

# APPROVED

## Huntington Planning Commission Tuesday, January 27, 2009

Commissioners Attending: Dori Barton, Tom Bailey, Everett Marshall, Beverly Little Thunder and Eric Silman.

Commissioners Absent: Lucinda Hill.

Others Present: Wayne Curley.

Minutes: Tom Bailey

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### Agenda:

- 7:00 PM Minutes of January 13, 2009 & Mail  
7:15 PM Public Comment  
7:20 PM Member Business  
7:30 PM Zoning Regulations / Subdivision Regulations discussion  
8:00 PM 2009 Work Plan  
9:00 PM Other Business  
9:15 PM Adjournment

The meeting was called to order at 7:08 PM by Dori Barton, Chair.

Items for Discussion	Discussion	Action
<b>Minutes of 1/13/09 Meeting</b>	The Minutes were not drafted; therefore, no action was taken.	None.
<b>Public Comment</b>	Wayne Curley addressed the Commission about his candidacy for the Selectboard and some of his concerns about Huntington. He also asked about the level of coordination among Huntington's government boards and commissions. Dori Barton responded that coordination among boards has been sporadic and as needed but that the Planning Commission was considering such coordination as a possible part of its work plan for this year.	None.
<b>Mail</b>	The Commission reviewed two State Wastewater permits: (a) WW-4-3181 was granted to Richard and Pamela Kellogg to add a one bedroom apartment to their residence. (b) WW-4-1324-1 was granted to Ralph and Rachel Tower for a two lot subdivision with construction sites straddling the Huntington - Richmond town line. A State Project Review Sheet indicated that an Act 250 amendment would be necessary as well. Tom Bailey agreed to e-mail Cathleen concerning the permits and copies were put on her desk.	By consensus the permits were forwarded to Cathleen Gent for her determination of what permits may be required.
<b>Member Business</b>	The Planning Commission agreed informally to set up and operate a "snowshoe obstacle course" at the Huntington winter fest on February 7 <sup>th</sup> . There occurred a discussion about planning the event. Eric Silman announced he will not be at the 2/10 meeting of the Commission.	

Items for Discussion	Discussion	Action
<b>Zoning and Subdivision Regulations Discussion.</b>	<p>Dori Barton first described the actions of the Selectboard at its meeting on January 26, 2009 pertaining to the proposed Zoning and Subdivision Regulations. She indicated that a couple of typographical corrections were made to the Zoning Regulation before the Selectboard approved the regulations to be warned and voted on separately by Australian ballot at Town Meeting in March. A couple of comments were made pertaining to matters that the Commission should consider in its 2009 possible revisions to the regulations (assuming that they pass at Town Meeting).</p> <p>Then the Commission discussed how it should promote the passage of the regulations. The Commission agreed to send out postcards to every household before Town Meeting and Tom Bailey agreed to draft some postcard language and circulate it to the other Commission members. The Commission also agreed to place a promotional notice in the Times, Ink. Dori Barton agreed to check the last date for submission of notices for publication and draft a proposed notice for circulation to the other members of the Commission.</p>	
<b>2009 Work Plan</b>	<p>Next the Commission discussed possible revisions to the proposed Zoning and Subdivision Regulations (assuming they pass in March):</p> <ol style="list-style-type: none"> <li>1. Revise zoning district boundaries and standards.</li> <li>2. PRD/PUD consideration.</li> <li>3. Common interest communities (condos).</li> <li>4. Whether to adopt a DRB permitting process.</li> <li>5. Revise regulations pertaining to businesses.</li> <li>6. Wind turbines and energy.</li> <li>7. Class 4 road and rights of way (Zoning Section 4.4).</li> <li>8. Groundwater overlay district.</li> <li>9. Maps for definitions and standards for natural resources, critical wildlife habitat and wet lands.</li> </ol> <p>Next the Commission listed other matters that deserved possible consideration for study this year:</p> <ol style="list-style-type: none"> <li>a. Ancient roads proposal(s).</li> <li>b. Use and preservation of open land.</li> <li>c. Prepare facts, resources and 'how to' sheets pertaining to the proposed regulations (if they pass).</li> <li>d. Update flood regulations.</li> <li>e. Review Town Plan Implementation recommendations for additional taskings.</li> <li>f. Coordinate with other towns regarding natural resource activities to avoid duplication.</li> </ol> <p>It was agreed that the Commission members would review the above listed items to consider which ones should have priority and how they should be undertaken for discussion at the next meeting.</p>	
<b>Adjournment</b>	A motion to adjourn was made by Tom Bailey, seconded by Beverly Little Thunder and unanimously approved. The meeting was adjourned at 9:07 PM.	

Date minutes APPROVED by the HPC: February 24, 2009

Date Approved Minutes submitted to Town Clerk: February 26, 2009