

Sutton Planning Commission & Select Board

Minutes of Special Meeting 7-26-16

Location: Sutton Town Offices

Purpose: continue reviewing the draft Unified Development Bylaw

In attendance:

Tim Simpson, Joe Solinsky (by phone) [Sutton Select Board]; Brandon Mazur, Paul Brouha [chair], Hank Parker, Chip Devenger, Byron Savoy, Darlene Ahrens (Sutton PC/DRB); Alison Low (NVDA); Lucien Belanger

The meeting was called to order at 6:06 PM.

Brandon read the minutes of the Special Meeting 7-19-16 as written and distributed via email. Tim moved to accept the minutes as written and read. Byron seconded the motion. The minutes were accepted as written without exception.

The review of the draft resumed at §711: Development Standards for Working Lands District.

§711.01's use of "shall" and the implications of that word choice provoked much discussion. Potential revisions of §711.01 will be tabled pending some visual examples which NVDA will create and showcase for the Select Board.

Into §711.03, after the parenthetical, "agricultural or" shall be added.

In §711.04 "200 feet" shall be changed to "100 feet"

Potential revisions of §711.05 will be tabled pending confirmation of the language's intent with Alison.

In §711.05 "should" will replace "shall"

In §711.07 "should" will replace "shall"

In §712.01 "demonstrated economic hardship" shall be inserted after "public health"

The review of the draft will resume at Article VIII: Planned Unit Development.

The next two meetings were set for August 2 and 9.

Paul moved to adjourn. Byron seconded. The meeting adjourned at 7:48 PM

These minutes prepared by Brandon Mazur