

## **Sutton Planning Commission & Select Board**

### **Minutes of Special Meeting 6-28-16**

**Location: Sutton Town Offices**

**Purpose: continue reviewing the draft Unified Development Bylaw**

#### **In attendance:**

Tim Simpson, Joe Solinsky, (Sutton Select Board); Brandon Mazur, Paul Brouha [chair], Hank Parker, Chip Devenger, Byron Savoy, Darlene Ahrens, Ron Trembley [Zoning Administrator], Joe Witt--by phone (Sutton PC/DRB); Lucien Belanger

The meeting was called to order at 6:00 PM.

Brandon read the minutes of the Special Meeting 6-21-16 as written and distributed via email. Hank moved to accept the minutes, and Tim seconded. The minutes were accepted as written.

Paul relayed his communications with Alison since the 21<sup>st</sup> regarding §707 of the draft unified bylaws. The discussion on this section will remain tabled until Alison rejoins the group on July 5.

The review of the draft unified bylaw resumed at §708.

Chip moved to replace the word “shall” with “may” in §708.01. Several present desired to create a differentiation between under- and above-ground distribution systems for minor and major subdivisions: they thought minor subdivisions, being smaller, can have utility poles while major, being larger, should create less impact on views by having underground distribution systems. After discussion, the Planning Commission and Select Board agreed to consult Alison on July 5, and will tentatively consider §708 to apply to major subdivisions only.

In §709.03 the word “basins” shall be changed to “practices”

In §711.01 the word “shall” provoked much discussion. Several members present expressed discomfort with how directive it is; on the other hand, its inclusion is essential to preserving working lands.

The review of the draft unified bylaw will resume at §707.

To be completed in the future is the addition of a definition for Working Lands in the draft.

The meeting then moved on to new business. The next two meetings will be July 5 and 12.

The Planning Commission will again advertise for the newly reopened Zoning Administrator position. Joe Witt and Brandon Mazur have expressed interest in applying.

Byron moved to adjourn. Joe seconded and the meeting adjourned at 7:55 PM.

These minutes prepared by Brandon Mazur, Secretary