

**MINUTES OF THE FRANKLIN SELECTBOARD
MONDAY, NOVEMBER 12, 2012
ELEMENTARY SCHOOL LIBRARY
PUBLIC HEARING – DEVELOPMENT REGULATIONS**

Members Present: Peter Magnant, Yvon Dandurand, Kyle Lothian, Lisa Larivee (Town Clerk/Treasurer)

Guests: Kim Gates Maynard, Pauline Favreau, Dan Larivee, Peter Kittell, Rick Colman, Catherine Dimitruk from NWRP.

Peter Magnant called the meeting to order at 7:01 p.m. The Pledge of Allegiance was said. Being that yesterday was Veterans Day, he would like to open with a message of appreciation for the Veterans of our town and State of Vermont for all they have done.

Development Regulations: Peter advised that the Selectboard held the first public hearing on the updates to the Development Regulations in July. A new draft copy was issued in October with changes. Peter asked for input from the members present.

Kim is disappointed that a red-line version was not available to aid in the reading of the changes that have been made as discussed previously.

- Requested a notice be sent by the ZA notifying abutters of all and any permits issued for neighbors be sent so that everyone is aware with what is going on in town. Peter advised that with ZBA hearings abutters are notified. The board did not feel it was the place of the town to enforce being neighborly and to advise all abutters of permits that were issued. Kim thought it would be a courtesy.
- If the ZA declares that “no permit is needed” there is no notice given or posted as to such. If a resident is to appeal how do they know of the decision within the 15 day appeal period? If they feel a permit is needed there needs to be something posted on the ZA decision; this creates a check/balance for the ZA and the town. Catherine entered the meeting. She advised there is a requirement for the ZA to post all decisions within 15 days. This would also include notice of “no permit needed”. Some communities have a form to post regarding all decision from the ZA; written or verbal so the public is aware of all decisions. This will protect the town and the ZA from future issues.
- Page 25 #3 – regarding town houses. How can a developer build many town houses in close proximity or as one unit? Catherine advised that the configuration can vary as to how they are built and proximity as long as the PUD had the same number of acres as units. The rest of the area is conserved green space. 10 acres/10 units; 12 units/12 acres.

Kyle/Yvon made a motion to adjourn the meeting. All members voted in favor 3-0, motion passed. Meeting adjourned at 7:35 p.m.

Respectfully Submitted,
Lisa Larivee, Town Clerk
November 13, 2012

These minutes are not official until approved at the Select board’s next regular meeting.

Approved by Selectboard – November 13, 2012