

NORWICH PLANNING COMMISSION

Meeting Minutes

Thursday, June 9, 2011, Tracy Hall

Regular Meeting

Members Present: Daniel Johnson, Tom Gray, Brooke Adler, Richard Stucker, Ralph Hybels, Anne Silberfarb

Members Absent: Jeff Goodrich **Clerk:** Phil Dechert **Others:** Creigh Moffatt

Daniel Johnson, Chair, called the meeting to order at 7:06 PM.

1. **Agenda** – Approved.
2. **Minutes** – 5-12-11 – Approved without changes.
3. **Correspondence/Announcements** –
 Gray, the PC representative to the Capital Facilities Planning and Budgeting Committee, reported there will be a Public Forum on June 15 to discuss the work plan and process of the committee.
4. **Affordable Housing Subcommittee** –
 A request to replace the independent Affordable Housing Committee with a Planning Commission Affordable Housing Subcommittee was considered. Creigh Moffatt, Chair of the current Affordable Housing Committee, joined the discussion. After several years of actively and creatively working on opportunities to create additional affordable housing in Norwich without success, the current committee is not meeting due to a lack of potential opportunities to pursue. The poor economy, high cost of land with wastewater capacity, and other factors, have limited these opportunities. Transferring the responsibilities of the current committee to a subcommittee of a standing commission would leave a group in place with expertise to pursue any opportunities as they may arise without requiring a regular meeting schedule. The subcommittee would also have clerical and technical support of the Planning Office. The Planning Commission and the Affordable Housing Committee will continue discussions and formulate a proposed charter for the subcommittee. Dechert will determine the status of the \$46,000 in the Affordable Housing Designated Fund. Johnson will email other current members of the Affordable Housing Committee for their comments.
5. **Town Plan** – The minor revisions to the latest town plan draft (June2011) were reviewed. Additional updates reflecting new census and school enrollment data were included along with other minor changes. There is concern that additional updates are needed in the Town Profile chapter to reflect new data, but there is the option to recommend additional updates to the Selectboard as they review the plan. Most likely there will be a more significant update to the plan in late 2012 to reflect the full census data and possible land use changes south of the Village.
 The Clerk will maintain a list of additional updates and changes to be recommended to the Selectboard before a final version is adopted. Before the end of June, color copies of the plan will be delivered to the Selectboard members

along with a cover letter, a description of the adoption process, and a copy of “What is a Town Plan?”

Stucker moved to approve the June 2011 draft of the Norwich Town Plan and forward it to the Selectboard for their review and adoption with the understanding that the Planning Commission would continue to recommend updates as new data becomes available. The motion was seconded by Adler and passed 6-0.

6. Inclusionary Zoning

It was agreed that Inclusionary Zoning possibilities will be included in the future planning for land use changes in the area south of the Village.

7. Meeting adjourned at 9:20 PM.

Phil Dechert, Clerk

APPROVED 7/14/11

Future Meetings: Thursday, July 14 at 7 PM
Thursday, July 28 at 7 PM

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