

**HYDE PARK SELECTBOARD
SPECIAL MEETING
MEETING MINUTES**

September 20, 2011

Members Present: Rick (Jim) Heath (RH), Chairman; Brian Jones (BJ), Mike Dubie (MD) and Roger Audet (RA)
Members Absent: David Gagnier (DG), Vice-Chair
Others Present: Ron Rodjenski (RR), Town Administrator; Gregory Paus (GP), Chairman of Planning Commission

RH called the meeting to order at 8:03 a.m.

1. Public Comment – No public comment received.

2. Interim Zoning Bylaw

Greg Paus, Chairman of the Hyde Park Planning Commission presented his report on the background for this process which started last year and the continued need for the interim zoning bylaw. GP requested that the Selectboard warn a public hearing to adopt the interim bylaw which included four main changes to the existing 2009 Town Zoning Bylaw.

- a. Delete the Clustered Lot provision, Section 1, C, since it allows 1 acre lots without review by the DRB and thus would not receive adequate review to ensure orderly growth, especially when reviewed in the context of the RR2 and RR5 zoning districts.
- b. Modify Land Development definition, Section 1, B, to match state definition.
- c. Add Section IV A, 1(d), Water Supply Source, to create setbacks of 25 feet to property lines, in response to concern that wells infringe on rights of adjoining landowners.
- d. Delete Section IV B (c, 3 and 5) Parking standards to remove ability of DRB to require additional parking in excess of standards in zoning bylaw and remove prohibition of parking in front of structures.

Motion by RA to set a public hearing for the consideration of the interim bylaw for October 13, 2011 at 7:00 p.m. Seconded by BJ. Voting: 4 in favor, 0 against, motion passed.

3. April 2011 VTrans Emergency Grant – Garfield Road Bank Collapse

Ron Rodjenski reported that the paperwork is ready except for authorization for a town official to sign the paperwork on behalf of the town. The total cost of the project was \$18,987.01 and 90% is the anticipated State reimbursement.

Motion by RA to authorize Ron Rodjenski to sign the emergency grant paperwork and any associated documents. Seconded by MD. Voting: 4 in favor, 0 against, motion passed.

4. Other Business

Demar's Junkyard, route 100/100C – Rodjenski will be investigating and reporting back to the Selectboard on 10/13/11.

Town Office Basement - RA agreed to talk to the contractor this week about increasing his contract amount by up to \$140 in new expenses to level the corner of the floor near the front door which is not in compliance with ADA because it creates an edge at the threshold in excess ½ inch. Greg Paus has informed the contractor that his proposed contract amendment to install the A/C unit is actually part of the existing contract and is the contractor's responsibility.

Town Garage Overhead Door – Mike Dubie will bring quotes for replacement of the door to the Selectboard meeting of 10/13/11. The Selectboard asked that the highway crew prepare an itemized list of all needed repairs at the town garage. Depending on the amount of needed work, the Selectboard might pursue a request for funds at town meeting so repairs can be done all at once or over time, which ever is in the best interests of the town.

5. Adjourn - Motion by BJ to adjourn at 8:30 a.m. Seconded by MD. So voted.