

**Town of Londonderry, Vermont**

**Planning Commission Meeting Minutes**

**Tuesday, April 21, 2020 – 9:30 (Zoom Meeting)**

**Meeting held remotely via online video with no physical presence**

Commission Members Attending: Sharon Crossman, Elsie Smith, Larry Gubb, Dwight Johnson, Dick Dale, Mimi Lines and Andrew Rackear

Others Attending: Zoning Administrator Shane O’Keefe, Development Review Board member Esther Fishman and Paul Abraham, and Consultant Brandy Saxton.

1. Meeting was called to order at 9:38. Sharon read the State mandated procedures and protocols and rules for a warned Remote Electronic Meeting and called the role of all attendees participating remotely. As required by law, the meeting was recorded using the Zoom recording feature. There were no members of the public in attendance.
2. There were no additions to or deletions from the agenda.
3. Minutes of April 21, 2020 were approved unanimously. (Dick Dale Moved and Larry Gubb seconded.)
4. There was no public comment.
5. Consultant Brandy Saxton lead the group through a review of Development use standards section 3222 (Communications), 3223 (Contractors yard or enclosed storage), 3224 (Recreation), 3225 (Child Care), 3226 (Firewood), 3227 (Extraction and Quarrying), 3228 (Agriculture) of the first draft of the proposed Zoning Bylaw Regulations. The purpose of each section was to satisfy Vermont and Federal Law, to give the Zoning Administrator and DRB guidance for approval and enforcement, and to make applicants aware of the technical requirements for each type of use. The PC had many questions, especially concerning regulation of cannabis and options available to the DRB to use other criteria like site plans and noise to make decisions on any of the above use applications. Brandy will incorporate several suggested clarifications in the next draft. The PC next considered the Subdivision standards in light of leaving them out and depending on a one acre Act 250 State regulation, including them in the Zoning Bylaw update creating a 10 acre dependence on Act 250, but requiring much greater oversight by the Zoning Administrator and DRB, or adopting the Manchester Vermont solution of including them in the Bylaws, but remaining a one acre town. The PC needed more information to make a determination and scheduled another meeting for April 28, 2020. Brandy pointed out the PUD section was a part of that policy discussion but not totally dependent on the PC’s choice for Subdivision standards.
6. There was a brief discussion concerning next steps with respect to “Project Londonderry”. Everyone acknowledged the importance of reaching out to the local business community as to their current state of economic health and welfare as they work to comply with protocols of the pandemic. The other group that needed a specific outreach was the group of influencers invited to the April 1 workshop. Elsie agreed to draft a second follow up letter. Despite the restrictions on in person meetings, the PC agreed that the economic future of Londonderry could depend on active community involvement and that outreach and planning must not wait much longer.
7. The meeting was adjourned at 12:10.

Respectfully Submitted,

Dick Dale

The next Planning Commission Meeting will be Tuesday, April 28, 2020 at 9:30 am.