

HYDE PARK PLANNING COMMISSION
MEETING MINUTES
September 4, 2013

All minutes are draft until approved by the planning commission; please check future minutes for the approval of these minutes.

Members Present: Greg Paus, Chair (GP); Vicki Emerson (VE) and Dan Young (DY)
Members Absent: (TWO VACANCIES)
Staff: Seth Jensen, Senior Regional Planner
Guests: None

GP opened the meeting at 7:05 p.m.

1. **Welcome and Public Comment** – No public comment
2. **Zoning Re-write** – Meet with Seth Jensen, Senior Planner LCPC to continue work on a new Unified Land Development Code for the Town and Village. Seth explained that the work under the MPG13 planning grant to develop a combined unified code for land development in the village areas and town's rural areas, including North Hyde Park and Garfield villages, is moving along well. Land uses, districts and some general regulations have been reviewed and he feels it is time to prepare the first draft. The first draft will allow town staff and the commissioners, expected in November, to see how the unified code will address the objectives in the 2012 Town and Village Plan. Seth received consent from the Commission to proceed with the following in the first draft:
 - Form-based zoning elements should be included for Hyde Park Village
 - Exploring form-based zoning for the core areas of North Hyde Park Village
 - Non-residential uses could be expanded if form-based zoning is required
 - Expand Industrial district in North Hyde Park to include the armory parcel
3. **MPG14** – Joint Application with Village and Town of Eden for capital planning and assessment project, including mapping of dry hydrants in Eden and identifying voids in fire service areas with no readily available water. Seth handed out the budget and work plan to be submitted to the state by the end of September. Motion by VE to authorize GP to sign the resolution supporting the joint planning grant application, MPG14, which has a budget of just under \$15,000. Seconded by DY. Voting: 3 in favor, 0 against, motion passed.
4. **Section 106 Historic Site Prioritization Project** – The town administrator has asked for the assistance of one planning commissioner to review existing historic sites information and develop a prioritization list for grant research, preservation projects and protection. Motion by VE to appoint DY as staff liaison for the historic sites prioritization. Seconded by DY. Voting: 3 in favor, 0 against, motion passed.
5. **Approve Minutes** - Motion by VE to approve the June 5, 2013 and August 19, 2013 minutes, as written. Seconded by DY. Voting: 3 in favor, 0 against, motion passed.
6. **Adjourn** - The meeting adjourned at 8:19 p.m.

Respectfully submitted by Ron Rodjenski