

Dummerston Planning Commission

Approved Minutes

July 2, 2013

Meeting was called to order at 6:30 at the Town Office by Sam Farwell

Members Present: Sam Farwell, Andrew MacFarland, Annamarie Pluhar, Rich Cogliano, Bill Schmidt, Cindy Wilcox, Bev Tier

Absent: Deb Forreth

Public Present: Charlotte Annis, Claudia Teachman, Nelson Jillson, Zeke Goodband, Ed Anthes and Mike Barrett.

1. Approve minutes of May 28

Bill moves to add a statement to the minutes, "Sam asked Chris Campaney if the amended map as shown conformed with state planning goals and regional planning goals. No concrete answer was given at the time. " Motion passes. Andrew moves to approve minutes of 5/28/2013 as amended, Rich seconds. Motion passes. Forum notes from the two corridor public meetings are on Publications page of the DPC webpages. Notes from the joint boards meeting of June 28 will be approved by the Selectboard.

2. Public Comments

Mike Barrett not in favor of his land being put in Resource.

3. Review public input on draft amendments

Approve any revisions to map, set date for public hearing

Reviewed correspondence from Catie Berg, Jody Normandeau, Mary Ellen Copeland, Ed Anthes, Lew Sorenson, and Clyde Johnson.

Cindy volunteers to put together the report that has to go to adjoining towns.

Starting at the north border of Dummerston on Route 5 discussion and motions are as follows:

Andrew moves that the Lawrence Orchard area be made Resource. After discussion this motion removed, and motion made to keep in Rural Commercial. Motion passes with Bill voting no.

Motion to keep the area north of Johnson's Curve Road and Route 5 in Rural Commercial. Rich seconded. Andrew withdraws his motion.

Motion from Andrew to use the property line closest to Houghton Brook and Johnsons' Curve going south and change the district to Residential. Rich seconds. Motion passes.

Discussion on the area from the southern end of Johnson's Curve Rd. to Canoe Brook Rd., along Rt. 5. Andrew moves that it should be Residential and then withdraws the motion. Motion to keep in Rural Commercial passes with Bill voting no.

Discussion and decisions but no motions made

Unanimous decision to remove Rural Commercial designation from the 1.4 acre lot of Sweet Tree Farmstand and have it be Resource.

The excluded land from the Sweet Tree Farm property, in the southwest corner of the property on the east side of Rt. 5, where there's a house, was changed from resource to rural.

After discussion, a decision was made to keep the land on the west side of Rt. 5 from the Sweet Tree Farm property to East West Rd., Rural Commercial

Considerable discussion occurred on the Manix Walker Farm land and the Barrett land off Station Rd., whether all or parts of each of these should be resource or rural commercial or a combination of both. No resolution was reached. These lands will be taken up at the next meeting.

4. Correspondence

(as above)

5. Work Session: Zoning Bylaw update draft

Not done

6. Other business

Discussion of the next municipal planning grant application and how we might apply for it.

Meeting adjourned, 8:50

Next meeting: Tuesday, July 23, 6:30 Town Office

Submitted by Annamarie Pluhar