

The Town of St. Albans
PLANNING COMMISSION MINUTES
Meeting held via Zoom Conference Call
March 23rd, 2021 at 6:30 p.m.

Minutes

Present: Casey Toof, Anne Pomeroy, Hannah Rounds, Al Voegele, Sarah Hadd
Staff Present: Corey Parent, Director of Operations, AJ Johnson, Administrative Assistant
Public Present :

Zoom Meeting ID: 882 8339 4597

CALL TO ORDER

C. Toof called the meeting to order at 6:30 p.m. The Pledge of Allegiance was recited.

CHANGES TO THE AGENDA

None.

CONTINUED VERMONT LAND TRUST PRIMER DISCUSSION

The PC continued their conversation regarding the upcoming Vermont Land Trust meeting. C. Parent showed the PC a map outlining where there is currently conserved land. C. Toof found the map concerning and pointed out much of the conserved land is within prime development area. He did note that some of the conserved land is likely wetlands and would not be developable.

A. Voegele would like to see a map that shows where solar projects are located since that land will not be available to be developed in the near future either. The PC wondered what is really left for developable land once you remove land in the trust, wetlands, roads and areas with solar projects.

C. Parent explained the Town now has access to a better skillset for mapping projects. M. Sherlund, Zoning Administrator, has the capabilities to develop and alter maps.

H. Rounds suggested the PC read a book called Strong Towns which outlines smart development techniques and building Towns to suite humans and not cars.

C. Parent explained the Town is receiving money from a stimulus fund to be used toward water infrastructure. The Town has 3 years to spend the money. C. Parent explained the Town may do a feasibility study to see if the Town could have its own infrastructure. A. Voegele suggested C. Parent located the study done by Pizzagali.

PROJECT UPDATES

Regional Planning will be sending the suggested Bicycle and Pedestrian Master Plan edits back to C. Parent soon.

C. Parent is unsure what will become of the existing Town hall. The existing septic is unable to be used for housing. The building is historic and will not be removed.

A Stormwater coordinator will be starting at Town Hall on April 26th.

The office of Congressman Welch will be selecting 10 projects across the state to give grant funding toward. C. Parent would like to submit the Town dock project as well as refurbishing the Stonehouse. The dock needs to be raised to prevent further damage during high water situations.

CORRESPONDENCE

The PC received correspondence regarding a solar project next to 1150 Sheldon Road.

PUBLIC COMMENT

None.

OTHER BUSINESS

A. Voegele suggested a social media post reminding people to keep our parks clean.

The department of Fish and Wildlife are going to do a site visit at the previous Department of Public Works location to see what is possible for the future use of the site.

CREATE AGENDA FOR NEXT MEETING: APRIL 13th

The next meeting will be used to meet with a Vermont Land Trust representative.

MINUTES

The PC approved the minutes from February 23rd and March 9th.

MOTION: A. Pomeroy made a motion to approve the minutes of February 23rd and March 9th. A. Voegele seconded. All in favor, none opposed, motion carried.

ADJOURNMENT

MOTION: A. Voegele made a motion to adjourn the meeting at 7:20 p.m. All in favor, none opposed, motion carried.

Respectfully submitted,
AJ Johnson, Administrative Assistant

Casey Toof, Chair

Date

Anne Pomeroy, Vice Chair

Date

Sarah Hadd, Clerk

Date

Hannah Rounds

Date

Al Voegele

Date