



# CITY OF MONTPELIER PLANNING COMMISSION

Monday, May 9, 2005, 7:00 p.m.  
City Council Chambers, City Hall

## PROPOSED AGENDA

### MEMBERS

Marjorie Power, Chair  
Carolyn Grodinsky, Vice Chair  
David Borgendale  
Anne Campbell  
Irene Facciolo  
Ken Jones  
Richard Sedano

### STAFF

Valerie Capels, Planning &  
Community Development  
Director

Stephanie A. Smith,  
Administrative Officer

George Seiffert, Community  
Development Specialist

Eric Scharnberg,  
GIS/Web Specialist

### Montpelier Planning & Community Development Department

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**Please note:  
All times are  
approximate and  
changes in the agenda  
may occur.**

**This meeting is  
expected to be aired  
on Adelpia cable  
channel 17.**

- 7:00 p.m.
1. **Call to order by the Chair**
  2. **Review and approval of the April 25, 2005 meeting minute.**
  3. **Comments from the Chair**
  4. **Review of agenda**
  5. **Public appearances**
    - This is an opportunity for members of the public to address the Commission on any matter not on the agenda.
  6. **CVRPC Northwest Project - Build-out Model**
    - Dan Currier, CVRPC GIS Specialist, will present an updated build-out model for Montpelier.
    - Chris Walsh, CVRPC Senior Planner, will present an analysis of Montpelier's Master Plan and zoning regulations as they relate to growth management. A copy of the analysis he is preparing will be provided at the meeting.
  7. **Continued Discussion of Mini Master Plan Amendment**
    - Review revisions made to document.
    - Discussion of future land use map.
    - Schedule Planning Commission public hearing.
  8. **Zoning revisions and Ch. 117 statutory zoning change time line**
    - A number of provisions in the revised Chapter 117 are due to take effect on Sept. 1, 2005 and will supercede local regulations that do not comply. Staff has prepared a review of Montpelier's provisions and a time line if the City wishes to amend the regulations.
    - Consideration of zoning revisions proposed by the Montpelier Housing Task Force relating to Accessory Apartments. A copy of their January 6, 2005 letter to the PC is enclosed.
    - Discuss possible revisions and time line.
  9. **Other business**
    - Next regularly scheduled meeting: Monday, May 23, 2005
      - Review of preliminary draft Master Plan Vision statement
      - VFOS Smart Growth Collaborative
    - Future agenda items
    - \_\_\_\_\_
  10. **Adjourn**