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MORRISTOWN/MORRISVILLE
PLANNING COMMISSION
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Minutes of January 19, 2010

Members Present: Bill Henchey, Max Paine, John Meyer, Paul Griswold, Andrew Volansky, Lauren Traister

Members Absent: Reeves Larson

Staff: J. Compagna (ZA), Bill Rossmassler (LCPC Planner)

Guests: None

Chairman Bill Henchey called the meeting to order at 7:00 pm.

Bill Rossmassler reviewed the outcome of the meeting with the Selectboard on January 11, 2010, which focused mainly on two topics - possible zoning changes along the Route 100 corridor and the question of a retail cap for large box stores. Bill R. shared that the Selectboard supports the Commissions efforts to support retail activity and to focus on zoning around the airport. He stated there was little discussion regarding gateways to the Village once the Alternate Truck Route (aka, the Bypass) is constructed. He mentioned that he along with Community Coordinator Heidi Krantz and MACC President Heather Sargent could meet to discuss gateway issues with AOT. Bill R. has contacted AOT and learned they are planning a round-about at the northern end of the Alternate Truck Route. Bill R. stated, that the Selectboard did not comment on any other areas of the corridor except to express their wish to keep the integrity of it. The Selectboard and Commission members present at the 1/11/10 meeting discussed the merits of the retail cap questionnaire. The Selectboard suggested tabling the topic until the Commission could do additional outreach and present something to voters at the September elections. Andrew V. expressed concern that the Commission may not wish to be the originator of another survey, as they do not wish to be perceived in a negative light.

Bill H. suggested letting the retail cap discussion sit and continue to work on airport changes. Andrew V. suggested the existing retail cap survey information could be forwarded to Selectman Dave Yacovone who had a real interest in it and could take it further on his own if he chose.

Bill R. suggested that the Commission get on the next Selectboard agenda to discuss remaining items that have not been discussed: multi-use path, gateway follow-up info, the proposed airport zoning district and the LCPC planner contract. He suggested in addition to himself and the Commission members, Heidi Krantz, Heather Sargent and Julia Compagna could attend.

The Commission discussed having the practice of narrative based decisions versus formal votes. It was agreed on specific issues the Commission would formally vote.

Bill R. had requested minutes from MWL&L Craig Myotte two sewer-connection meeting minutes for the Commission to review.

The Commission reviewed and discussed boundaries for the proposed Airport Business Zoning District. Bill R. has requested information from Middlebury and Bennington regarding their Airport Districts. Max P. inquired how commercial zoning around the airport will affect the overall tax base. Bill R. suggested he could run that question by Deb Brighton at the State. The Commission made various changes to the proposed boundaries following parcel lines and the backsides of properties. A suggestion was made that Bill R. and Julia C. could work on publicity and developing an invite list for owners in the general area for a public presentation. The Commission reviewed proposed uses to be included within the District. For their next meeting the Commission will review the revised proposed boundaries and uses.

The Commission reviewed the January 5, 2010 meeting minutes. Andrew V. moved and John M. seconded a motion to approve the minutes as written. All were in favor.

The meeting adjourned at 9:00 PM.

Respectfully submitted:
J. Compagna, ZA

Minutes approved on: