



Town of Panton Chartered 1761

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Development Review Board and Planning Commission Meeting August 8, 2019

Members Present: Mary Rudd, Bob Hartenstein, Dave Wolniewicz, Anna Hopper and David Raphael, Chair
Others Present: Terry Findeisen

Development Review Board

David Raphael called the meeting to order at 7:04pm.

The June minutes were tabled due to lack of quorum. The July minutes were reviewed. Mary Rudd moved to accept them as written. Bob Hartenstein second and the minutes were unanimously approved.

David Raphael presented the board with a copy of the revised PRD subdivision proposal submitted by Terry Findeisen. It was noted that on Lot 4 the Cochran house or house to be built must conform as an accessory unit. Mary Rudd noted the Cochran house will not fit within the rules to be considered an accessory unit as it is. David Raphael noted the only changes in the subdivision was an increase to lot 4 and reduction of lot 3 size from the original 2011 submission. He noted that all the requirements from 2011 must be adhered to. There were no abutters present and no opposition to the changes. Bob Hartenstein moved to approve the boundary adjustment submitted with the agreement following conditions from the original 2011 submission. Mary Rudd second and the vote was unanimous in favor. It was noted to Terry Findeisen, that a Mylar must be submitted and signed before approval is final.

There was no zoning report as Zoning Administrator was not present. The board discussed ways to better the communications between the ZA and the board, whether the ZA should be attending every board meeting and what timeframe may be a better schedule to follow as far as getting info to members before each meeting. David Raphael noted his appreciation of Kris Perlee's work. He noted Kris is very productive but a more regular schedule of information needs to be established. Discussion of BJ's signage continued. David Raphael feels that if the sign issue is

not addressed quickly, the ZA should issue a zoning violation as the property is not in a commercial zone.

Bob Hartenstein moved to close DRB and open PC at 7:27pm. Dave Wolniewicz second and the vote was unanimous in favor

Planning Commission

June minutes were tabled due to lack of quorum.

July minutes were reviewed. Bob Hartenstein moved to accept them as written. Mary Rudd second and the minutes were unanimously approved.

David Raphael told the committee that he has submitted a Transportation Planning Study Grant request to ACRPC in the amount of \$10,000 to look at traffic safety on Panton Roads. The four areas of focus for the traffic study would include:

1. Safety & signage improvements;
2. Developing and reviewing traffic calming designs;
3. Ways to improve bicycle and pedestrian safety, and
4. Evaluating options for adding shoulders to better accommodate all types of traffic.

David told the board Joanne Garton of ANR will be coming to look at Panton's Roads with respect to the Resilient Right Of Way program. She will give input as to where we could add vegetation and the types thereof, to slow water runoff.

Discussion of the Vergennes truck bypass continued and the possible impacts on Panton.

David Raphael began discussing the update to the Town Plan. The board reviewed the new wording in reference to the Vergennes bypass. He noted that the Enhanced Energy Plan is complete and ready to add. Wording will be added to address Panton's Class IV Road Policy and Right-of-Way Ordinance There will be some additional information added to the Flood Resiliency section of the plan and David and Mary both noted some simple "typos" to be corrected.

Mary Rudd moved to approve these amendments the Town Plan. Bob Hartenstein second and the vote was unanimous in favor.

David Raphael commented that he has not yet been over to the solar field to look at the condition of the screening but he will follow up and insist that Green Mountain Power fulfill their permit requirements and replace trees as needed.

Bob Hartenstein moved to adjourn at 7:56pm. Mary Rudd second and the vote was unanimous in favor.

Respectfully submitted,
Linda Devino
Assistant Town Clerk