

Morristown/Morrisville Planning Council
PO Box 748 / Morrisville, VT 05661
Phone (802) 888-6373

Meeting Minutes of Tuesday 8 December 2020

Council Members Present: Allen Van Anda, Joshua Goldstein, Etienne Hancock (Chair) & Tom Snipp

Council Members Absent: Steven Foster

Guests: Bob Heanue, Graham Mink, Lauren Paine & Jenifer Andrews

Staff: Planning Director Todd Thomas

Call to Order: Chair Hancock called the meeting to order electronically via Zoom at approximately 5:05 P.M.

Prior meeting minutes – Member Goldstein suggested a minor revision be made to the November 24th meeting minutes regarding the Jersey Heights petition. Member Van Anda moved to approve the November 24th meeting minutes as-revised. A vote of 4-0- affirmed the motion.

Discuss: Upcoming Legislative Body zoning change hearings – Mr. Thomas provided a recap of the December 2nd Village Trustee zoning change hearing, and of the December 7th Selectboard zoning change hearing. He said the Fire Chief would likely need to work with the Selectboard if the proposed language would be approved that required a dry hydrant within an existing or new water-source for firefighting within a ½ mile drive of a newly proposed major subdivision in rural areas.

Discuss: Proposed clarification to Accessory Apartment language – Mr. Thomas requested the Council's help to revise the wording of the pending zoning change regarding accessory apartment sizing. The Council, upon a suggestion by Chair Hancock, decided to simplify the proposed bylaw revision, so it reads as follows: The proposed accessory apartment is not greater than 60% of the total heated floor space of the primary dwelling. Mr. Thomas said he would share this change with Selectboard Member Gary Nolan on Wednesday.

Discuss: Revisiting the HDR Zoning on Jersey Heights – The Council discussed the informal petition again that was recently distributed by Jersey Heights resident Dave Cheney asking that the current High Density Residential zoning for his neighborhood be reverted back to Low Density Residential. Jersey Heights resident Bob Heanue said that he was opposed to this, and any other, regressive zoning change. The Council decided, by consensus, that the petition did not meet the statutory requirements of 24 VSA Section 4441, and no Council action on this item was therefore necessary.

Discuss: Draft Wellness Chapter of the Town Plan – The Council decided, by consensus, that the revised Wellness Chapter of the Town Plan should be included with the pending Town Update. Upon a question by Mr. Thomas, the Council was not inclined to make additional changes to this chapter.

Discuss: Implementation Chapter of the Town Plan – The Council decided, by consensus, that the revised Implementation Chapter of the Town Plan should be included with the pending Town Update. As it was mentioned in this chapter of the Town Plan, a brief discussion ensued regarding the Sunoco Gas Station that recently closed on the corner of Lower Main and Congress Streets. Mr. Thomas said he would add a discussion of this property to the Council’s next agenda and invite the current property owner to participate therein.

Discuss: Draft Town Plan Development Objectives Statement – The Council reviewed the first draft of the Town Plan Development Objectives Statement. It was agreed that the chapter should stress that a jointly appointed committee should be formed to evaluate unifying the town name, study current and proposed village & town boundaries (and ramifications thereof), and elaborate the pros and cons of fully merging the town and village governments. Mr. Thomas said that he would make these revisions and present them at the next Council meeting, which will take place on January 12th.

The meeting adjourned at 6:10 PM, submitted by Todd Thomas, Planning Director