

Any questions, comments or concerns about the minutes should be addressed to Amy Giroux, Zoning Administrator at (802) 868-3325

**MINUTES
TOWN OF SWANTON
SWANTON PLANNING COMMISSION MEETING
Town Office Building
1 Academy Street, Swanton, VT 05488
*Wednesday, January 18, 2023 at 6:30 p.m.***

Present: Ed Daniel, Chair; Ross Lavoie, Vice Chair; Andy LaRocque, Heather Buczkowski, Members; Amy Giroux, Zoning Administrator; Joseph Cava, Administrative Assistant; Corey Parent, Forty-Four Seven Strategies, LLC

*All motions carried unanimously unless specified otherwise.

1. Call to Order – Mr. Daniel called the meeting to order at 6:30 p.m.
2. Agenda Review
3. Executive Session

Mr. Lavoie made a motion to enter executive session at 6:31 p.m., seconded by Mr. LaRocque. Motion carried.

Mr. LaRocque made a motion to exit executive session at 6:39 p.m., seconded by Mr. Lavoie. Motion carried.

4. Review of minutes of December 14, 2022

Mr. Lavoie made a motion to approve the draft minutes from the 12/14/22 Planning Commission meeting, seconded by Ms. Buczkowski. Motion carried.

5. Municipal Plan Review

Mr. Parent led with a summary of the proposed changes made to the first five chapters of the municipal plan. In the next month or so, the Planning Commission will then review the remaining five to seven chapters. Continuing with the existing edits, Mr. Parent recommended changing the setup of the existing municipal plan. Mr. Lavoie asked about cross correlation in the survey results? Mr. Parent said he would check the aggregate to confirm the presence of correlations within the data. Essentially, the chapters are set up and organized by introduction in Chapter 1, background in Chapter 2, and natural resources in Chapter 3.

Using the visioning statement from the previous plan, Mr. Parent highlighted the importance of combining these mentioned chapters under the visioning statement to advertise Swanton. Ms. Buczkowski recommended adding the various pop up events that characterize Swanton's vibrant community. Mr. Parent added that he would be updating

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the language to be consistent with State statutes. Ms. Giroux recommended changing town plan to municipal plan to provide consistency in language. Mr. Parent also mentioned the changes in the legislature to single-family zoning where there is access to public water and sewer. This will impact the requirement for the required parking per unit and impervious surfaces versus green spaces for new development.

Under the plan preparation, Mr. Parent recommended adding a piece on consulting, should Swanton wish to proceed with consulting work in the future. A new condensed section on how to read a town plan, would illuminate other wordy sections that are not essential to the basis of the town plan. Other changes would incorporate visual figures to replace and summarize existing paragraphs. Mr. Parent said he's like to revise and consolidate the history, while placing emphasis on cultural and aboriginal impacts that defined the area.

This led into a discussion on the growth and context of Swanton. The demographic information states that Swanton is one of the fastest growing communities in Franklin county. Mr. Lavoie highlighted that people move to Swanton to work in areas of Chittenden county like Burlington. This rise in population impacts the enrollment and capacity of local institutions. Shifting the conversation, Mr. Parent mentioned the economic vitality of the area mentioning the top employers in the area including supermarkets and schools.

Mr. Parent recommended revising and condensing the economic development goals to align with partnerships like the Franklin County Industrial Development Corporation (FCIDC). This also includes recognizing vacancies to infill with new developments to promote tourism and economic growth. Mr. LaRocque asked about the inclusion of the Swanton Energy Commission. Mr. Parent responded that this would be addressed under the energy goals section.

Ms. Buczkowski asked about the Swanton Enhancement Project's role with these goals? Mr. Parent responded that beautification is definitely a component of visioning Swanton's future. Shifting to land uses, Mr. Parent emphasized the future use and development of the Southern Growth district. Mr. Parent mentioned land conservation and Swanton's impact of having 40% of its township protected under land conservation. Mr. Parent recommended putting together a figure to highlight these sections that are protected by land conservation.

Continuing on land use, Mr. Parent discussed strip development highlighting the area where Mother Hubbard's is located. The verbiage defines this as a strip development due to the constraints created by surrounding acreage in land trust. Mr. Parent also mentioned the verbiage of Northwest Regional Planning as it relates to new development for driveways and sidewalks. This policy was scrapped in addition to a study of the First St. corridor.

Under transportation in Chapter 4, Mr. Lavoie recommended adding that Swanton is an integral part of the North, West, East, and South transportation corridor with Canada and

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New York. Mr. Parent mentioned the economic vitality of these transportation corridors including improved development of road corridors. This includes the implementation of accessibility and safer pedestrian access points. Other transportation initiatives include expanding existing infrastructure like Green Mountain Transit which currently doesn't have a stop in Swanton. Ms. Buczkowski asked about wayfinding initiatives. Mr. Parent responded that this is previously covered in economic development. Mr. Lavoie recommended expanding the wayfinding for the area around the Southern Growth district.

6. Set Next Planning Commission Meeting Date

Wednesday, February 1, 2023 at 6:30 p.m.

Wednesday, February 15, 2023 at 6:30 p.m.

Wednesday, March 15, 2023 at 6:30 p.m.

7. Public Comment - None

8. Any Other Necessary Business - None

9. Adjournment

Mr. Lavoie made a motion to adjourn the meeting at 8:23 p.m., seconded by Mr. LaRocque. Motion carried.

Respectfully Submitted,

Joseph Cava
Administrative Assistant

Ed Daniel, Chair

Ross Lavoie, Vice Chair

Andy LaRocque

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Oliver Manning

Heather Buczkowski