

Town of Bolton  
Planning Commission Minutes  
March 9, 2021

Board Members Present: Evan DesLauriers, Kaelyn Modrak, Steve Barner, Adam Beaudry

Planning/Zoning Administrator: Jon Ignatowski

Clerk: Paula Gervia

**1. Planning Commission meeting was called to order by Evan at 6:02 pm.**

**2. Additions or Deletions to the Agenda**

None.

**3. Public Comment**

None.

**4. Approval of Past Meeting Minutes**

Kaelyn made the motion to approve the minutes of 02-09-21, Steve seconded, motion was approved (4-0).

**5. General Business**

- Organization of Board (chair/vice chair, rules of procedure, regular meeting date/time, appointment of terms)
  - Reminder to Steve and Evan - both need to submit written requests to SelectBoard to ask for re-appointment (as both terms expire March 2021). Adam has already been re-appointed to a new term. PC does make the recommendations for the re-appointments.
  - Adam made the motion to elect Evan as chair, Kaelyn seconded, motion was approved (4-0).
  - Evan made the motion to elect Kaelyn as vice-chair, Adam seconded, motion was approved (4-0).
  - Evan made the motion to use Robert's Rules of Order for procedure of meetings, Adam seconded, motion was approved (4-0).
  - Meetings to continue on the second Tuesdays of the month.
  - New members - Kaelyn has reached out to interested parties and one person is willing to attend the next meeting to see what it is like.
- BLUDRs (old amendments, public hearing planning)

- Public hearing is warned for Tuesday, March 23rd at 6:00. All information is located on the PC web page.
- Jon is currently building a database of new proposals and amendments for any questions that arise with BLUDRs for the next cycle.
- Review Final Energy Plan
  - It is not easy to go back and change energy plan since it was developed through a specific process with the CCRPC. Amendments made would need to go through a significant process with multiple agencies.
  - Concerns again about what is enforceable vs. what are goals. Feel that the plan is a set of recommendations.
  - Discussion about the initial driving force behind the energy plan to have a “seat at the table” if any renewable energies were being considered - i.e. to have a say if someone wanted to install windmills on town ridgeline.
  - Re-construction or new construction needs to be done up to new energy codes by state regulations anyway.
  - Jon will reach out to CCRPC to verify the intent of the energy plan.
- PZA Action Updates
  - Dealing with a variety of permits and DRB applications. It has been a busy time with applications.

## **6. Other Business**

- Next board meetings scheduled:
  - Public Hearing for BLUDRs: March 23, 2021
  - Regularly scheduled board meeting: April 13, 2021
- Items for next agenda: New Members, UPWP, BLUDRs (finalization, new amendments), PZA action updates
- Other communications:
  - Bolton Solar Application Review - all reviewed previous documents sent. No new significant questions/comments other than if there is any future possibility to expand if able.

## **8. Adjournment**

Kaelyn made the motion “to close the meeting”, Adam seconded, no further discussion, all in favor and motion passed (4-0) at 7:02 pm.

Attest: Paula Gervia, Clerk Minutes are unofficial until approved.

These minutes were approved by a quorum of the PC on April 13, 2021.

