

Town of Londonderry, Vermont

Planning Commission Meeting Minutes

Monday, January 27, 2020 – 2:00 PM

100 Old School Street, South Londonderry, VT 05155

Commissioners Attending: Sharon Crossman, Elsie Smith, Larry Gubb , Dwight Johnson, and Dick Dale.

Others attending: Town Administrator Shane O’Keefe, Development Review Board member Esther Fishman, Emmitt Dunbar, Consultant Christina Haskins, PE, and Consultant Brandy Saxton joined by telephone

1. Meeting was called to order at 2:20 PM.
2. Minutes of January 13, 2020 approved unanimously. (Elsie Smith Moved and Dwight Johnson seconded).
3. There was no public comment.
4. The water/wastewater meeting to start at 6:00 was added to the agenda (moved Dick, second Elsie).
5. The discussion of “Project Londonderry” continued, primarily around the next steps for the Planning Commission. Elsie and Mimi merged suggestions listed in the 2017 Town Plan with those collected recently into five sections: The PC to focus on Developing a Main Street Strategy; the Parks and Rec Committee and PC on Community/Teen, Info Center ; Other Organizations to take the on Development, Town Infrastructure/ Highway, Health and Community, and Town Government. The Selectboard will be given the lists prepared by Elsie and Mimi. It was agreed that the next steps for the PC will be to convene a second meeting of original Workshop group, do an inventory (Mimi, Elsie, and Larry) of town resources, engage with the Parks and Recreation Committee and other groups to discuss their roles going forward, and finally have a general pot luck dinner to engage and report to the public the results of the “Project Londonderry” ideas and current plan to move forward.
6. Joining the group by phone at 3:00 PM, Brandy Saxton finished leading the group through the remainder of Chapter 2 focusing on new flood hazard overlay standards versus river corridors. Considerable energy was expended reviewing the difference and need for the flood overlay and river corridor standards. The group seem to reject the need for the new proposed flood and erosion designations. Next, the group discussed the schedule for public outreach and meetings as follows: maps be posted at the Town Annual Meeting March 4th; PC sponsors 2 meetings with consultant on Saturday, March 7th at 10:30 AM, and on March 30 from 6-7:30 PM. Finally, the group began review of the first draft of Chapter Three and had much trouble formulating policy going forward with respect to the language of road access.

7. Shane lead the group through his proposed draft of a short-term revision of the current Zoning 402 section: Access and Frontage Requirements. It will be on the agenda for the next meeting of the PC so that the process for adoption can begin.
8. The next regular meeting of the Planning Commission will take place at the Twitchell Building from 2:00 – 5:00 PM on Monday, February 10, 2020.
9. The meeting was put into recess until 6:00 PM.
10. The Water/Wastewater discussion was called to order at 6:03 PM by Sharon Crossman with Dick Dale, Mimi Lines, Larry Gubb, Elsie Gubb, Shane O’Keefe now joined by Cynthia Gubb, Wallace and Cathy Fischer, George Adzima. Ken Alberti, Lisa Sicotte, Jane Schilcher, Maria Camp, Bruce Frauman, Emmett Dunbar, Garrison Buxton, David Nunnikhoven, Kelly Capen, Gail Mann, Carl Firif, and Heather Swinburne.
11. Christina Haskins, Dufresne Group, lead the group through the proposed water/waste water project and study with respect to planning, scope, time line, data collection and testing and scope of the study. She emphasized that the results will be anonymous and the privacy of results would be respected and preserved. The purpose of the study is to identify problems and develop several engineered solutions to be presented at a second public meeting. The study is being paid for by a grant of \$32,000 that need not be repaid until and unless construction takes place. Testing will be done on 14 wells and on an additional 20 home wells.
12. The meeting was adjourned at 7:06 PM.

Respectfully Submitted,

Dick Dale

Approved on February 10, 2020

Sharon Crossman, Chair