

Salisbury Planning Commission
Minutes of the September 13, 2021 Meeting – DRAFT

Members present: Ariell Slater, Morgan Cate, Deb Brighton
Also present: Katie Raycroft-Meyer, ACRPC

Ariell opened the meeting at 7:10 and asked Katie to present the goals and objectives for the natural resources section of the plan, as revised during the previous meeting. With a few word changes, the members agreed on the version presented.

After delineating priority forest blocks and connectors, and developing goals and objectives for protecting natural resources, the discussion returned to housing. Katie explained the state's current approach to zoning, and she shared section of a town plan that illustrated the alternate approach. She asked if there were areas in town that might be well suited to relatively dense "hamlet" development that we might designate in the plan. After discussion, members felt that there were not obvious areas that should be designated. There was general agreement that the plan should call for changes to our zoning to free up the village area from minimum lot size constraints so that infill would be possible, and so that, in other areas in town where development was acceptable, clustering would be encouraged.

The housing discussion will continue at the next meeting (October 4). In preparation, members will review the descriptions of land use starting on page 86 of the current town plan.

Ariell submitted the application to the state for village center designation. In response, Richard asked for some changes to the categorization of a few parcels on the map. The issue seems to be whether or not buildings can be called "commercial" and colored red even though they are currently vacant. Morgan agreed to check with Kip about former uses of the Whitney building and the orange building, and Katie will make the changes in the map.

The minutes of the August 2 meeting were approved unanimously.

The only correspondence was the zoning activity report.

The meeting was adjourned at 9 pm.

Submitted by Deb Brighton