

# **Rochester Planning Commission Notice of Public Hearing**

## **On the Draft Rochester Zoning Bylaw October 24, 2023 at 6 PM at the Rochester Town Offices**

The Rochester Planning Commission will hold a public hearing on the draft Rochester Zoning Bylaw on Tuesday, October 24<sup>th</sup>, 6 PM at the Rochester Town Offices. Community members may attend remotely using the following access information:

By computer:

<https://us02web.zoom.us/j/86313540756?pwd=M2QwVE91VDdNYnc3MWI6TmJISmdnZz09>

By Phone: +1 301.715.8592, Meeting ID: 863 1354 0756, Passcode: 687830

The proposed draft bylaw covers all of the lands in the Town of Rochester. The purpose of this hearing is to take comments from the public on the draft bylaw so that the Planning Commission can consider these as it makes its final revisions, prior to sending to the Selectboard. The Selectboard will hold its own hearing later. The proposed bylaw will replace the current zoning regulations in their entirety. The bylaw is meant to further the purposes of the Town Plan and 24 VSA section 4302. Copies of the draft can be found at the Town Clerk's office during business hours or on the town website at:

<http://rochestervermont.org/planning-commission/>

General Sections of the proposed Regulations are:

- Article 1 – Overview
- Article 2 – General Standards for All Land Development
- Article 3 – Zoning District Regulations
- Article 4 – General Conditional Use Approval Standards
- Article 5 – Special Standards
- Article 6 – Administrative Processes
- Article 7 – Amendments, Interpretation, and Effective Dates
- Article 8 – Definitions
- Appendix A – Zoning Map for the Town of Rochester

**Rochester Planning Commission**