

June 6, 2024 Planning Commission Meeting

Present: Jo Jackson, Spencer Prescott, Ken Pohlman, Katie Manaras, Chris Boyle.

Public Present: Katie Raycroft-Meyer (Addison County Regional Planning Commission).

Present via Zoom: Marilyn Ganahl.

Chair Jo Jackson called meeting to order at 6:31pm.

Approve Agenda

Spencer moved to approve agenda; Katie seconded; no discussion.

5-0 in favor. Motion passes.

Public Comment

No public comment.

Approve draft Minutes from 5/2/24 Meeting

Jo moved to approve draft Minutes from 5/2/24 Planning Commission meeting; Ken seconded.

5-0 in favor. Motion passes.

Presentation by Addison County Regional Planning Commission

- Katie Raycroft-Meyer presenting on behalf ACRPC
- ACRPC provides advice to towns on planning/zoning needs
- Grants exist for planning consultants; can be useful resource for town to use to update town plan
 - o Planning Commission will apply for grant; ACRPC will help with application
 - o Katie M. and Katie R-M. will work together on grant application
- ACRPC will share PowerPoint with advice on updating town plan
- New sections now required for town plan:
 - o **Forest block section is required for Town Plan (Act 171)**
 - o **Flood Resiliency section is required for Town Plan**; current Town Plan has section addressing this (pg. 67); parts may need to be updated

- Katie R-M suggests placing maps in Town Plan with section that map applies to (rather than at back of plan)

- Katie R-M notes Lincoln Zoning Regulations still need additional updating
 - o Current Interim Zoning Regulations cannot be adopted as is
 - o Katie R-M suggests **uses in Interim Regs need to be reconciled with uses in general regulations** (currently in conflict and can't be adopted as-is)

- Lincoln has a \$30,000 grant for traffic calming; consultant is coming to discuss with Select Board on 6/18/24

Planning Grant

- Important to have good hook in application for planning assistance
- Forest/forest blocks and harmonizing that with development; housing/settlement patterns; revitalizing the village/encouraging settlement in the village; Town now working with AoT on traffic calming to make village safer
 - o Potential topics for grant application
- “Compact village center with open surrounding land” is overall State theme

- Select Board may need to sign off on grant; PC will coordinate with SB once grant application has been fleshed out

Timeline for Town Plan Review

- We are on track to meet our ultimate deadline.

Strategy for Town Plan Review

- PC members to identify issues/themes in their sections of Town Plan
- Community engagement is important
 - o Each member

Town Plan Review

- Jo suggests removal of viewshed overlay provision; PC discusses potential replacement of viewshed overlay provision with provision prohibiting development above a certain elevation (e.g., 1,800 feet).
- Concern is that viewshed overlay is vague and/or difficult to apply.

Adjourn

Ken moves to adjourn at 8:39pm; Katie seconded. No discussion.
5-0 in favor; motion passes.

Respectfully submitted,

Chris Boyle
Secretary