

TOWN OF GREEN MOUNTAIN FALLS

Planning Commission Meeting

2023-12-19 at 6:30 P.M.

REGULAR MEETING MINUTES

Commission Members Present

Lamar Mathews, Chair

Ann Esch

Rocco Blasi

Mike Frey

Lisa Bonwell

Commission Members Not Present

Town Clerk

Bo Ayad

Town Manager

Becky Frank

1. Call to Order & Roll Call

Chair Lamar Mathews called the meeting to order at 6:31 p.m. Roll was taken and all commissioners were present either in person or on Zoom. Mayor Dixon was present on Zoom.

2. Additions, Deletions, or Corrections to the Agenda

Commissioner Blasi made a motion, seconded by Commissioner Frey, to accept the agenda as amended. Motion passed unanimously. The amendment was to remove Item 9B- budget recommendations and Item 9A- Guard Rail.

Commissioner Blasi added an Item 9B which was a prepared statement.

3. Consent Agenda

A motion to approve PC Meeting Minutes as amended from 11-13-2023 was made by Commissioner Frey and seconded by Commissioner Esch. Motion passed unanimously. The amendment is that Commissioner Bonwell and Commissioner Esch were present at Town Hall and all other Commissioners were present on Zoom.

4. Public Input 3 Minutes Per Speaker

None

5. Staff Report

The Town Planner gave an update on the Zoning Map and a timeline of Q1 on completion. Application Docs have been recreated with additional instruction and graphics as well as a checklist. The Town Planner shared a screen showing engineering processes. A discussion took place on the previously presented idea of somehow displaying permits publicly. Char Mathews asked for additional clarity on whether the PC may have the addresses of properties that are under application. There is a 01/30/2024 All Boards Training where new policies will be rolled out.

6. Business

6a) Zoning Map

Update The Town Planner gave an update on the Zoning Map with a projected completion date in the First Quarter of next year.

6b) Staging Policy Update

The Town Clerk gave an update on the Draft Staging Policy. Staff is currently working with Legal to see if this can simply be a temporary use permit with guidelines on how Staff issues the permit.

6c) Guard Rail Options

Tabled for time being.

6d) Stilling Basin Maintenance

The TM gave an update saying that routine maintenance will be part of the Public Works regular duties. Jesse Stroope said that there is a Community Forum scheduled for 01/31/24.

6e) Fee Schedule Update

The Town Clerk projected the completed Fee Schedule & thanked all parties for their contributions.

7. Discussion Items

A. REMOVED

B. Commissioner Blasi Shared comments on leadership and thanks for outgoing Chair Mathews and her work for the Town while serving on the Planning

Commission. Commissioner Blasi voiced regret that the BoT voted on Commission Appointments without giving explanation for those votes.

C. Chair Mathews A projection of GMF Municipal Code Article X- Planning Commission was displayed and a discussion took place on the role of the Planning Commission. Chair Mathews asked for 2-163 B to remain on Old Business in future PC Agendas. Legal did suggest in the previous meeting that a change in the Land Use Code could make the PC more active. PC will take a lead role in Updating the Comprehensive Plan in 2024. The current Plan was signed in 2019 and is good for ten years, but a midway review is best practice. Chair Mathews also revisited the topic of a Town Wide Survey and the benefits of having that work done.

Chair Mathews gave closing remarks on 2023 and her time in general on the PC. She highlighted the many accomplishments of the PC as well as some of the hardships they face as Commissioners. She thanked the commissioners for their dedication and volunteerism.

7. Correspondence

None.

9. Adjournment Meeting adjourned at 8:04 p.m. By Chair Mathews.