

Town of Warren
Planning Commission
Minutes of Meeting
Monday July 24, 2017

Members Present: Mike Ketchel, Randy Graves, Camilla Behn, Mike Bridgewater and Dan Raddock.

Others Present: Kevin Camara, Damon Reed, Keith Streeter, Cindi Jones, Sue Carter, Marilyn Miller, Kristine Keeney, Chris Kirchen, Peter MacLaren, Andy Cunningham, Tim Seniff, Quayle Rewinski, Rocky Bleier and Miron Malboeuf.

Agenda: Call meeting to order, 7:30 pm

- A. Final Public Hearing Warren Main Street Improvement Project:
 - 1. Opportunity for Public Comment
 - 2. Update on Warren Main Street improvement project, Feedback, Kevin Camara, Cindi Jones
- B. Regular Meeting:
 - 1. Opportunity for Public Comment
 - 2. Town Plan Update, Brandy Saxon,
 - 3. Community Survey Results, Update
 - 4. Updates of chapters
 - 5. Review & sign minutes July 10, 2017
 - 6. Other & New business:

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 Received for Record 8/15 2017
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Robert Goss
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 VT Property Transfer Tax Return # —

Mr. Ketchel called the meeting to order at 7:33 pm.

Those in attendance were asked if they had any "public comment" and several folks made comments about the recently completed Warren Main Street Improvement Project. The first comment was from the Select Board Chairman, Mr. Cunningham who said he thought it was a great project. That was followed up by a summary report of the project by the Local Project Manager Mr. Camara. He talked about the process of using a Charrette to engage the community in coming up with the concept and design; the goals of the project in providing some traffic calming with a textured change in the road surface, a plaza-type design that would allow spaces to be shared between parking, bicycles and pedestrians; and improved stormwater treatment with the utilization of permeable pavers, new and improved catch basins and rain gardens. Mr. Camara noted that all the items required of the contractor had been completed but reminded the PC members that they still had to take care of the bench that is to be placed in the pedestrian space to the south of the Warren Store. Ms. Jones, Town Administrator said there was still some final paperwork and that they were researching the best ways to maintain the new surfaces especially during snow removal.

Comments were made by a few residents and responded to by the PC members. Though the improvements made to facilitate the treatment of stormwater were praised, the overall "beautification" of the village was not embraced by one of the few attendees present as being in keeping with the village nor believed to be very well thought out. Comments were also made that questioned how well if any improvement was gained in slowing traffic down and there was concern about the turning radius from Brook Road onto Main Street. The PC pointed out that the traffic calming measures were limited to only a very specific area and therefore Brook Road was not addressed. The members also asked of those who had criticisms if they had attended the planning charrette or any of the open, public meetings where this project was discussed over the past year and a half. Others comments from residents included a neighbor close to the project who felt


the cobble stones created too much noise when the cars drove over them; that the new trees encroached too much on the roadway; disappointment that there were not sidewalks; confusion as to where to park, where to walk; lack of any crosswalk. The members replied that all the dimensions of the traveled way were the same as before and that cars and people will continue to share the area on the side of the traveled way [the brick area] as they did before. The purpose of the different road surfaces was to create a change that would get one's attention and slow cars down, delineate an area to be shared by both people and cars. One PC member acknowledged that change can bring "discomfort" but it was his hope that given time people will adapt and find this project an improvement to the village. Another noted that the Commission considered passing on the grant and not doing the project on several occasions during the process. It was also stated that as a volunteer board it is often difficult to make a decision that is going to please everyone and that they do the best they can in the spirit of what they feel is best for the town. They have attempted to do outreach and are open to suggestions at how to get people involved.

With no other comments on the project the Planning Commission moved on to hearing about the results of the Community Survey with Ms. Saxton who is assisting the PC in updating the Warren Town Plan. Ms. Saxton told the PC that she was not completely through with her summary and analysis as she still had the narrative answers to compile. Overall in her experience she felt the response rate of 266 surveys submitted was good for a town survey. One of the few if any surprises was the support for the encouragement of more commercial development along the Access Road – an area where in the past the Town has not encouraged development so as not to have it become like Stowe's mountain road. The support for more oversight of proposed homes larger than 4,000 square feet was also somewhat of a surprise. Comments from the public in attendance were focused on increasing the walkability up and around Sugarbush Village and improving the consistency of cell phone service in the valley. Though an extensive study was recently done about pedestrian paths/trails being interconnected and expanded up at the mountain it was noted that it all comes with a price tag. Ms. Saxton said she would have a final report at the August 28th meeting as well her suggestions on the inventory and assessment portions of the Town Plan. She reminded the members to spend some time at their August 14th meeting on "planning considerations".

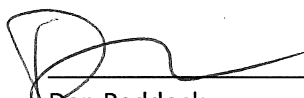
The members reviewed and signed the minutes from the July 10th meeting and adjourned the meeting at 9:42pm.

Respectfully Submitted,
Ruth V. Robbins DRB/PC Assistant

Planning Commission

 8/14/17

Camilla Behn date

 8/14/17

Dan Raddock date

 8/14/17

Mike Ketchel date

Randy Graves date

Mike Bridgewater date