

Planning Commission Town of Sunderland, Vermont, November 18, 2020

A meeting of the Planning Commission (Commission) of the Town of Sunderland was called on Wednesday, November 18, 2020 Zoom pursuant to the Warning and Agenda fixing the time and method of the meeting.

Present: Chair, Ed Bove and Commissioners: Tucker Kimball and Michael DeZayas . The Commissioners present constituted a quorum of the Commission. Also present was Missy Johnson, Zoning Administrator; Ryan Downey (representing Anina Crandall); Rob Marracino; and Brett Hewes.

Commissioner Bove opened the meeting at 6:00 pm and introductions were made. He confirmed that minutes from the October Planning Commission meeting were not taken as a quorum was not present.

Mr. Bove then opened the Public Hearing on the subdivision of property located at 455 Laver Road. He noted that Mr. Downey has been before the Planning Commission three times and that this would be the final review. Ms. Johnson provided an update on her discussion with Mr. Downey regarding the Plat. Mr. Downey then confirmed that the Plat submitted showed the property for the purpose of subdivision only and that if the properties would be developed in the future, separate site plans/Plats would be needed to developed for submission in regard to the State of Vermont requirements for fresh water and wastewater sites. Mr. Hewes indicated his disapproval for the subdivision citing noise (dogs barking) as the issue. Mr. Downey objected to the discussion on noise stating it was a matter for the Select Board and the Planning Commission meeting was not the right venue for this grievance. Mr. Bove expressed his desire to hear Mr. Hewes as the zoning administrator was present and may be in a position to assist with the problem. Mr. Downey objected again stating it was a family member's birthday and he did not have the time to listen to Mr. Hewes' problem.

Mr. Marracino was asked if he had any objection to the subdivision and he stated that he was fine with the subdivision as long as no restrictions would be placed on his property.

Mr. Bove asked Mr. Downey to draw the wetland area, a concern at the last meeting of the Planning Commission, on the final Plat. He also asked Mr. Downey to confirm his plans for recording the final Plat.

As there were no further comments, Mr. Bove indicated the Planning Commission would take the matter into consideration and the public hearing ended.

The zoning administrator provided information on activity in the last month. There has been a measurable increase in the number of people voicing concerns regarding junk ordinance violations and noise and light pollution concerns. Permit applications remain steady. Generally, much busier than normal.

Michael DeZayas introduced himself and was welcomed by the commission and Ms. Johnson.

As the holidays will be in full swing when the next scheduled Planning Commission Meeting would normally take place the meeting was rescheduled for December 16, 2020 (the meeting was later cancelled until January, 2021.)

As there was no public comments. The meeting ended at 6:46 p.m.

Respectfully Submitted,
Missy Johnson