

## Minutes -Meeting of the Panton Planning Commission/DRB - 3/01/07

Present: Jim Darragh, Robert Moulton, Gary Norton, Kim Bingham, Louise Giovanella, Chair Michael Hermann, Zoning Administrator Ed Hanson

Chair Michael Hermann called the meeting to order at 7:09 PM.

Minutes to the meeting of January 4, 2007 meeting were reviewed and unanimously approved on a motion made by R. Moulton, seconded by K. Bingham.

Old Business: Chair Hermann informed the members that the revised zoning regulations submitted by the Planning Commission to the Selectboard had not been adopted by the latter within the specified 90 day time limit, so the town is now out of compliance with state regulations. The matter will be taken up by the Selectboard with Secretary of State Markowitz to determine whether there is more that must be done, besides holding the requisite public hearing, to come into compliance. Ed Hanson clarified that in matters affected by the new regulation, he would still be issuing permits under existing zoning regulations, but they can be appealed to the DRB which must abide by the superceding statute, Chapter 117 of VSA 24.

Ed Hanson said that he met with Lauralee Bushey and her attorney regarding the violations on her property; what she wants to do and what she needs to do to obtain proper permits. She wants to use the mobil home possibly as a seasonal agricultural accessory structure for starting seeds and growing plants to sell, or possibly as a residential accessory structure to wash, weave, dye various fabrics to sell. It would not come under the provisions of a home occupation since it is not a portion of the principal dwelling, but rather necessitate consideration for a conditional use permit as a home light industry because she would be doing sales out of the building. She wants running water there but E. Hanson has no documentation of the existing septic system, so if she cannot produce documentation or get the state to declare that it is a preexisting exempt system, then he cannot authorize her to have running water there. There was no other activity according to E. Hanson.

L. Giovanella asked whether there had been any discussion with Regional Planning about further review of the zoning and whether they might come to the next meeting. The date of which is April 5. Michael said he would try to get Regional Planning to come to that meeting so we can begin the process.

New Business: Chair Hermann noted that in the published Town Report, there is a mistake in the listing of term expiration dates as there are four listings for expiration in 2008 and there should only be three. L. Giovanella said that she would discuss this with a selectboard member.

L. Giovanella asked about the status of M. Huff who had expressed interest in the position of scribe but who is not present. M. Hermann said he has no contact information for M. Huff so he would contact D. Marshall to see if Mrs. Huff is still interested in the job.

Chair Hermann said that he understands that the dates of Selectboard meetings is being changed from Mondays to Tuesdays. Meeting adjourned at 7:44PM on a unanimous vote moved by L. Giovanella, seconded by R. Moulton.

Respectfully submitted,

Louise Giovanella, Clerk