

**Moretown Planning Commission
Minutes
April 7, 2015
6:30 PM
Moretown Elementary School**

Present: Commission Members, Karen Horn, Dara Torre, Rube Scharges, Deb Sargent.

Guest: John (JB) Weir, Zoning Administrator, Travis Blogett

Karen called the meeting to order at 6:47 pm.

Travis Blogett described his concerns with the infrastructure map on page 75 of the draft plan. He explained that the map shows Class 4 roads in locations that are not class 4 roads and gives the same designation to Class 4 roads and trails. He pointed out that Title 19 VSA designates trails and class IV roads separately and that 24 VSA 4381, 4382 guidelines to follow when you make a map.

The planning commission agreed that corrections would be made to the maps and a new version of the plan posted at the website.

JB distributed draft sections of zoning bylaws that addresses special events and steep slopes. He brought a copy of the Fayston regulations as an example of how the bylaws might be drafted.

JB agreed to find out the capacity at town hall as a reference for the special events section.

The Commission discussed the draft steep slopes bylaw and how the draft would mesh with Agency of Natural Resources regulations.

The Commission also discussed addressing stream buffers in the bylaw. An issue to consider is embodied in a recent Act 250 decision in Warren.

JB also discussed subdivision regulations. Generally, they require filing of a plat and are a mechanism to avoid fragmentation and encourage clustering of developments.

Dara discussed the regional commission map – do we want to change designations on the Moretown map it to rural commercial v. rural up on Rt. 2.

There are two public hearings at the RPC about the maps on May 12 and June 9. We should get any comments to the RPC by Friday.

We should get copies of the plan printed - maybe ten – if residents are interested in a hard copy.

Rube made a motion to accept the minutes of March 3 and March 17. Dara Torre seconded the motion, which was passed unanimously.

Rube moved to adjourn. Deb seconded the motion. The meeting adjourned at 7:50 pm.

*Respectfully Submitted,
Karen Horn
April 17, 2015*

DRAFT