



Town of Panton Chartered 1761

3176 Jersey Street • Panton, VT 05491-9331

Ph: 802.475.2333 • Fax: 802.475.2785

Panton Planning Commission and Development Review Board

Thursday, February 09, 2023, Meeting Minutes

In attendance: DRB/PC Chair, Mary Rudd

Via Zoom: DRB/PC Vice Chair Bob Hartenstein, DRB Members Catharine Hays, Annie Hopper, and Zoning Administrator David Martini

DEVELOPMENT REVIEW BOARD MEETING

1. DRB/PC Chair, Mary Rudd called the meeting to order 6:01 p.m.
2. Approval of the minutes of the January 12, 2023, DRB meeting
 - a. Bob moved to accept the minutes as written, Annie seconded. All in favor; the motion passed.
3. Public Comment – No public comment received.
4. Monthly Report from the Zoning Administrator and any updates on permit activity.
 - a. David Martini had a conversation with Hans Vorsteveld, who didn't realize or remember use of property was limited to farm workers. Leaning towards finding new farm workers to live on the property. The other option would be to subdivide.
 - b. Permit 23-301 received from Charles Cushman, Parcel #072000200 for a Home Occupation III for his existing Diesel Repair Shop at 165 VT Rte. 22A. A Hearing is scheduled for the March 9, 2023, DRB Meeting. DRB/PC Member, Gretchen Bailey, who is a neighbor, will be recused from this hearing.
5. Other Business – No old or new business to report.
6. Adjournment
 - a. Catharine moved to adjourn the meeting. Annie seconded. All in favor, the meeting adjourned at 6:05 p.m.



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PLANNING COMMISSION MEETING

1. DRB/PC Chair, Mary Rudd called the meeting to order 6:05 p.m.
2. Approval of the minutes of the January 12, 2023, PC meeting
 - a. Bob moved to accept the minutes as written, Catharine seconded. All in favor; the motion passed.
3. Public comment – No public comment received.
4. New Business – No new business reported.
5. Old Business – Vergennes PEL Study – Vergennespel.com
 - a. Mary reported on the Vergennes PEL Study for evaluating transportation alternatives that reduce the impact of large truck traffic on VT Route 22A and Downtown Vergennes. Mary stated there is no final decisions on the road location.
 - b. Mary stated she has written a draft letter to propose to the Selectboard at the February 13 meeting. If they agree, she will take the letter to the town attorney for legal oversight and have the letter sent out to Katharine Otto, AOT Planning Coordinator, and Adam Lougee, Addison County Regional Planning Commission, on the town attorney letterhead.
 - c. The letter will state the Town of Panton is not currently in a position to vote to carry forward work on either western option for a new roadway including an elevated bridge over Otter Creek. The letter states The Town of Panton has reviewed the corridor options and Panton has concerns to include:
 1. The plan is not consistent with the Town Plan.
 2. Noise impacts on rural areas.
 3. Additional truck traffic from the Champlain Bridge would be routed by GPS from VT17 North onto Lake St/Rd to Pease to Panton. This route is currently part of the Champlain Bikeway and Scenic Byway and consists of no shoulder.
 4. Panton does not support construction on disputed road boundaries between Vergennes and Panton until these have been studied and finalized.



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- d. Mary sent the letter out to the Planning Committee for their review and input.
6. Adjournment
 - a. Annie moved to adjourn the PC meeting. Catharine seconded. All in favor, the meeting adjourned at 6:20 p.m.

Respectfully submitted,
Suzanne Snyder
Assistant Town Clerk