

**TOWN OF WATERFORD
PLANNING COMMISSION
MEETING DATED JUNE 17, 2015
MINUTES**

MEMBERS PRESENT: **Bill Dimick, Howard Remick, Mike Barrett, Bob duMaire, Dave Senio, John Gillott, Tom Robinson**

MEMBERS ABSENT: **none**

NONMEMBERS PRESENT: **Irene Nagle, Christopher Brimmer, David Morrison, Helen Pike, Lou Brach, and Secretary Carol Priest**

The meeting was brought to order at 7:00 P.M by Bill.

Minutes

Howard moved to accept the minutes of the May 13, 2015, meeting.

Mike seconded the motion.

Bill called for a vote and all present approved the motion.

Howard moved to accept the minutes of the May 20, 2015, meeting.

Mike seconded the motion.

Bill called for a vote and all present approved the motion.

There was no modification of the agenda.

Citizens' Concerns

Dave Morrison thanked the board for its public hearing on May 20. He asked if board members had been reviewing the 72 public comments that were a part of the community survey. Bill explained the process of amending the town plan, including allowing for discussion at the hearing and at board meetings and assured him that they are being reviewed by all members of the board. Dave noted that of the individual comments, more than 10 referenced the rural nature of the town and asked how other towns addressed the issue of maintaining that quality. NVDA representative Irene Nagle noted there were both regulatory and non-regulatory ways to do that, including using lot size requirements, density, cluster housing, etc. David asked if the PC and board of Selectmen could do something to provide a stipend or other incentive to landowners who keep their fields from being overgrown. He praised the success of a group of village residents who met with the owners of a nearby chicken farm, in order to address their concerns about an overabundance of flies. Helen Pike asked if a public forum could be held, open to long-time farmers and newcomers, whereby information about land use, tax incentives, etc. could be shared. Irene said that she could make phone calls to various organizations who might like to be involved with something like that. She noted Front Porch Forum may be a place to disseminate information about farming practices or special forums being planned. Helen agreed to assist in this endeavor.

Old Business

Citizens' comments will continue to be reviewed as the work on the town plan revision continues.

New Business

Irene presented the draft of the Housing section she had sent to members earlier in the week for their review. There was discussion of existing and potential residential developments, types of housing currently available, such as seasonal, mobile home, and primitive camps, the population growth in the town in the last ten years, affordability of housing, and the need for the plan to address the needs of the town residents, now and in the future. The board set goals and action steps to achieve them in regard to development of the land and the provision of housing for all income levels.

Other

The agenda was set for the July 15th meeting: Minutes; Modification of Agenda; Citizens' Concerns; Old Business: Survey comments and hearing review; New Business: Town Plan update – Transportation; Other.

There was no other business brought forward at this time.

The meeting adjourned at 9:15 P.M.

Respectfully submitted,

Carol Priest, Secretary

Approved: