

## **Approved Minutes: Marlboro Planning Commission April 12<sup>th</sup>, 2022**

In attendance: Staley McDermet, Mary Sargent, Tim Segar, Edie Mas, Jennifer Girouard, Patti Smith, Matt Tell, Donald Sherefkin, Will Shakespeare

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### **Annual Meeting**

Meeting opened at 5:04 pm

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We review the Marlboro Planning Commission Rules of Procedure adopted March 13, 2012 this includes: Section I: Authorization, Section II Purpose, Section III Membership, Section IV Powers and Duties, Section V Quorum, Section VI Voting, Section VII Conflict of Interest, Section VII Meetings, Section IX Public Hearings, Section X Officers and Subcommittees, Section XI Amendments, and Section XII Re-adoption of these Rules of Operation.

We motion and approve rules of operation unanimously.

#### Section X Officers and Subcommittees

Chair Position: Motion to nominate Tim Segar seconded and approved unanimously.

Vice-Chair Position: Motion to nominate Staley McDermet seconded and approved unanimously.

Clerk Position: Motion to nominate Jennifer Girouard seconded and approved unanimously.

Annual Meeting motion to close, seconded and closed at 5:31pm.

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Monthly Meeting opened at 5:32 pm

Minutes: Minutes from March 15<sup>th</sup> 2022 approved unanimously.

Correspondence:

The Town Plan has been submitted as of April 7<sup>th</sup> 2022 to the WRC. They now have a two month time period to review the plan.

Edie and Will have been working on the Village Center Designation that is due June 2022. They have drafted the letter that goes to Richard Amore for the Vermont Village Center Designation

Program of the Dept. of Housing and Community Development. Next steps include our Town Plan approval by the WRC and then presenting the renewal to the Select Board which Will and Edie will do at their next meeting.

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## **Discussions**

### Action Steps Narrative

We discuss and collate narratives about:

- Energy: Don wrote this
- Septic/Solar//Town Center: Edie wrote this
- Affordable Housing and Senior Housing: Matt working on this
- Transportation: Tim wrote this

We discuss citing the relevant Town Plan Action step and sections to the narratives (an example in the Energy narrative). The benefit is that it communicates how these priorities shows up in multiple sections of the plan as well as orienting the Select Board on where to find them.

- We decide that the narratives will include reference to relevant sections of the plan.
- We decide to send this to the Select Board as a letter with a request to join us at a meeting to discuss it.
- We set a deadline for completion and collation of the narratives by April 24<sup>th</sup>. Then Tim will send this to the Select Board.

### Zoning Amendments

List of possible zoning amendments for future discussion:

- Primitive Camps are exempt from any review by DRB in wildlife habitat overlay
- Off-road vehicular ways distance from property lines
- Definition of a structure that was changed in 2018 in zoning amendments
- Review our zoning regulations around renewable energy (wind/solar)
- Educational institutions requiring state certification
- Short term rentals (currently not in zoning regulations)

We discuss our process and goals for zoning amendments including having discussions and hearings before the next Town Meeting.

Meeting adjourned at 6:36 pm.  
Next meeting is scheduled for May 10th 2022 at 5pm.

Respectfully submitted,  
Jennifer Girouard