

## Comprehensive Plan Committee Meeting

November 6, 2017

Members present: Mark Blier, Mark Libby, Jere Ross, Cliff Thomas, Penny Booker

Others present: Galen Cuning, Rich Streeter, Henry Huntley

Land preservation: Town acquired properties and a separate land trust to take care of it; preserve agricultural aspects.

Impact fees for land bank. Two trusts, one town for parks and rec, other private for farm preservation.

Zoning ordinance for higher density in residential to take pressure off rural.

Have a lot of underutilized land now and difficult to get people involved in responsibility of taking care of it. Pleasant Point Park, other parks, boat launches: if you are going to generate income, put it into what we have now. Better cooperation between rec dept and sports groups.

Allow for profit in PP Park and encourage DOT to put sidewalk on bridge. Other bike lanes.

Village zoning and cluster development.

Protect large tracts through zoning, not land trusts.

Land trust would be biggest impact, but long term project. Start with zoning to protect rural character.

Raise funds through impact fees for a few years, go out for grants, start by acquiring land, developing parking lot and trails.

Town could pick up wetlands and ask owners for rights of way to connect them.

Perhaps eliminate cluster subdivisions. Is there resistance to cluster in rural zone? Should clusters have longer setbacks from road?

Reduce residential lot size and impact fees for rural to steer development away from rural.

Short term: focus on zoning

Long term: open space

BRING MAP SHOWING ZONING NOW; explore town before next meeting

Next Meeting: Monday, December 18 at 6:30

