

**Thetford Planning Commission
Minutes – March 18, 2008**

Present: Liora Alschuler, Stuart Blood, Heather Carlos, Dennis Donahue, Lori Howard, Rick Howard (7:10), Kevin O’Hara, Wayne Parks (Chair)

Absent: None

Visitors: Kevin Geiger, Ned Swanberg, Mary Dan Pomeroy, Mike Pomeroy, Linda Matteson, Li Shen, Mary Daly, Elizabeth Severance, Cyrus Severance, Bob Walker, Sherry Crossley, Jake Guest, Doris LaMontagne, Mike Brown, Tim Taylor, Richard Blacklow, Dean Whitlock, Kevin Channell, Ehrhard Frost, Brenda Courtemanche, Clare Kelsey, Tig Tillinghast, Sean Mullen, Alexis Jetter, Leif LaWhite

1. 7:05: Meeting Called to Order.
2. 7:06: Review of Prior Minutes: Blood moved to approve as written the minutes of March 4, 2008. Kevin O’Hara seconded. The vote was unanimous in favor.
3. 7:07: Written comments on draft bylaws:
Motion by Stuart Blood that the Planning Commission shall receive written comments on the draft Wireless Telecommunications Facility Zoning Bylaw and draft Flood Hazard Area Zoning Bylaw through March 31, 2008. Comments may be sent via US Mail, addressed to the Planning Commission at town hall. They may also be sent via email, addressed to Stuart Blood. Kevin O’Hara seconded. The vote passed unanimously.
4. 7:12: The Planning Commission Regular Meeting recessed to go into the Public Hearings on the draft Wireless Telecommunications Facility Zoning Bylaw and draft Flood Hazard Area Zoning Bylaw (minutes separate).
5. 9:27: Wayne Parks called the Regular Meeting back to order, following the Public Hearings.
6. 9:28: Review of hearings: The Planning Commission discussed how to proceed. Additional public comments will be collected, the public comment capture form will be circulated to the Commission, members will discuss and decide on changes to the draft, and responses will be written.
7. 9:50: Motion by Rick Howard to adjourn, seconded by Stuart Blood. The vote was unanimous in favor.

Respectfully submitted,

Ann Fenton
Recording Clerk, Thetford Planning Commission

**Thetford Planning Commission
Minutes – Public Hearing – Wireless Telecommunications Facility Zoning Bylaw
March 18, 2008**

Present from Planning Commission: Liora Alschuler, Stuart Blood, Heather Carlos, Dennis Donahue, Lori Howard, Rick Howard, Kevin O’Hara, Wayne Parks (Chair)

Guests: Kevin Geiger, Two Rivers - Ottauquechee Regional Commission, Senior Planner; Ned Swanberg, Vermont Flood Hazard Map Modernization Coordinator

Attendees: Mary Dan Pomeroy, Mike Pomeroy, Linda Matteson, Li Shen, Mary Daly, Elizabeth Severance, Cyrus Severance, Bob Walker, Sherry Crossley, Jake Guest, Doris LaMontagne, Mike Brown, Tim Taylor, Richard Blacklow, Dean Whitlock, Kevin Channell, Ehrhard Frost, Brenda Courtemanche, Clare Kelsey, Tig Tillinghast, Sean Mullen, Alexis Jetter, Leif LaWhite

Materials handed out:

- Wireless Telecommunication Facility Zoning Bylaw, Town Of Thetford, Vermont, draft for Public Hearing, written January 15, 2008

7:12: Meeting Called to Order. Wayne Parks opened the Public Hearing on the Wireless Telecommunications Facility Zoning Bylaw.

Wayne Parks welcomed the audience, and stated the purpose of the meeting, to update the current bylaw.

Stuart Blood noted that the Planning Commission welcomes written comments on the draft Wireless Telecommunications Facility Zoning Bylaw through March 31, 2008. Comments may be sent via US Mail, addressed to the Planning Commission at town hall. They may also be sent via email, addressed to Stuart Blood.

At 7:15 Wayne Parks opened the meeting to public comment. Liora Alschuler recorded comments on the public comment capture spreadsheet, attached to the minutes.

At 7:39, hearing no other comments, Wayne Parks thanked the audience for their participation, and noted that the Planning Commission will further discuss and work on the bylaw, and will inform the public of their progress. Motion by Liora Alschuler to close the hearing. Stuart Blood seconded. The vote was unanimous in favor.

Respectfully submitted,

Ann Fenton
Recording Clerk, Thetford Planning Commission

**Thetford Planning Commission
Minutes – Public Hearing – Flood Hazard Area Bylaw
March 18, 2008**

Present from Planning Commission: Liora Alschuler, Stuart Blood, Heather Carlos, Dennis Donahue, Lori Howard, Rick Howard, Kevin O’Hara, Wayne Parks (Chair)

Guests: Kevin Geiger, Two Rivers - Ottauquechee Regional Commission, Senior Planner; Ned Swanberg, Vermont Flood Hazard Map Modernization Coordinator

Attendees: Mary Dan Pomeroy, Mike Pomeroy, Linda Matteson, Li Shen, Mary Daly, Elizabeth Severance, Cyrus Severance, Bob Walker, Sherry Crossley, Jake Guest, Doris LaMontagne, Mike Brown, Tim Taylor, Richard Blacklow, Dean Whitlock, Kevin Channell, Ehrhard Frost, Brenda Courtemanche, Clare Kelsey, Tig Tillinghast, Sean Mullen, Alexis Jetter, Leif LaWhite

Materials handed out:

- Thetford Flood Hazard Area Regulations, draft for Public Hearing, written January 15, 2008
- Thetford Flood Hazard Area Bylaw revision, draft informational sheet, written February 3, 2008

7:40: Meeting Called to Order. Wayne Parks opened the Public Hearing on the Flood Hazard Area Zoning Bylaw.

Wayne Parks welcomed the audience, and stated the purpose of the meeting, to update the current bylaw; and gave a slide presentation. He explained that The Planning Commission is in the process of rewriting by-laws for the Town. Currently the Town is not in compliance with Flood Hazard Regulations. If cited the following would happen: 1.) \$50.00 surcharge to every flood insurance policy holder. 2.) Then, Flood insurance could be withdrawn from all Thetford residents, which would also impact home values. 3.) Thetford would not be eligible for Federal disaster funding.

Stuart Blood noted that the Planning Commission welcomes written comments on the draft Thetford Flood Hazard Area Zoning Bylaw through March 31, 2008. Comments may be sent via US Mail, addressed to the Planning Commission at town hall. They may also be sent via email, addressed to Stuart Blood.

Stuart Blood explained editorial errors in the draft bylaw, which will be corrected.

At 7:45 Wayne Parks opened the meeting to public comment. Liora Alschuler recorded comments on the public comment capture spreadsheet, attached to the minutes.

At 9:15, hearing no other comments, Wayne Parks thanked the audience for their participation, and noted that the Planning Commission will further discuss and work on the bylaw, and will inform the public of their progress.

Motion by Stuart Blood to close the hearing. Dennis Donahue seconded. The vote was unanimous in favor.

Respectfully submitted,

Ann Fenton
Recording Clerk, Thetford Planning Commission