

**Planning Commission Reporting Form
for Municipal Bylaw Amendments**

Town of Castleton, VT – Zoning Ordinance Bylaw Update - 2021

This report is in accordance with 24 V.S.A. §4441(c) which states:

“When considering an amendment to a bylaw, the planning commission shall prepare and approve a written report on the proposal. A single report may be prepared so as to satisfy the requirements of this subsection concerning bylaw amendments and subsection 4384(c) of this title concerning plan amendments..... The report shall provide(:)

(A) brief explanation of the proposed bylaw, amendment, or repeal and include a statement of purpose as required for notice under §4444 of this title,

The proposed is an amendment to the Zoning Ordinance Bylaw (Bylaw), incorporating Flood Hazard Area and River Corridors into the Bylaws. In addition, Planned Unit Developments are added that allows flexibility from the Town bylaws.

Table of Contents (Changes):

Proposed Zoning Bylaw changes - Table of Contents:
Section 204: Application of Regulations - E and H.
Article 111: Table of Uses - Planned Unit Development
Section 417: Planned Unit Development
Article XV: Flood Hazard Area and River Corridors

(A)nd shall include findings regarding how the proposal:

1. Conforms with or furthers the goals and policies contained in the municipal plan, including the effect of the proposal on the availability of safe and affordable housing:

The proposed Bylaw conforms with and furthers the goals and policies of the Town of Castleton Municipal Plan Housing Chapter which has goals to provide safe and affordable housing and a concept from “Enabling Better Places - A Zoning Guide for Vermont Neighborhoods”.

2. Is compatible with the proposed future land uses and densities of the municipal plan:

The zoning districts in the proposed Bylaw have not changed; however, are now fully in-line with the Town of Castleton Municipal Plan Future Land Use Map, which was amended in 2018.

3. Carries out, as applicable, any specific proposals for any planned community facilities.” N/A