

**The Town of Danville**  
**Approved Planning Commission Meeting Minutes**  
**Danville Town Hall 7:30pm**  
**June 23, 2022**

**Attendance:** Michael Hogue, Glenn Herrin, Jeff Paquet, Vince Foy, Kate Whitehead, David Kyle

**Guests:** Rob Balivet, Greg Prior, Brian Henderson

Glenn opened the meeting at 7:30 pm

**Minutes**

**MOTION: Glenn made a motion to approve the June minutes with change to assigned Town Plan Chapter. Michael seconded. Motion Carried.**

**Committee Updates**

*Train Station Committee*

Ground sonar completed on Train Station property to look for underground tank – found anomaly – will investigate further. Wetlands review completed. Committee presented at State Historic Preservation Conference.

Parking Plan for Danville’s Recreation and Non-Recreational assets will be developed. Local volunteers are being recruited to identify recreation areas and develop master plan for potential parking areas and needed improvements for those areas. Identifying recreation areas will also help inform the VOREC work for community mapping purposes.

**Town Plan Update**

*Goals, objectives, actions, and completed items*

- Create S.M.A.R.T. objectives for each chapter and share what has been accomplished. When rewriting actions ask – are they achievable, what’s the timeframe, do we have local capacity
- Create an implementation plan – include short-term and long-term goals, who is responsible, timeframe and potential funding sources.

*Data refresh (maps, village centers, census data)*

- Include updated statistics and charts, North Danville and West Danville maps & updated 2020 census data

*Enhanced Energy Plan*

- Incorporate this into Town Plan

*Housing affordability and Short Term Rentals (STRs)*

- Housing and population section – assess who is currently living here, trends we are seeing – property sales, 2020 census data – age group by location. Address affordable housing; starter home issue, need for senior housing, accessory housing.

*Conservation balanced with smart growth*

## **Chapter Reviews, II-X**

### **Housing and Population Chapter**

Explore potential solutions to affordable housing issue:

- Majority of starter housing (affordable) is in Village Centers
- Tax credits and vouchers
- Partnership between private and public landowners
- Co-owners of homes – owners finance
- Look into Morrisville Downtown Housing Model

### **Jobs & Economic Development**

- School is largest employer in town
- Many commuters - considered a bedroom community, but could change – smart growth – what's achievable and possible. What are incentives for businesses to locate here – bike repair, food producers, etc
- Balanced slow approach

### **Community Resources**

Includes: a. Facilities & Services, b. Emergency Services, c. Education, Health & Recreation, d. Solid Waste, e. Sewage Disposal & f. Water Systems.

- a. Add addresses to Town inventory - include plan for long-term maintenance & funding. Additional narrative on projects that have been completed.
- b. Updates on Town vehicles owned, plans for fire station, include or refer to emergency preparedness plan (VDH & NVRH), contract w/sheriff dept. – w/LVRT completion?
- c. Include info about school merger, look at or refer to school strategic plan, student rep on town boards, info on community connects or project-based learning
- d. Include VOREC plan & info about Train Station recreation hub
- e. Updates on new recycle center facility
- f. Water & Sewer systems – look at current capacity & underused capacity – what level of growth and/or types of businesses can be supported – include maps.

### **Land Use & Development**

- Shoreland Zoning section needs updating
- Update statistics; housing units, natural resources, property tax & grand list
- Suggestion to create an Adhoc committee of new/local farmers to assist with chapter update
- Suggestion to focus on infill development in downtown/village centers

### **Natural Heritage**

- Address recreational access & tie this into natural sites inventory
- Apply S.M.A.R.T goals/objectives- reference enhanced energy plan

### **Flood Resilience**

- Not part of FEMA flood insurance
- Change zoning to address waterways – where and how close you can build to river corridors. Add to zoning?
- Include 2021 Federal Flood Maps

## Energy

- High-density development
- Energy efficient, transportation infrastructure
- Siting projects:
  - Regulate this to the extent of standards and principles, needs to be done in a way that it aligns w/ our values
  - Energy Efficiency – better stewards of the environment – promote, encourage and facilitate this process
  - Suggestion to create spreadsheet w/conditions including: approved applications, list of current projects (housing, commercial) & checklist. Engage developers to ensure consistent w/community values and principles.
  - Integrate Enhanced Energy Plan w/Town Plan
- Discussed Peacham Community Solar

Next meeting: Review proposed Olde Farmhouse Solar Project, Continue Town Plan section updates

***Next meeting July 28, 2022 at 7:30pm at the Danville Town Hall***

Adjourned 9:47pm

Respectfully submitted by Kate Whitehead