

TOWN OF LYNDON
PLANNING COMMISSION
July 11, 2018 Meeting Minutes
Approved 7/25/18

Planning Commissioners: Mike Schlesinger, Sean McFeeley, Evan Carlson, Susan Hanus, Tammy Martel

Public Official(s): Annie McLean

Public: None

Mike Schlesinger chaired the meeting, which was called to order at 6:30 p.m.

Mike Schlesinger made a **motion to approve the minutes of June 13, 2018**. Sean McFeeley **seconded the motion**. The Commission **voted 5-0**.

Sean McFeeley made a **motion to approve the minutes of June 27, 2018**. Mike Schlesinger **seconded the motion**. The Commission **voted 5-0**.

Commissioners reviewed a draft report on proposed bylaw amendments to the “other uses” description and several other housekeeping changes. Sean McFeeley made a **motion to approve the draft report as written and direct staff to warn a public hearing on the proposed bylaw changes for August 15, 2018**. Mike Schlesinger seconded the motion. The Commission voted 4-0-1 with Evan Carlson abstaining.

Commissioners continued the discussion on Rural Residential District minimum lot size. Evan Carlson noted that he would like to revisit the elevation based model utilized in the Town of Kirby’s Highlands District. Commissioners agreed that public hearing would be the best way to solicit community input to move this discussion forward. Sean McFeeley made a **motion to direct staff to draft a bylaw amendment report to increase the minimum lot size in the Rural Residential District to 10 acres and also add a 20% minimum lot width/depth ratio to the Minimum Requirements for Development Table (Attachment 2) in the Zoning Bylaws (Bylaws)**. Susan Hanus seconded the motion. The Commission **voted 5-0**.

Annie McLean shared several proposed bylaw amendments proposed by the St. Johnsbury Planning Commission including the addition of language differentiating “short-term” rentals from other types of rental units.

Commissioners continued review and consolidation of allowed uses in the bylaws.

The next Planning Commission meeting is July 25th at 6:30 p.m.

The meeting adjourned at 8:00 p.m.