

Pomfret Planning Commission Meeting

Pomfret Town Office
Pomfret, VT
1/8/2018
Approved 1/15/18

Attendance: - -Orson St. John, Cy Benoit, Nelson Lamson, John Moore via speaker phone, Absent: Ann Reynolds, Bill Emmons

Guests: Karen Hewitt, Zoning Administrator

Call To Order/Agenda Changes/Public Comment:

Orson St. John convened the meeting at 6:20 p.m. A quorum was declared.

Public Comment... There was none.

Minutes of Dec 18th, 2017. Motion made to approve the minutes by Nelson Lamson and seconded by John Moore . Motion approved

Considerable discussion on existing home based business that in many cases do not have permits... What should we do? Should they get a permit for not being compliant under the existing zoning? Should they be grandfathered and if so how do we document what is the level of activity at the time the new zoning is adapted? Much of the discussion was helpful in determining for the draft zoning. What type of home business should be exempt, what type should be permitted, and what type should be a conditional use. Abutters rights should be weighed and that only happens with conditional use. Noise, traffic, class of road, town services are all considerations... It was mentioned that many of the guidelines to aid the ZBA in our draft zoning are not in the current zoning.

Karen Hewitt said that she denied the major subdivision application from D. C. Tenney Real Estate Trust. The application was not complete. There are issues with the survey and a completed application has not been received.

John will remind Becky that we are meeting on the first and third Monday at 6 pm.

Next Meeting on the 15th of January.

Meeting adjourned at 7:58 pm.
Submitted. John Moore, Clerk.