

2-15-2024

## TOWN OF RUTLAND PLANNING COMMISSION MEETING MINUTES

DATE: February 15<sup>th</sup>, 2024

LOCATION: Town Hall and a publicly accessible conference line

OPEN MEETING 6:30 P.M.

Commission Members Present: Chair Barbara Pulling, Dana Peterson, Howard Burgess, Andy McKane, Mary Beth Poli, Norm Cohen, and Jim Hall. All members are voting members for this meeting.

Members of the Public Participating: Eric Dutil and Joe Kraus

Approval of the Agenda:

Mr. Peterson moved to approve the agenda. Mr. McKane seconded the motion. Mr. Peterson asked for approval of the December 7<sup>th</sup>, 2023, minutes be added to the agenda. A quorum of the members who attended the December 7<sup>th</sup> meeting are not in attendance tonight. After discussion, the approval will be put on the next agenda using unanimous consent. The motion passed unanimously.

New Business: Sub-Division application from Eric Dutil, on McKinley Avenue

1. The entire property is owned by Eric Dutil and Stephen Wilk.
2. State permits for water and wastewater have not been finalized yet.
3. The subdivision is considered a minor subdivision.
4. If approved tonight, the final hearing will be on March 7<sup>th</sup>.
5. The total parcel is approximately 126.5 acres. It will be divided into 2 building lots of 24.9 and 20.5 acres. The remaining 81.1 acres will be jointly owned by their LLC.
6. Reviewed the requirements to be included on the survey plat.
  - a. Parts being requested as a waiver are 7, 13, 14, 15, 16, 17, 18, 20, 21, 23, and 24.
  - b. There was extensive discussion regarding waiving part 18. The Commission decided to allow the waiver.
7. The final hearing will be during the March 7<sup>th</sup> meeting.
8. Mr. Peterson moved to approve the sub-division application for a public hearing. Mr. Burgess seconded the motion. The motion passed unanimously.

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New Business: River Corridor presentation by TNC, Lake Champlain Basin Program and VT DEC.

1. Kyle Medash, Shane Jaquith and Sarah Noyes were present to provide the presentation.
2. An online presentation was shared with the Commission.
3. Types of flood damage, the historical causes, and mitigation plans were reviewed.
4. Discussed the benefits of having the regulations adopted.
5. Reviewed Town specific concerns for area which are prone to flooding.

Old Business: Survey for new State program to promote new housing

1. Survey results have been coming in well.
2. The survey will be available for several more weeks.

Approval of Minutes January 25<sup>th</sup>, 2024:

Mr. Peterson moved to approve the minutes. Mr. Burgess seconded the motion. The motion passed 5  
– 0. Mr. McKane abstained from the vote.

Adjournment:

Mr. Hall moved to adjourn. Mr. McKane seconded the motion. The meeting adjourned at 8:18PM.

Respectfully submitted, Bill Sweet

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Barbara Pulling

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Date

Rutland Town Planning Commission Chair