



TOWN OF MORRISTOWN PLANNING COMMISSION

MEETING NOTICE & AGENDA

COMMUNITY MEETING ROOM

43 Portland St. Morrisville, VT 05661

5:00 PM Tuesday, June 10, 2025

[Join Zoom Meeting](#) or by phone join via conference call (audio only): 1 (646) 558-8656 | Meeting ID: [810 342 4528](#) | Passcode 05661

The meetings will be live-streamed on the Town of Morristown's website: <https://www.morristownvt.gov/community/page/meetings-agendas-minutes>

I. CALL TO ORDER

II. AGENDA CHANGES/ADDITIONS

III. APPROVE PRIOR MEETING MINUTES

1. Approve the minutes of 5-21-25

IV. NEW BUSINESS

1. Discussion on the future of the planning commission
 - How has the commission functioned in the past
 1. What has worked
 2. What has not worked
 3. What changes would commissioners like to see
 - What priorities do commission members have
 1. Near term 2025-2026
 2. Long term 2026 – On
2. Report to the Selectboard on the impact that ACT 181 and the Home Act had on the update to the Zoning bylaws.
 - How do we want to structure the report
 - Division of labor

V. OLD BUSINESS

VI. CORRESPONDENCE/NOTICES

VII. ADJOURN



PLANNING COMMISSION MEETING MINUTES OF MAY 20, 2025

Members: Etienne Hancock, Joshua Goldstein, John Meyer, James Morris

Absent: Wally Reeve

ADMINISTRATION and STAFF: Brent Raymond, Interim Zoning Administrator; Ron Rodjenski, Consultant; Tyler Machia, Zoning and Planning Administrator

PARTICIPANTS/GUESTS: Jerry Throne

CALL TO ORDER

Etienne Hancock called the Planning Commission to order at 6:00 PM at the Tegu Building.

AGENDA CHANGES/ADDITIONS

Agenda change to add before the Public Hearing,

Consideration of recommendation to nominate Tyler Machia to serve as Zoning Administrator.

ZONING ADMINISTRATOR RECOMMENDATION

Motion made by Josh Goldstein to nominate Tyler Machia to serve as Zoning Administrator and send this item to the Selectboard. Motion seconded by John Meyer. Motion carried (4/0).

PUBLIC HEARING

1. Proposed 2025 Zoning Bylaws

*** [Amendments available here](http://www.morristownvt.gov/zoning-planning/page/zoning-bylaws-maps) www.morristownvt.gov/zoning-planning/page/zoning-bylaws-maps

Public hearing Opened by Etienne Hancock .

The Planning Commission reviewed the 2025 Zoning Bylaws. Two minor amendments were addressed. Jerry Throne had a question about sewer services, section 830 of the Zoning Bylaws. The Morrisville Water & Lights Department contributes to state permits at the local level. Jerry Throne questioned the usage of the abbreviation WW and whether it should be defined as wastewater. It was decided to spell out the ww abbreviation as it appears 401.5 in the zoning bylaws.

The second issue concerned the zoning map on page 91 of the packet. At this point, the commission did not have an official map. Included in the packet was the 2004 LCPC map on page 73 of the bylaws. The written description of the zoning bylaws in Article 10 will be reflected in the future official zoning bylaws map.

Motion made by John Meyer to close the public hearing. Motion seconded by James Morris. Motion

(4/0).

Motion made by Josh Goldstein to approve the 2025 Zoning Bylaws with minor amendments and send it to the Selectboard for review and approval. Motion seconded by Jamie Moriris. Motion carried (4/0).

APPROVE PRIOR MEETING MINUTES

1. Approve minutes of 4-22-25

Approval of past minutes was put on hold until the next meeting.

NEW BUSINESS

None

OLD BUSINESS

None

CORRESPONDENCE/NOTICES

1. Update on zoning activity

The committee reviewed the zoning activity update.

ADJOURN

Motion made by James Morris to adjourn. Motion seconded by John Meyer. Motion carried. (4/0)

Meeting adjourned at 6:46 pm

Submitted and filed this 5/23/25.

Bonnie McDermott, Scribe

Please note all minutes are in Draft form and are subject to approval at the next Planning Commission meeting.