


RECEIVED 
TIME February 28, 2007

APPROVED

Huntington Planning Commission Minutes
February 13, 2007

Commissioners Attending: Dori Barton (chair), Jeanine Carr, Everett Marshall, Terry Boyle, Roman Livak

Commissioners Absent: Dave Englander

Minutes: Heidi Racht

Others Attending: Jerry Smith, Caroline Ballard, John McGill, Laury Saligman

AGENDA

- 7 pm Minutes of December 19
- Minutes of January 9
- Minutes of January 23
- Mail
- 7:15 Public Comment
- 7:20 Member Business - Town Meeting elections
- 7:30 Laurie Saligman
- 7:50 Town Plan
- ADJOURN

The meeting opened at 7:08 pm, chaired by Dori Barton.

In light of the impending snowstorm, it was agreed to rearrange the agenda to accommodate the attendees, who were at the meeting and had a distance to travel.

Laury Saligman and her partner John McGill discussed a piece of property off Charlie Smith Road, a Class IV road. Saligman and McGill wish to purchase the 900+/- acres, preserve the greater part of the land, and possibly sell one or two smaller pieces nearer the road in order to finance their project. They have already spoken with Leif Richardson, State Ecologist, and had spent much time on the property. Saligman discussed the beaver pond area, the cellar hole on upper Charlie Smith Road and access to the site where they would like to build a cabin.

Charlie Smith Road is narrow and steep in places, eventually becoming a trail. The town does not maintain it beyond the bridge.

Also discussed was the Bean Trail, which comes through the property from Carse Road, but which bisects land owned by Henry Carse, as a possible access.

Saligman hoped to get comments from the HPC about the road.

Discussed at length was fire protection for any residences on the road. Site visits should be made by the Road Foreman and Fire Chief.

Dori Barton pointed out that the HPC would "likely act on the recommendations" of the Fire Chief as that had been the custom for the past several subdivisions.

Barton said, "The onus is on you to provide safety for these residences."

Minutes:

Minutes of January 23: Motion to approve made by Jeanine Carr; seconded by Everett Marshall. Approved unanimously with minor corrections.

Minutes of December 19: Roman Livak moved to approve; seconded by Everett Marshall. Approved unanimously with no changes.

Minutes of January 9: tabled until February 27 meeting.

Mail:

No mail of significance. No discussion

Public Comment: No public present.

Town Meeting: The absence of candidates for two positions on the ballot (a three-year position and a one-year position that would complete Pat Fitzgerald's term) was discussed.

Flood Hazard Bylaws: The Selectboard will set the hearing date at its February 19 meeting to make permanent the current interim bylaws.

Town Plan Review:

The Commission continued work on the Town Plan, using the comment grid that had been prepared by Seth Jensen from the minutes of the two hearings.

Discussed at length were the proposed changes to the Village I and II (doing away with two village districts and go back to one village designation with an increased density). After a while, it was decided to forego the increased density and return to the original village district that was in place before the 2000 Town Plan. Specifically, there will be one-acre zoning, with the possibility for greater density as part of a project that goes through Planned Residential Development Review.

The HPC asked Heidi Racht to discuss working on the Town Plan updates with Zoning Administrator Seth Jensen. She said that she would give him the document and notes.

Adjournment:

Motion to adjourn made by Jeanine Carr, seconded by Terry Boyle. The meeting adjourned at 9:48 pm.

Minutes taken by Heidi Racht

Submitted to HPC via email February 26, 2007.

Approved: February 27, 2007

Submitted to the Town Clerk: February 28, 2007