

Hardwick Planning Commission
January 8, 2019
Hardwick Memorial Building
Minutes

HPC Members Present: Diane Grenkow; Jim Lewis; Joyce Mandeville; Ken Davis; and Dave Gross, Chair

HPC members Absent: Cynthia Grant

Also Present: Kristen Leahy, Hardwick Zoning Administrator (ZA)

Chair Dave Gross opened the meeting at 6:32 pm.

Diane Grenkow made the motion to approve the agenda as published. Joyce Mandeville seconded. All members were in favor.

Joyce Mandeville moved to approve the October 9, 2018 minutes as written. Diane Grenkow seconded. All members were in favor.

Jim Lewis moved to approve the December 11, 2018 minutes as written. Ken Davis seconded. All members were in favor.

Joyce Mandeville moved to discuss the proposed Conservation Commission in Hardwick. Jim Lewis seconded. All members were in favor. During the discussion, it was noted that the current Town Plan supports the creation of a Conservation Commission. Members expressed support of the commission as proposed at the December 11, 2018 meeting. Joyce Mandeville made a motion to state that the Hardwick Planning Commission officially supports the creation of a Conservation Commission in Hardwick. Jim Lewis seconded. All members were in favor. Kristen will contact Rachel Kane and Judy Bellairs and apprise them of the support.

At the previous meeting, Ken Davis suggested that the boundary amendment include the area along Route 15 to the boundary of Wolcott and Hardwick. The Zoning Administrator mapped the proposal and compared the affected area (zoned Rural Residential) with a zoning change (Highway Mixed Use) (attached). Discussion ensued about the information. Questions which arose included the following: Why is Mixed Use not included in the Rural Residential zoning district? What is a possible stand-alone zoning district which could address the reality and future possibilities of the commercial section near the boundary with Wolcott? The Zoning Administrator will explore these questions and report back to the Planning Commission.

Ken Davis made a motion to proceed with the amendment to the zoning boundary district in Tax Map 5, Lots 63, 62.4, 62.3, 62.2, and 62.1 from Compact Residential to Highway Mixed Use. Joyce Mandeville seconded. All members were in favor.

The editing of the 2014 Town Plan framework continued in the remainder of the meeting. The Commission was able to distill and edit the goals/policies section of Public and Private Facilities and Services and the Housing Section and the first page of the Economic Development section.

The editing of the 2014 Town Plan framework will continue in the February meeting. The next HPC meeting will be on February 12, 2019.

The motion to adjourn was made by Ken Davis and seconded by Diane Grenkow. All were in favor.

Board adjourned at 8:05 pm. ~ Respectfully submitted, Kristen Leahy, ZA