

**MEETING MINUTES
ST. ALBANS CITY PLANNING COMMISSION
REGULAR MEETING
ST. ALBANS CITY HALL, 100 NO. MAIN ST.
6:00 PM MONDAY, DECEMBER 18, 2017**

Approved January 15, 2018

Board Members Present:

David Barber, Chair; Michael Gawne; Stan Bradeen; Luke Richter, Alternate; Amy Paradis.

Public Present:

None.

Staff Present:

Chip Sawyer, Director of Planning & Development and Minute Taker

1. Open Meeting – Chair D.Barber opened the meeting at 6:01 PM.

- a. Discuss additions or deletions to agenda

No additions or deletions.

2. Approval of Minutes

**Motion by A.Paradis to approve the minutes of November 20, 2017, as presented.
Second by S.Bradeen and approved with all in favor.**

3. Updated Taylor Park master plan map.

D.Barber began a conversation about the Taylor Park master plan map approved by the City Council on December 11, 2017.

S.Bradeen stated his discontent with the process at the end and the things that were removed from an earlier version of the map, which had received approval from the Planning Commission at their November 20 meeting.

M.Gawne also lamented that things were removed in the final compromise.

L.Richter expressed concerns for a potential children's feature shown on the map located close to Main Street.

D.Barber stated his support for the current map.

- a. Planning Commission vote.

Motion by M.Gawne to not hold a vote on the current Taylor Park master plan map. Second by S.Bradeen. Motion declared out of order by Chair D.Barber. No vote held on the motion.

4. Plan for revisions to Land Development Regulations.

C.Sawyer presented a list of possible revisions to the regulations and the beginnings of a schedule for consideration by the Planning Commission.

S.Bradeen suggested that the schedule be grouped by subject matter. C.Sawyer agreed and suggested a design grouping to consider at the January meeting.

D.Barber asked for everyone's top 3 topics. There was some discussion.

There was extensive discussion of the proposed amendments to subdivision rules in Article 8 and agreement to do a straw poll at the January meeting.

D.Barber mentioned historic preservation, demolition and second stories as his priorities for Article 7 Design Review.

5. Other Business.

a. Update on proposed stream corridor rules.

C.Sawyer stated that the City Council had accepted the first reading at their December meeting and could likely hold a second reading in January.

b. Discuss 2018 organizational meeting.

There was general agreement to do this at the February meeting.

c. Discuss Jan. and Feb. meeting dates.

There was general agreement to stick with the 3rd Monday's in Jan. and Feb.

d. Planning & Development update.

There were no additional questions or comments concerning the update email that went out previously.

e. Other.

There were questions about the City Board Celebration, and C.Sawyer said that one would be held early in 2018.

6. Public Comment.

None.

Motion by S.Bradeen to adjourn at 7:12 PM. Seconded by Amy Paradis and approved with all in favor.