

Approved April 17, 2019

CORNWALL PLANNING COMMISSION (CPC)

Regular Meeting, Cornwall Town Hall

February 20, 2019, 7 pm

MEMBERS PRESENT: Holly Noordsy, Sarah Pelkey, Jim Duclos, Al Thalen, Jr.,
Conor Stinson

ALSO PRESENT: Annie Wilson, Lisa Mitchell, Andy Mitchell

The meeting was called to order at 7:10 pm.

Quorum - established

Agenda - Sarah P. MOVED / Conor S. SECONDED a motion to approve the agenda. Motion passed - 3 in favor, 0 opposed.

Discussion with Lisa Mitchell and Andy Mitchell, Middlebury Underground - the CPC and Annie Wilson from the Recreation Committee had an informational meeting with the Mitchells to explore opportunities for working together.

MINUTES

- November 28, 2018 - Conor S. MOVED / Sarah P. SECONDED a motion to approve the minutes as posted. Motion passed - 5 in favor, 0 opposed.
- December 12, 2018 - Sarah P. MOVED / Conor S. SECONDED a motion to approve the minutes as amended with 2 changes: 1. Sarah P. provided the update on the Fire Department proposed tower, not Holly N, and 2. add the phrase "in the draft of the Land Use and Development Regulations" for clarification on feedback from Ben Marks. Motion passed - 5 in favor, 0 opposed.
- January 16, 2019 Hearing - Conor S. MOVED / Al Thalen SECONDED a motion to approve the minutes with correct spellings of names of Raph Worrick and Coe Hargraves. Motion passed - 5 in favor, 0 opposed.
- January 16, 2019 Regular Meeting - Sarah P. MOVED / Conor S. SECONDED a motion to approve the minutes as posted. Motion passed - 5 in favor, 0 opposed.

- January 23, 2019 - Sarah P. MOVED / Conor S. SECONDED a motion to approve the minutes with 2 typos corrected and clarifying phrase regarding support for store and gas station as follows: “so the support of a store and a gas station are not connected.” Motion passed - 5 in favor 0 opposed.
- January 29, 2019 - Sarah P. MOVED / Conor S. SECONDED a motion to approve the minutes as posted. Motion passed - 4 in favor, 0 opposed, 1 abstained (Jim D.).

CORRESPONDENCE REVIEW

- Communication regarding proposed store for the village - property owner has not been able to resolve septic issues.
- Information from Town Attorney Jim Carroll regarding the draft Land Use and Development Regulations.

PUBLIC COMMENTS - none

OLD BUSINESS

- Discussion of Comments on LUDR hearing draft - The Board discussed and agreed upon final changes to the draft. Town Attorney has advised that none of the changes require another CPC hearing. Conor S. MOVED / Sarah P. SECONDED a motion to approve the Cornwall Land Use and Development Regulations with the list of changes agreed upon tonight. Motion passed - 5 in favor, 0 opposed. Sarah P. will make the changes in the document.
- Discuss LUDR Report to the Select Board - Vermont Statutes require that a written report be submitted to the Select Board along with the draft document. The Report must include a summary of changes and how the changes correspond to the Town Plan. The Board discussed and agreed on a process for writing this report, who would do what, and when. A special meeting is scheduled for March 4 at noon, to approve the Report.
- Discuss CPC Membership/Open House - one Cornwall resident is running for an open seat. Three current members have continuing terms.
- Discuss work with Addison County Regional Planning Commission - Holly N. recommended that the Board invite Adam Lougee from Addison County Regional Planning Commission (ACRPC) to a meeting as soon as possible after Town Meeting, to learn how ARPC can assist with Town Plan updates and other resources available through ACRPC.

- Discuss Town Plan Update - see bullet above.
- Update on CPC Budget - Holly N. advised the Board that \$1,000 in budget for current fiscal year is earmarked for updating maps in the Town Plan. Remaining undesignated funds can be used for design, consultation, etc and would need to be spent before June 30.
- Update on Proposed Park - no progress to report.
- Update on Vermont Land Trust Discussions - Al from the Vermont Land Trust would like to meet with the CPC in April.
- Update on Discussion with College - no progress to report.
- Update on Proposed Fire Department Tower - application not back yet. PUC is requiring the proposed project be reviewed by a licensed engineer.
- Update on Swamp Road Bridge - Select Board is in communication with the Agency of Transportation. No decision has been made about what type of bridge it will be.
- Update on Traffic Safety and Speed Issues - brief discussion on the need for a school zone- needs follow up at a later date.
- Update on Working Group - none
- Update on Trails Group Projects - no progress to report.

OTHER BUSINESS

Deep appreciation was expressed to Holly Noordsy for her many years as a member of the Planning Commission and Chair and to Sarah Pelkey for her recent service on the CPC to assist in the Cornwall Land Use and Development Regulations.

Next meeting: Monday March 4 at noon (brief meeting) to approve the LUDR Report to the Select Board.

Jim D. MOVED / Holly N. SECONDED a motion to adjourn the meeting. Motion passed - 5 in favor, 0 opposed.

The meeting was adjourned at 10:46 pm.
Submitted by Sharon Tierra, Secretary of the CPC