

**TOWN OF WARREN
PLANNING COMMISSION
MINUTES OF MEETING
MONDAY JULY 24, 2006**

Members Present: John Donaldson, Jim Sanford, Don LaHaye, Lisa Miserendino, John Goss and Mike Ketchel.

Others Present: Nick Morehouse, Mary Alice Bisbee, Miron Malboeuf and Ruth Robbins.

Agenda: Call meeting to order at 7:30 pm.

1. Review of zoning districts for zoning revisions.
2. Town Facilities Project - Updated Planning sheets, Information from The National Charette Institute (NCI)
3. Review & sign minutes from 7/10/06
4. Other business:

Mr. Donaldson called the meeting to order at 7:32 pm.

The Commission members first spent some time talking with Nick Morehouse who has expressed interest in the vacancy on the Planning Commission. Another individual who has also expressed interest is John Hutton who will speak with the Commission at the next meeting. Mr. Donaldson also requested that the ad be run again to see if there were any others who might be interested.

A brief discussion took place next regarding items of interest to the Planning Commission that had taken place at the last Select Board Meeting: the possible move of the Library to the Town Hall and the Kingsbury Bridge. It seems that the Select Board encouraged the Library to continue working on plans and for the Board to investigate the pros and cons of a replacement truss bridge.

Ms. Miserendino presented information she had gathered on the Post Office for the charette. Though it is not Town owned property, it is an integral part of the overall Town facilities. She had a lengthy conversation with Sue Howard, postmistress, who outlined what improvements had been made (addition in 1985) and plans that never materialized (1998). In addition she expressed frustration with having such a small cramped space to work in and outlined what some of the needs were. Ms. Miserendino was going to check with Architect James Groom who did plans in 1998 to see what other information she could acquire.

The Commission then discussed a rough timeline for the charette. The "target" would be to hold the charette in late October or early November. As such, the background research the members are doing should be done by the end of August, and then get validation and future requirements from the Select Board in September. Time also needs to be spent on the best way to structure the teams.

The rest of the meeting was spent on discussing possible modifications to the Sugarbush Village Residential District (SVR), Vacation Residential District (VR) and the Sugarbush Village Commercial District (SVC). It was determined that the best way to approach these three districts would be to have them on a spread sheet, which the staff said they would do for the next meeting. The Commission also discussed changes to

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the Alpine Village Residential District (AVR) including decreasing the minimum lot size to three quarters of an acre and adding duplexes as a conditional use.

The meeting adjourned at 10:00 pm. The next two Planning Commission meetings are scheduled for August 14th and August 28th at 7:30 pm.

Respectfully submitted,

Ruth V. Robbins
DRB/PC Assistant

Planning Commission

John Donaldson date

Jim Sanford date

John Goss date

Lisa Miserendino date

Don LaHaye date