

June 4, 2019 Minutes Rochester Planning Commission

Present: Dan McKinley, Sandy Haas, Eric Bowman, Julie Martin, Joan Pontious, Zoning Administrator Doon Hinderyckx.

Guests: Tori Littlefield (Two Rivers Regional Commission), Vic Ribaldo, Rachel Cunningham, Tamara Miller, Dennis Rhoades, Katrina&Nelson Morgan.

Call to Order: Dan called the meeting to order at 6:04 PM.

New Business/ Public Comment:

> Tamara Miller, Dennis Rhoades, Katrina and Nelson Morgan are abutters to the property on which Advanced Illuminations has proposed to install a solar array. They indicate that, while they all favor solar power, the proposed location of the array can be seen from their houses and is intrusive and limits the enjoyment of their property. They have obtained the services of a lawyer to draft a letter stating their objections in response to the notification from the developer, Norwich Technologies. They asked whether the Planning Commission had any power over placement of solar arrays, which it does not, except as to conformance with zoning bylaws regarding setback requirements. Dan suggested the parties include in their letter to Norwich Technologies a reference to the Town Plan's statement regarding the placement of energy sites. He further suggested they contact Advanced Illuminations to inquire whether there are alternate sites available that would be less intrusive.

> Vic Ribaldo, on behalf of the Revitalization Visioning group, reported on a useful website of the East Central VT Economic Development District, which is a component of Two Rivers Regional Commission. Tori will refer him to specialists at Two Rivers who can identify additional resources for economic development assistance. Sandy suggested he contact the VT Agency of Commerce as well. It was suggested that at the group's upcoming meeting (6/11/19) they brainstorm various topics of interest and break into small groups to discuss them, bringing ideas and issues back to the full group to prioritize. Of concern were publicizing the meeting, getting different perspectives and attracting young people to participate in the planning process.

Zoning Administrator: Doon had no new permit applications to report.

Old Business: Continued discussion with Tori on the energy maps and identifying what we feel are appropriate sites for solar energy development as well as acreage limits for sites. It was noted that even a roof-top residential solar installation requires a permit from the Public Utility Commission. We discussed doing a case-by-case building permit consideration rather than identifying specific sites to allow solar or other energy installations.

Minutes: Julie moved to accept minutes of last meeting. All in favor; so voted.

Next meeting will be July 2, 2019; we will change the August meeting to August 8 to accommodate Tori's schedule.

Adjourn: Julie moved to adjourn at 8:20 PM. All in favor; so voted.

Respectfully submitted,
Joan Pontious, Secretary