

(Draft only – not approved by the Selectboard)

Greensboro Selectboard

June 12, 2019

Public Hearing on the revised Town Plan

SELECTBOARD MEMBERS PRESENT: Andy Kehler, Peter Romans, Matt McAllister, Tracy Collier, Michael Lapierre

SELECTBOARD MEMBERS ABSENT: None.

OTHERS PRESENT: Kim Greaves, Barbara Brooke, Josh Karp, Emmett Avery, Audrey DeProspero, Nan Perron, David Allen, Clive Gray, Nancy Hill, Dan Predpall, Christine Armstrong

CALLED TO ORDER: 6:00 PM

Peter moved to open the hearing; Tracy seconded the motion which carried unanimously.

Planning Commission Chair Dan Predpall explained that most changes made between this draft and the prior one were requested by NVDA. He said the majority of changes were minor and most were related to the energy conservation section.

The changes will give the town more standing (‘substantial deference’) during state review if a commercial-scale renewable energy project was proposed in Greensboro.

Other changes included:

- Clarification of energy efficiency targets
- Definition of ‘commercial renewable energy projects’
- Improved language relating to energy projects that must undergo Act 250 review
- Improved maps

Dan was asked what changes to the zoning Bylaw might be proposed by the Planning Commission.

Dan said that water quality in Caspian Lake, while still good, is getting progressively worse, ultimately leading to algae blooms if this trend is not reversed. With this in mind, possible changes to the Bylaw include the following lake-related issues:

- Shoreline/shorelands district: further regulating the building of new/alteration of old structures on the shoreline.
- Improving definitions (accessory structure, and others)
- Water quality – looking at reducing runoff carried into the lake via stream inflows
- Tightening up mowing restrictions on lakeshore
- Renting in the Lakeshore District: home rentals around the lake could be stressing old septic systems. Discussion. It was noted that the state considers rentals home businesses. According to the zoning Bylaw, home businesses are not permitted in the Lakeshore District. Should this be changed so rentals are allowed, but regulated?

Andy moved to adjourn the hearing; Peter seconded the motion which carried unanimously.

ADJOURNED: 6:30 PM

Respectfully Submitted: Josh Karp, Selectboard Clerk