

Minutes of Franklin Planning Commission
Tuesday, August 19, 2014
Homestead Dining Room

Members Present: Clark Hubbard, Dan Larivee, Peter Kittell, Judith McLaughlin, Greg Bouchard

Others Present: Maureen Sodaro

Meeting called to order at 7:10 by Clark Hubbard

Minutes: July minutes were approved by the PC.

Mail Folder: There were several pieces of mail to discuss. Clark handed out a letter sent to Franklin and other surrounding towns from the Swanton Planning Commission. This letter discussed the Swanton Bylaw Amendment Report. The Swanton Planning Commission proposed updates to the “Land Use & Development Regulations for the Town and Village of Swanton, Zoning Bylaw Subdivision Regulations”. The second piece of mail was a notice from the Vermont League of Cities & Towns. The notice was in regard to a TownFair 2014 that will be held on October 9, 2014 in Essex Junction, VT. It is a day long conference for municipal officials, employees, and volunteers in towns. Judith McLaughlin is going to attend the conference.

Old Business:

New Business: Clark handed out copies of a letter that Bob Irish wrote to the PC and Selectboard stating his concerns and recommendations for the Town of Franklin committees regarding the Shoreland Protection Act. He had met with Greta from Northwest Regional Planning and the concerns and recommendations were a result of that conversation. Before the PC makes any changes to the town’s bylaws, we will have representation from the Selectboard and Zoning board at the September 16th PC meeting. At that meeting, questions will be gathered regarding enforcement, conflicts between town and state requirements regarding new construction, and other issues that may arise if the Shoreline Protection Act were to be put into the town’s bylaws. Greta from Northwest Regional Planning will be asked to attend the October PC meeting to respond to the questions and help guide the PC in the best direction regarding town’s bylaws. Clark has given the PC members “homework”- to compile questions and prepare for the September 16th meeting.

Judith discussed the recent article in the St. Albans Messenger regarding the water quality of Lake Carmi and the long term impact as well as political and financial issues that could result from the condition of all lakes experiencing algae blooms. Greg mentioned that there is Watershed meeting on August 20. Judith may attend.

There was also a discussion regarding the Municipal water system- both quality (recent boil water notice) and the impact on the town if the town merges with the current water committee. The discussion also extended to the question of limited growth (i.e. new buildings) in town due to limitations of the current water supply. There is another meeting on September 25 regarding the merger, with a vote scheduled for September 26.

Greg mentioned that Mike McCarthy of Sun Common has a great deal of information he is willing to share regarding solar panels and solar farms to provide power to Franklin. The PC is interested in solar power and how it can help Franklin.

Member Concerns: No concerns

The next regular meeting of the PC will take place on September 16, at 7:00 pm in the Homestead Dining Room. Motion to adjourn the meeting was made by Clark Hubbard, seconded by Dan Larivee. All in favor. The meeting was adjourned at 8:15 pm.

Respectfully Submitted
August 20, 2014
Maureen Sodaro, Secretary

Note: These minutes are not final until approved by the Planning Commission at their next regular meeting.