

**Unapproved minutes**  
**March 2021 Peacham Planning Commission Meeting**

The meeting was called to order by Jock Gill at approximately 7:09 PM.

Jock Gill, Bruce MacLean, Marilyn Magnus, Anna Rubin and Adam Dobson were present. Bob Hansen and Jake Thomas were also present.

Jock Gill added to the agenda the notification that the Select Board had reappointed all of the members of the Planning Commission. There were no further additions. Minutes approved. Jake Thomas raised the issue of the interaction between state level waste water requirements and permitting with planned amendments to Peacham's Zoning Regulations intended to promote the development of 'cluster housing' and to avoid constraining further development in Peacham village, including the expansion of community housing. The members discussed the possibility of establishing a community land trust and possible sources and uses of funding, including grant money and funds made available in connection with COVID relief bills. Adam Dobson discussed the limited statutory means of pursuing enforcement of zoning violations. The members discussed micro-grids and EV charging stations. Jock made a motion to raise EV stations with the Select Board. Motion was approved. Bob Hansen suggested that the Commission make a motion to the select board to establish a legal expense reserve to pay for disputes regarding zoning violations and Jock Gill agreed. Marilyn Magnus made such motion. Motion was approved. The members discussed a letter from the Vermont Agency of Transportation regarding the increase in applications for private helipads and airports and need for municipal zoning commissions to establish guidelines for such activities. Jock Gill suggested that no such use be permitted within a certain distance of Peacham Village, e.g., 3 miles. Adam Dobson agreed to draft a sample bylaw regulating such uses for presentation to the other members. Bob Hansen raised the issue of implementing a noise ordinance.

There was no old business and no new business.

As per usual there was no correspondence. Adjournment was approximately 8:18 PM.