

CASTLETON PLANNING COMMISSION
Tuesday, July 26, 2022
Castleton Town Office
and ZOOM

Zoom Recording Link:

**[https://us02web.zoom.us/rec/share/CDLZpF_taXldcwBnjreNQJzZRWmwaFuc1fgCKEGBW9TW
DfvpTCOCBIKgQY7ABFUL4A3fWCafLbiTLz4K](https://us02web.zoom.us/rec/share/CDLZpF_taXldcwBnjreNQJzZRWmwaFuc1fgCKEGBW9TW
DfvpTCOCBIKgQY7ABFUL4A3fWCafLbiTLz4K)**
Passcode: #!G4&C6U

Those in attendance included: Elizabeth MacKay, Michael Holden, Frank Johnson, Joseph Bruno, Mike Scovner, Jonas Rosenthal Zoning Administrator, Ed Bove

Others present by Zoom included: Allison Harvey, Recording Secretary

J. Bruno called the meeting to order at 6:05 P.M.

Approve Agenda

M. Holden made a motion to approve the agenda. M. Scovner seconded. All voted in favor. So voted.

Minutes of Meeting – July 12, 2022

M. Holden made a motion to approve the minutes of July 12, 2022 as presented. F. Johnson seconded. All voted in favor. So voted.

Public Comments

None at this time.

Zoning Ordinance Review (Continued)

Ed Bove, do non-conforming or finish last three pages, page 43 middle of the page. Discussion on time of able to work, 6am-6pm or 7am-7pm. It was felt 7am-7pm is best.

No changes to page 44

Discussion about docks, dog houses, tree houses and similar structures on page 45.

Ed Bove asked about non-conforming uses on page 46. J. Rosenthal stated current regulations expansion of non-conforming structure. The problem is #5, have had 3 cases that applied to these criteria. J. Rosenthal reviewed the cases that have applied to this item, and whether the language can be changed to improve it.

Page 27, E and Page 30, G - discussion on the matrix and whether the noise levels were addressed with changes, which it appeared they had.

M. Holden he had a note about storm water runoff. E. Bove stated those State regulations have just changed, over an acre, need a runoff permit.

J. Rosenthal stated on page 17, setbacks, they had talked about front yard setbacks on a private right of way as 20' or should setbacks be exempt from them.

Discussion on whether the entire document had been reviewed. L. MacKay felt they had not covered each page of the Ordinance, specifically the end of the document, after page 53. It was indicated that they were the first sections they had edited, and it was probably before L. MacKay was a member of the Commission.

The first public hearing for the town plan is August 23, 2022. E. Bove stated they have new Town Plan and Zoning Maps.

Adjourn Meeting – 6:58 pm

M. Holden made a motion to adjourn at 6:58 pm. F. Johnson seconded. All voted in favor. So voted.

Respectfully Submitted,

Allison Harvey, Recording Secretary