

APPROVED

HUNTINGTON PLANNING COMMISSION
Minutes January 11, 2016



PRESENT: Everett Marshall, Terry Ryan, Mark Smith
ABSENT: Beverly Little Thunder, Joe Segale
OTHERS PRESENT:
MINUTES: Heidi Racht

7 pm Public Comment
Minutes of December 14, 2015
Mail
7:15 Plan for moving forward
Regulations Revisions
8:45 Member business
9 pm Adjourn

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DATE

[Signature]
January 23, 2016

The meeting began at 7 pm; chaired by Everett Marshall.

Public Comment: No public was present.

Minutes of December 14, 2015: Not discussed

Mail: none

Regulations Revision:

Discussed CCPRC grant draft and strategy for moving forward with regs.

Included in the discussion was the role of the town via the Zoning Administrator for notification of neighbors. In general the discussion centered on how much responsibility was to be taken on by the town or whether it was up to the landowner. The fact is that the most permit notifications are not being posted on the property by the landowners and the neighbors do not know of zoning permits given to a property owner. Often, it is not until the project begins that the neighbors are aware of it and then it is too late to file an appeal.

Is the solution to have the town post the permit? It would be expensive. Should this then be added into the cost of the permit? The Commission, in general, didn't want to direct the ZA to do this. And felt it should be the property owner's responsibility. But, if the permit is put in the mail and then the property owner doesn't receive it for a few days, does it take effect from the day of approval or the day it is posted to allow for the 15 days appeal? Does the town need to check to see if it is posted? Racht commented that she had recently assigned a 9-1- address for a property and the permit was not posted.

The HPC discussed the role of the DRB. Should there be more "guiding" the applicant as to possibilities, rather than just limits?

Other discussion revolved around the question “How do you write the regulations to fit more than the aspirations of the people who attend the meeting?”

Because the grant matching funds would not be available until July 1, what would be the work of the Commission before working with the consultant, should the grant be awarded? The Commission talked about having sessions between now and June about a variety of topics, so the document draft could be informed by comment. These would be topic-specific sessions. More discussion on how the HPC would choose the topics. The regulations cover the entire town, although much of the discussion to date has been focused on the villages. Mark Smith commented that he was keen on how open space is developed.

MOTION: Terry Ryan moved to forward grant application to Selectboard; Mark Smith, second. Approved unanimously.

The Commission worked on draft motion for SB for its meeting on January 18, when that group considers the grant application.

The Commission worked on a draft SB letter of support, which needs to accompany the grant application.

Member Business:

1. Petitions to be on the ballot are due to the Town Clerk on January 25 before 5 pm. Up for election are Everett Marshall and Beverly Little Thunder.

Adjournment: Mark Smith moved to adjourn; Everett Marshall seconded. Unanimous. The Commission adjourned the meeting at 8:51 pm.

Draft Minutes on town website: January 16, 2016

Unapproved Minutes to HPC: January 22, 2016

Minutes Approved: *January 22, 2016*

Minutes submitted to Town Clerk: *January 22, 2016*