would like to know about any capital projects that are over \$5,000. They will be contacting each committee in town soon.

Motion to Adjourn. Made: Mr. Lane, second: Ms. Vissering. Passed unanimously. Meeting adjourned at 8:55p.m.

Respectfully submitted by Kristi Flynn, Recording Secretary