

Dummerston Planning Commission

Approved Minutes

December 2, 2014

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

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

Absent: Maria Glabach, Deb Forett

Public Present: Richard Verkitis, Alan McBean, Ines McGillion, Catherine Dianich-Gruver

1. Approve minutes of 11/4/14

Approve corrections as needed. Andrew moves, Cindy seconds. Motion passes.

2. Correspondence

We acknowledge Certificate of Public Good to Soveren Solar and letter to Peter Therell stated that he did a site visit with the Planning Commission. The site visit was in only with the Chair Sam Farwell.

Email from Alexandra Barstow: stating opposition to Neighborhood Store and Office Building for the Dummerston Center.

3. Public Comment

Allan McBean asks that the DPC consider how the use extractions of natural resources don't distinguish between gravel, sand and rock that has to be crushed, drilled and blasted. There is a difference in the impact on the area.

Ines registers continuing objection to Neighborhood Store and Office Building and requests a meeting to discuss the boundaries of the Settlement area.

Dick asks if there a mandate to look at commercial space. Most people don't seem to want a neighborhood store. Why the push? What's the point?

Catherine: Neighborhood Store and Office Building large majority of residents did not want those uses. Shows exhibits of 2 derelict buildings on Route 9 in New Hampshire. Boundaries come from a group of people with an idea about their village, it' not something specific to benefit them.

4. Zoning Update Draft District Map

Revisions and approval: Reviewed modifications to the proposed map, Sam to have printed.

Sam moves to put the Morrison property that was drafted as Rural Commercial back into Rural. Cindy seconds. Sam Farwell, Annamarie Pluhar, Andrew MacFarland, Cindy Wilcox, Rich Cogliano vote yes. Bev opposes. Motion passes.

5. Zoning Bylaw Update Draft

Andrew moves to eliminate Neighborhood Store and Office Building from Conditional Uses in the Dummerston Center in the Bylaw draft. Annamarie seconds. Discussion ensues about the consequences of this motion. Sam Farwell, Annamarie Pluhar, Andrew MacFarland, Cindy Wilcox, Rich Cogliano votes aye. Bev abstains.

6. Other business

Schedule public hearing and/or forum

Public hearing April 7, 2015 Church basement

Approve budget request

The Chair submitted a budget.

Items for next meeting agenda

Approving the map and bylaws

Next meeting: Tuesday, January 6, 2015