Windham Planning Commission

Public Hearing re Updates to Windham Town Plan

11/12/19

6:30 pm

Present:

Planning Commission members:

Bill Dunkel

Vance Bell

Dawn Bower

Tom Johnson

Jeff Wheeler

Kate Wright (meeting minutes)

Chirs Cummings

Public:

Maureen Bell

Bob Bingham

Louise Johnson

Pete Chamberlain

Kord

Meeting began at 6:30

Bill: Purpose of meeting is to solicit comments from townspeople as well as thoes from adjoining towns.

Bill will answer any questions. Current Town Plan is due to expire in January 2020. Current town plan has been a good template to other town plans. Therefore there were limited changes needed. Changes mainly relate to acts 174 and 171 to be incompliance with those laws. Many have been addressed previously but fine tuning was completed as well.

Pete: Question re wind sites. What/who determines small and appropriate wind sites.

Bill: Based on Public Utility recommendations re appropriate siting.

Bill: Tom did a great deal of work to merge current chapter on … and merge it with … plan

Bob: Can we look at the 2000 foot (high elevation) overlay map?

Vance brings it up for view.

Bill: Current Town Plan spoke extensively on definition of ridgeline. Lawyer was consulted and the decision was made by PC to protect forest district above 2000 feet elevation, as it is very ecologically fragile.

Chris: Lawyer recommended that there should be specificity regarding definitions.

Bill: Different members of PC made recommendations on sections of Town Plan, which were then amended as needed and agreed upon by the PC.

Bill: Chapter on Economic Development - one new policy added. Chapter … Policy number four regarding working to include economic development. Action 1. ...

Maureen: Windham Community Mapping Project results will be presented at the Meeting House on 11/19/19.

Bill: Any questions?

Kord: A great deal of work has been done by PC.

Bob: Has a lawyer been contacted to be sure the PC Zoning Regs and Town Plan are properly aligned?

Bill: Not yet. Partly due to the cost, but that could be done.

Maureen: Does Bill think what has been done regarding being sure the plans are in alignment is adequate?

Bob: Could be. Recognizes that there has been a concerted effort to be sure to the best of the PS’s knowledge all has been looked at.

Bill: There may not be enough time at this point to involve a lawyer’s input on looking at all three documents.

Chris: There has been a great deal of specific legal direction throughout the process.

Maureen: Feels the Select Board has enough information to vote on accepting (or not) the Town Plan.

Bill and Vance: John Bennett has been consulted and knows a great deal about how to ensure the plan is legally in compliance.

Bob: In the future legal concerns can be brought up.

Vance: All changes were based on Bennett’s advice.

Thanks to the PC and public for coming.

Meeting adjourned at 6:58.