

BETHEL PLANNING COMMISSION
Minutes: Meeting of 11/18/15

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Attending: Andrew Delaney [Chair], Fred Dieffenbach, Peter Dohrn, Carla Hodgdon, Chris Sargent [TRORC], Cecil Washburn.

1. **Call to Order.** 7:08 PM.
2. **Review / Revise Agenda.** No changes to DRAFT distributed 11/13/15.
3. **Minutes Meeting of 10/21/15.** Amended to add the ANR Resource map references for Richards Trailer Park and then approved. [It was clarified that the Richard Trailer Park is sited in the flood plain, not river corridor area.]
4. **Correspondence.** Copy of letter from Dave Eddy & Julie Nelson to VT Public Service Board regarding proposed solar development on Christian Hill Road in Bethel – file.
5. **Proposed Amendments to Bethel Unified Bylaw:** continue with review of Chapter 4 (Districts and Their Uses). Sections 4.9 through 4.12.6 (completing this Chapter) reviewed with minor changes made to text and grammar. It was noted by Commission members that the bulk of discussion and decisions regarding proposed changes was covered during development of the amended Bethel Town Plan, adopted September of 2014. Chris Sargent was complimented on capturing the results of those lengthy discussions as we amend the Zoning Ordinance [now to be a Unified Bylaw] to ensure compatibility.
6. **Other Business as Necessary.** None identified.
7. **Next Meeting / Agenda Items.**

Wednesday, DECEMBER 16, 2015

Agenda Items: Continue review of proposed amendments to the Unified Bylaw as provided prior to the meeting.

8. **Adjourn.** 8:00 PM.

Distributed: 12/10/15.