

Town of Fayston, Vermont
Planning Commission Minutes
Monday March 13th, 2023
Fayston Town Hall

Attendees: Planning Commission: Rebecca Baruzzi (Chair), Doug Day (Vice Chair), Karen Sauther and Pete Ludlow (Zoom)
Zoning Administrator: Jason Wilson

1. Call to Order at 5:40 PM
2. **Agenda Modifications & Announcements:** Karen wanted to make an announcement of the upcoming Zoom session on the ‘Fundamentals of Land Use Regulations’ being conducted by the Central Vermont Regional Planning Commission (CVRPC) on March 29th, 2023. All members of the Commission are welcomed to attend. Karen made a motion to review the LUR edits discussed at the February 13th, 2023 meeting. Rebecca seconded and all approved.
3. **Approval of February 13th, 2023 Minutes:** Karen motioned to approve the minutes; Rebecca seconded. All approved.
4. **Liaison Reports:** None
5. **Organizational Session:**
 - Karen motioned to approve Rebecca as chair, Doug seconded. All approved
 - Karen motioned to approve Doug as Vice Chair, Rebecca seconded. All approved.
 - All approved to keeping the current schedule for Planning Commission Meeting the same for 2023, 2nd Monday of the month at 5:30PM.
 - The Commission decided to concentrate on filling its own vacant positions before filling any of the Liaison positions.
6. **Other Business:**
 - Pete wanted to discuss the section about DRB Conditional Use mitigation of unapproved pre-development site preparation (Section 5.4(B)(5)(b)). After some discussion it was agreed to leave as is and consider a time range in future edits. This would require some research and the section as written does give the DRB some mitigation options when development is applied for.
 - The Commission reviewed the edits approved at the February Commission meeting. Karen motioned to approve and send the LURs as written to the Selectboard, Doug seconded. All approved. Karen stated she would work on the Revisions List and PC Report. Jason would write a letter asking the Selectboard to have a hearing on these LURs.
 - Discussion was had about the current membership and the lack of candidates and how the Commission used to be 5 seats with 2 alternates. And with the current 7 seat format all 4 current members are needed for quorum. Karen motioned to ask the Selectboard to

consider the 5 seats with 2 alternates formats for the Planning Commission, Doug seconded. All approved

There was discussion about the agenda and how to arrange it so the old business gets handled early in the meeting then moves on to new business.

Karen suggested that she would create a consolidated list of goals and objectives from the Town Plan.

7. Adjourn:

Rebecca made a motion to adjourn; Pete seconded. All approve. Meeting adjourned at 6:32PM