

Hybrid meeting
Town Planning Commission
Monthly Meeting Minutes
September 13, 2021

All minutes are draft until approved by the Planning Commission, please check future minutes for approval of these minutes. Meetings may be videotaped; recordings are held by Green Mountain Access Television. GMATV info: PO Box 581, Hyde Park, 05655; info@greenmountainaccess.tv or 802-851-1592

Members Virtual: Bob Malbon, Chair; Vicki Emerson
Members Present: Eric Williams, Vice-Chair; Brian Jones
Members Absent: One Vacancy; Richard Pearson; Chris Peel
Others Present: Ron Rodjenski, Town Administrator; Dale Porter, Gihon Valley Hall Committee; This meeting was recorded on GoToMeeting.

Bob opened the meeting at 6:08 p.m.

1. **Welcome** – No changes to the agenda and no public comment.
2. **Zoning Regulation Revisions 2021** – Review list of possible amendments dated 08/24/2021.
Firewood use in all districts – Eric Williams has been reviewing existing firewood processing activities in town and how those operations impact neighboring properties. Eric suggested that an operation should not be allowed if there are 10 houses within 1,000 feet or 5 or more houses within 500 feet. If allowed, then the operation could be allowed to operate 8-4 Mon-Friday. Firewood processing would be exempt if the wood is harvested on their own property and for the landowner's use or immediate family members use, up to 20 cord per year. If exempt for homeowner's use, then no commercial sales allowed. Enforcement would be by complaint if there were noise impacts on neighbors. Temporary wood processing should be allowed. Dale explained that exemptions work for homeowners. Regarding the Green River Reservoir Scenic Overlay map update, Ron suggested provided some funding to assist in that technical work by a GIS consultant. Eric felt the land subject to visibility was low but having too many parcels within in the mapped overlay should be cleaned up. Motion Vicky to approve up to \$500.00 to assist in the overlay update. Seconded by Eric. Voting: 4 in favor, 0 against, motion passed.
3. **Municipal Planning Grant 2022 - Grant Application due November 1st** - The Commission discussed a possible grant application to develop designs for North Hyde Park gateway signs. The MPG resolution would need to be on the monthly October meeting agenda. Focus is on Historic NHP village and Dale Porter on behalf of the Gihon Valley Hall Committee is supportive of the grant application and bringing some notoriety to the village via signs. The grant would fund design, selection of sites and preparation of bid documents for three or four signs. Ron to work on the application and bring to October meeting.
4. **Minutes** – Review 06/14/2021 and July 12, 2021 deferred.
5. **Gravel Pit Act 250** – Garfield Road (former Emerson/Manosh Pits) Project Number 5L0690-5, 5L0665-4 – Should PC participate or monitor? Vicki Emerson recused herself from the discussion as she is a party to the Act 250 application. Vicky as a resident noted that upper elevations around the pit parcel can easily hear pit activity, even with berms in place. The PC asked to be kept informed.
6. **Old & New Business**
 - a. **MPG20** - 9/25 pilot project NHP for crosswalks; LCPC staff member Lea Kilvadyova's memorial was last weekend was attended by Bob
7. **Adjourn** - Motion by Vicki to adjourn, seconded by Brian, so voted at 7:12 p.m.

Respectfully submitted by Ron Rodjenski