

The Town of St. Albans  
PLANNING COMMISSION MINUTES  
Meeting at Town Hall  
March 28<sup>th</sup>, 2023 at 6:30 p.m.

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Minutes

**Present:** Sarah Hadd, Hannah Rounds, Al Voegele

**Staff Present:** Director of Community Development, Megan Sherlund, Zoning Administrator, AJ Johnson

**Public Present:**

**CALL TO ORDER**

Chair, S. Hadd called the meeting to order at 6:35 p.m.

**CHANGES TO THE AGENDA**

None.

**BYLAW REVIEW: RURAL & RESIDENTIAL DISTRICTS**

The PC reviewed the Rural and Residential Districts in comparison to the suggestions from Northwest Regional Planning Commission from the Bylaw Audit.

After much discussion, the PC agreed to reducing the frontages and the structure setbacks in both districts. The PC agreed to smaller lot sizes per unit within the Residential District but intends to leave the Rural districts at one-acre minimums.

**CORRESPONDENCE**

The City of St. Albans is expanding the Downtown Design Review District and the Multi Dwelling Overlay District. A public hearing was held on March 20<sup>th</sup>.

The Town of Fairfield is holding a public hearing on April 3<sup>rd</sup> to review an application for a 2-lot subdivision. The Town was notified as an abutting land owner.

**OTHER BUSINESS**

**CREATE AGENDA FOR NEXT MEETING: APRIL 11<sup>th</sup>**

The Planning Commission is going to continue review of the districts, adopt rules of procedure, and reorganize.

**MINUTES**

The Planning Commission accepted the minutes of January 24<sup>th</sup> and February 14<sup>th</sup>.

**MOTION: A. Voegele made a motion to accept the minutes of January 24<sup>th</sup>, 2023 and February 14<sup>th</sup>, 2023. H. Rounds seconded. All in favor, none opposed, motion carried.**

**ADJOURNMENT**

**MOTION: A. Voegele made a motion to adjourn the meeting at 8:00 p.m. H. Rounds seconded. All in favor, none opposed, motion carried.**

Respectfully submitted,  
AJ Johnson, Zoning Administrator