

Town of Burke
Planning Commission
Minutes
August 18, 2011

Members present: Al Sanderson, Al Duey, Lynn Welch, Candace Dane, Chris Hibshman, Dave Ormiston, Carlos Bean

Visitors: Glen Holderby, Alison Low, Sharon Murray, Herm Hoyt, Amy Nash Nixon

Al opens meeting at 6:03.

Glen gave a brief update about the ZA activities during the past month. He is not aware of any zoning problems that he thinks needs planning commission attention. Delivery trucks parking on Route 114 for deliveries to Willey's Restaurant was mentioned but it is not a zoning bylaw issue.

Old Business

There are two tasks remaining that need to be completed by November for the 2010 Municipal Planning Grant.

Draft Overlay District(s) for Natural Resource Protection – Alison and Sharon led a discussion regarding considerations for a scenic overlay district which included numerous maps showing the locations of different natural resources and wildlife habitat within Burke. The consideration discussed included the additional resources to be included beyond the 1,500 foot elevation defined for the current overlay, boundaries for a modified overlay district, uses to be allowed, dimensional requirements such as lot size, setbacks, etc., overlay district standards such as building envelopes, protected resources, buffers, landscaping, etc., and definitions for new terminology. Herm Hoyt commented that wildlife will go wherever they want to go so it's a waste of time to try and plan for any wildlife habitat protection.

Bylaw Provisions for Clustering and Siting Residential Lots – Standards for PUD's, PRD's and residential clustering were discussed. Topics discussed included whether they should be required under certain conditions, how applications should be reviewed and what information they should contain, any new standards that may be needed, and what incentives could be used to encourage clustering.

Edits for two town plan sections, the Transportation Plan and the Natural Resources Preservation Plan, were also provided by Alison and Sharon for review by the planning commission. These edits will be discussed at the next regular meeting.

There was no new business.

The July 21, 2011 minutes were reviewed and unanimously approved.