

**041613 Planning Commission Meeting
Started 5:10 PM, adjourned at 8:07 PM**

Planning Commission Members Present:
Wendy Manners
Lynne Matthews
Vince Rice

Others Present:
John Bennett, Windham Regional Commission
Susan Haughwout, Selectboard liaison
Jake White, Selectboard
Tom Consolino, rep Windham Regional Commission
Jack Deming; Deerfield Valley News

Next meeting; April 22, 2013 at 5:00

PC Reorganization

Vince Rice nominated Wendy Manners for Chair, Lynne Matthews moved and Vince Rice seconded. There were no other nominations. Vote was passed unanimously to appoint Wendy Manners Chair.

Wendy Manners nominated John Lebron for Clerk, Vince Rice moved and Lynne Matthews seconded. There were no other nominations. Vote was passed unanimously to appoint John Lebron Clerk. Vince Rice and Susan Haughwout agreed to assist John in the Clerk duties as needed.

Vince Rice moved that PC meetings be held the second and fourth Monday of the Month at 5:00 in the town meeting room. Lynne Matthews seconded. The vote was passed unanimously. UPDATE: THE MEETING ROOM IS NOT AVAILABLE ON 2ND MONDAY OF THE MONTH. WE WILL READRESS THIS TOPIC ON THE 22ND.

Adoption of Minutes

Vince Rice moved and Lynne Matthews seconded adoption of minutes from 040213 with the correction of the date on page 2, Existing PUD: from Feb 5, 2013 corrected to Feb 5, 1970. Motion passed unanimously.

Open PC Seat

Planning Commission members will seek out potential PC members to fill the open position.

PC Questions for Jim Barlow, VLCT Attorney

Susan Haughwout has forwarded PC questions to Jim Barlow. Susie will provide the PC members copies of questions submitted.

Windham Regional Commission (WRC)

A meeting will be scheduled as soon as possible with Scott Murphy, Susan Haughwout, John Bennett, and Wendy Manners to address ongoing WRC support needs.

WRC is statutorily required to meet with member towns 2 times every 8 years for consultation regarding the town's planning process. This includes a review of available WRC programs and services in support of the town planning process. The focus of these meetings is primarily for the Planning Commission and Selectboard. However, it is often helpful to include the Road Foreman, Emergency Management Director, and DRB members. This will be scheduled once the Zoning Ordinance is completed and submitted to the Selectboard.

Haystack PUD Map

Susan Haughwout presented a tax map colored to represent lands covered by the Haystack PUD agreement of Feb 5, 1970; the Base Tract, including Glebe land leased by Haystack, Golf Course Tract, and the East Tract, plus additional land turned over to the town from Haystack for Affordable Housing and other purposes. Susan will create a map overlay demonstrating which of the properties are owned by Hermitage Corp and which are privately or town owned.

General Definitions

Proposed changes were reviewed and approved by all PC Members. Vince Rice moved and Lynne Matthews seconded that all General Definition changes be summarily approved. Motion passed unanimously.

Article III

Proposed changes were reviewed and approved by all PC Members. Vince Rice moved and Lynne Matthews seconded that all Article III changes be summarily approved. Motion passed unanimously.

Article II

Proposed changes were reviewed and approved by all PC Members. Vince Rice moved and Lynne Matthews seconded that all Article II changes be summarily approved. Motion passed unanimously.

Public Hearing

PC members agreed unanimously to hold another Public Hearing on the proposed zoning ordinance as there have been substantial changes.

Next Steps

John Bennett will prepare revised copy of Articles II, III, and General Definitions for review at the next meeting, April 22, 2013. Once signed off and final mapping adjustments are made, another Public Hearing will be scheduled and warned.

Respectfully Submitted
Wendy Manners, on behalf of John LeBron, Clerk

ACCEPTED

Wendy Manners, Chair