

MONT VERNON PLANNING BOARD

Public Meeting
November 14, 2017

AGENDA

Times are approximate and subject to change without notice.

- 7:00pm Old Mill Estates – Update
- 7:30pm Orchard Hill - Update
- 8:00pm Driveway Ordinance
- 8:30pm Review of Proposed 2018 Budget
Topics for Annual Report
- 8:45pm Mail & Announcements
Review Minutes from 10/24/17
Review of Incomplete Action Items
- 9:00pm Adjournment

Seated: Bill **McKinney**, Annette **Immorlica**, John **Quinlan**, Bill **Johnson**

Absent: Chip **Spalding**, Steve **Bennett**, Eric **Will**, Dave **Hall**, Chris **Aiston**, Jim **Bird**

7:00 PM – Old Mill Estates

McKinney called the meeting to order and asked everyone to stand for the Pledge of Allegiance. The review of Old Mill Estates was tabled as the documents are still with Town Council.

7:05 PM – Orchard Hill

The Board received the legal review on Orchard Hill from Town Council. There are some revisions needed on the Conservation Easement. There is a Subdivision Development Agreement that needs to be added to the documents for signature. The road bond has not yet been received. It has been made clear to that no road construction of any sort can happen until we are in receipt of the road bond. **McKinney** suggested that the Board take time to review the legal documents prior to the next meeting. There were two members of the Purgatory Fish & Game Club present interested in an update on the development. Jim Kempf, President, noted that Mr. Vaughn put so many restrictions on providing a buffer that they had to stop negotiations. They are currently raising the berm and working to make the gun club as safe as possible.

7:20 PM – Driveway Regulations

McKinney went over the recommended revisions to the driveway regulations regarding continuance, limitations on maximum slopes, and culverts. **Quinlan** questioned who would be measuring the grade of a driveway; who will be responsible for verifying the grade of a driveway. **Johnson** suggested that when the civil engineer comes out to sign off and validate an as-built, it should encompass the driveway as well as the septic. **McKinney** noted that as this would be in addition to our development regulations, he believes we would need to have a public hearing. We will aim to have the hearing on our December 12th meeting.

7:45 PM – 2018 Proposed Budget & Topics for Annual Report

The proposed 2018 budget figures will be emailed to the board members. Topics for the Annual Report will include the Master Plan Workgroup, the Town Center District, the Driveway Ordinance, Orchard Hill & Old Mill Estates and the number of approved building lots in town.

8:00PM – Mail & Announcements

The Board reviewed the minutes from the 10/24/17 meeting. **Immorlica** motioned to accept the minutes as written, seconded by **Quinlan**. Three were in favor, **Johnson** abstained. The motion passed.

8:10 PM – Review of Incomplete Action Items

The Board went over the 2017 Action Items to determine what to carry forward into 2018:

- Revised TCD Ordinance
- Conditional Use Permit Ordinance
- Update Checklists
- Interdepartmental Subdivision/Development Review & Comment Checklist
- Revisit 2 Bedroom Housing
- Proposed Scenic Roads – the Board needs to decide if they still want to pursue designating the roads on last year’s warrant as scenic.
- Master Plan Update – 2 Chapters in 2018. **Immorlica** suggests that instead of trying to generate a new master plan committee, we should contact the NRPC about doing the next chapter. We should get pricing from NRPC on updating the following chapters:
 - Population & Housing
 - Community Facilities Infrastructure and Services
 - Wildlife Habitat

8:45 PM

As there was no further business, **Johnson** motioned seconded by **Immorlica** to adjourn. All were in favor. The motion passed.

Respectfully submitted,
Joan Cleary
Mont Vernon Planning Board
Administrative Assistant