

**MORRISTOWN/MORRISVILLE
PLANNING COMMISSION
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Minutes of September 6, 2011

Members Present: Bill Henchey (Chair), Paul Griswold, Reeves Larson, John Meyer & Max Paine

Members Absent: Lauren Traister & Andrew Volansky

Staff: Todd Thomas, Zoning Administrator & Planner

Guests: None

Call to Order: Chair Henchey called the meeting to order at 7:00 P.M.

Update: September 19th Zoning Hearing for SSMA & Prime Ag Bylaw Changes – ZA Thomas informed the Commission that a joint legislative hearing would be held on September 19th to review the proposed changes to the SSMA & Prime Ag zoning bylaws.

Discussion: Proposed Zoning Changes – ZA Thomas led the Commission through the following proposed zoning changes:

- Refined the allowed uses in the §270 AB zoning district, including;
 - Removed “functional” from “dead wall” section of AB zoning district; and
 - Gave residential uses in the AB the same residential expansion allowance that houses in the IND have.
- Refined the allowed uses in the §265 LVGC zoning district, including;
 - Fixed Objective to removes “mixed uses” therefrom
 - Removed “functional” from “dead wall” section of LVGC zoning district.
 - Gave residential uses in the LVGC the same residential expansion allowance that houses in the IND have.
- Refined the allowed uses in the §215 BE zoning district, including;
 - Gave residential uses in the BE the same residential expansion allowance that houses in the IND have.
 - Removed “functional” from “dead wall” section of BE zoning district.
 - ZA Thomas was instructed to begin working on refining the metal building prohibition in the BED for review in October.
- Rectified the difference between the definitions for Building Height and Height, Structure by eliminating the latter definition.
- Deleted §263.1 of the existing Bylaw which states, “Provisions of §210 of Village of Morrisville/Town of Morristown Zoning and Subdivision Bylaws shall apply to the State of Vermont’s Morrisville-Stowe Airport property”. ZA Thomas said

that this provision of the Bylaw was not longer relevant given the advent of the AB zoning district.

- ZA Thomas noted that proposed parking changes were not ready for Commission review and that they would probably have to wait until the Bylaw's universe of allowed uses were refined.

Discussion: LCPC bike lane study – ZA Thomas told the Commission that approximately 17% of all respondents in a recent Town wide survey said that bike lanes were their most desired recreational amenity. Given that information, he said that he would like to work with the Planning Commission, the Selectboard and LCPC to study where in the Village bike lanes could be added. He said that it was important for economic development reasons that we connect the downtown and the North End to the Lamoille Valley Rail Trail. The Commission agreed that bike lanes were worth looking into and asked ZA Thomas to discuss this with the Selectboard on September 19th.

Discussion: Schedule Wellness Plan update to Town Plan – ZA Thomas said that he was waiting for a final version of the proposed Wellness Plan to be submitted so he could schedule a public hearing to append it to the existing Town Plan. ZA Thomas said that he was hoping for the first hearing to take place in late November or Early December.

Approve prior meeting minutes – Upon a motion made by Member Paine, the August 16th meeting minutes were accepted as presented. The motion was affirmed by a vote of 4-0-1 with Member Griswold abstaining.

The meeting adjourned at approximately 8:40 PM.

Respectfully submitted: Todd Thomas