

APPROVED: November 20, 2024

**TOWN OF FERRISBURGH
PLANNING COMMISSION
MINUTES
WEDNESDAY October 16, 2024
At Town Offices and on Zoom**

Members Present: Bob Beach (Chair); Walter Reed (Vice Chair); Gail Blasius; Mike Quinn; Bessie Sessions; Jean Richardson; Bonnie Barnes; Anne Cohn; Arabella Holzapfel

Members Absent: none

Minute Taker: Jean Richardson

Town staff present: Karen Petersen

Applicants present: Deanna and Charlie Shapiro; Vaughn Collins

Others present: Thomas Aldrich

1. Meeting was called to order at 6:57 pm by Bob, and Quorum determined.
2. **Minutes of September 18, 2024: MOTION** made by Gail, seconded by Mike to approve the Minutes. Motion passed.
3. **Application 24-091. Subdivision Amendment;** Applicant: Charles Shapiro; 628 Robinson Road; Rural Agricultural (RA5) and Conservation District (CON 25); Tax parcel ID # 05/02/56

APPLICANT: Charlie explained that he wants to adjust one of the lines on his subdivision to keep his view. The 6 Lot Subdivision was approved in 2009. The proposed reconfiguration would result in Lot 2 being reduced from 7.25 acres to 5.5 acres, and enlarge Lot 4, adjacent, from 5.03 acres to 7.5 acres. No parcels have been sold and no houses built.

PUBLIC COMMENT: Thomas Aldrich, neighbor, does not object

PC noted that a new survey would be required.

MOTION to close the Public Hearing made by Gail, seconded by Arabella. Motion passed.

MOTION to approve the application on condition that the changed boundary lines are surveyed and a new updated Plat filed with the Town, made Jean, seconded by Anne. Motion passed.

4. **Application 24-092. Final Plat Review, 2 Lot Subdivision;** Applicant: Vaughn Collins; 408 Webster Road; Rural Agricultural (RA5) District; Tax parcel ID# 13/01/5.1

APPLICANT: Wetlands approval received from State, and road cut approved. Just waiting for final written approval from State for Wastewater Permit.

PUBLIC COMMENT: none

PC reviewed application and discussed State Wastewater Permit.

MOTION to close the Public Hearing made by Arabella, seconded by Mike. Motion passed.

MOTION to approve the application conditional on State Wastewater Permit approval made by Bessie, seconded by Anne. Motion passed.

5. **Zoning Administrator update:** The Selectboard appointed Karen Petersen interim ZA. The job has been advertised.
6. **Town Plan Updates:** Jean and Arabella described ongoing work on updating town plan. Jean and Anne described status of ongoing work on the two TOD grants, and the visual preference survey for the Town Center Masterplan which is part of the TOD grant work.
7. **Meeting Adjourned at 7:35 pm:** on **MOTION** of Bessie, seconded by Mike. Motion passed.
8. **Next Meeting:** November 20, 2024, at 7:00pm.