

## **Stockbridge Planning Commission Minutes**

**February 13, 2018**

**DRAFT**

**Commissioners present:** Suzanne Butterfield, Louis Chap, Bill Edgerton, Joanne Mills, Todd Trzaskos, David Walls.

**Members of the public present:** Alice Walls.

**Meeting called to order:** 7:10 p.m.

**Review of Agenda:** No Changes.

**Review of January 13, 2017 Meeting Minutes:** Commissioner Mills noted the minutes did not capture her concern over the approval and adoption process for the Town Plan and Bylaws, noting that the citizens of the town can only voice concerns at regular Planning Commission Meetings, the planned review of the Bylaws with the town, or the annual meeting. There is not an actual town vote to incorporate the Bylaws, as developed. Commissioner Mills has reached out to the Selectboard to discuss this approval process and whether a change should be pursued. The minutes were subsequently approved with that amendment.

**Citizen Speak:** None

**Old Business:**

**Bylaws Update:**

The Commission continued its review of the proposed Bylaws, ensuring all identified changes have been incorporated and continuing discussion on items tabled during the first review. Highlights are as follows:

### **3.9 Special Flood Hazard Overlay**

B.3. Removal of Structures: There was much discussion over the requirement of a permit for the removal of a structure, in part due to the fact that there is a fee. The purpose of the permit is to ensure that the project is completed in such a manner that no stray debris or other items are left behind, potentially becoming a hazard in the event of a flood.

The decision was made to explore the option of adopting a graduated fee schedule, so as to not financially penalize a property owner for removing a structure. This will be discussed with the ZBA.

C.1. The last sentence of “minor improvements to existing structures.” will be removed, as it is duplicate wording.

H.4. The word “can” will be replaced with “may”, and a missing parenthesis will be added.

H.5. The word “can” will be replaced with “may”.

## **4 Special Provisions**

4.2 The wording “the Planning Commission shall require” and “up to forty” will be eliminated; replaced with “a right of way of 50 feet is required”. In addition, the wording in the last sentence will be changed from “Stockbridge Selectboard” to “Zoning Administrator”.

4.4a) The requirement of 2 parking spaces per dwelling unit appears restrictive, and the Commission will review the relevant Bylaws and concomitant language in other towns.

4.4e) The requirement of an *additional* two parking spaces for a dwelling incorporating a home occupation seems unnecessarily restrictive, and the Commission will review the requirement. An option proposed is to require one additional parking space for each employee, up to two.

**New Business** - Joanne Mills announced a community wide Road Rally on June 2nd from 6pm - 8pm. Participants are to gather at the Meeting House on the Stockbridge Common.

**Next Scheduled Meeting:** March 13, 2018

**Meeting Adjourned:** 9:10 p.m.

Faithfully Submitted,  
David Walls, Scribe