

Burlington Planning Commission

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www.burlingtonvt.gov/pz

Andy Montroll, Chair
Bruce Baker, Vice-Chair
Yves Bradley
Alexander Friend
Emily Lee
Harris Roen
Jennifer Wallace-Brodeur

Burlington Planning Commission

Tuesday, June 9, 2020, 6:30 P.M.

Remote Meeting

Minutes

Members Present	Commission: A Montroll, H Roen, A Friend, E Lee, Y Bradley, J Wallace-Brodeur
Staff Present:	M Tuttle, D White, S Gustin

I. Agenda

Call to Order	Time: 6:36pm
Agenda	No changes

II. Public Forum

Name	Comment
	No comments.

III. Chair's Report

A Montroll	Thanked Commission for participating in online format.
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IV. Director's Report

D White	Staff continues with COVID-19 Analytics Team, starting to re-engage with other projects and zoning amendments. Frustration that we are not going to have a lot of time this coming year to tackle big topics, but hoping to reconvene Joint Committee on STRs, and hoping later this month to bring parking to Council.
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V. Public Hearing: CDO Amendment ZA-20-06 Bowling Alley in ELM

Approve Municipal Bylaw Amendment Report and refer amendment with recommendation to Council		
Motion by: A Friend	Second by: E Lee	Vote: Approved Unanimously
Type: Public Hearing & Action	Presented by: M Tuttle	
M Tuttle explained that the Commission's Ordinance Committee recommended allowing Bowling Alleys in the Enterprise Light Manufacturing District with no additional restrictions or conditions. Chair opened and closed the public hearing at 6:45pm, with no comment submitted.		

VI. Proposed CDO Amendment Convalescent Home Lot Coverage & Parking

Approve Municipal Bylaw Amendment Report and warn for public hearing		
Motion by: J Wallace-Brodeur	Second by: A Friend	Vote: Approved Unanimously
Type: Discussion & Action	Presented by: S Gustin	
S Gustin explained that amendment changes parking requirement from 1 per 4 beds to 1 per 2 beds, and allows senior housing bonuses consistent with inclusionary housing bonus based on request from fall from Birchwood Nursing Home.		

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Alecia DiMario, Birchwood, and Jim Langan expressed appreciation for the recommendations and believe that it will meet the facility's need for skilled nursing staff.

Commissioners indicated support for the amendment, particularly as it supports staffing needs of an essential business and impacts a limited number of facilities in the city. However, Commissioners expressed concern that increasing parking does not feel like the right strategy in light of residential parking limit on Starr Farm Rd that does not seem warranted.

VII. Proposed CDO Amendment Front Yard Parking

Approve Municipal Bylaw Amendment Report and warn for public hearing

Motion by: A Friend	Second by: H Roen	Vote: Approved Unanimously
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Type: Discussion & Action	Presented by: S Gustin
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S Gustin explained that this amendment, recommended by the Commission's Ordinance Committee, expressly includes language to steer parking to the side or rear of a residence unless accessing a garage and allows for a wider driveway where there are physical barriers present.

Commissioner Lee shared concerns and questions about driveways close to the property line and physical barriers around driveways. S Gustin and D White noted standards in the CDO that address these concerns. It was noted that in new language introduced regarding additional driveway width in Sec. 8.1.12 (c), the word "minimum" needs to be changed to "maximum".

VIII. Commissioner Items

Action: N/A

Motion: NA	Second: NA	Vote: NA
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- Upcoming meetings in June and July anticipated to be on Zoom
- Commissioner Lee requested looking at lighting standards, particularly to incorporate elements for Dark Skies compliance. Executive Committee will discuss when to take this up at its next meeting.

IX. Minutes & Communications

Action: Approved the minutes and accepted the communications

Motion by: A Friend	Second: E Lee	Vote: Approved Unanimously
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Minutes Approved: May 19, 2020 Planning Commission Meeting

Communications Filed:

- Communications Enclosed in packet

X. Adjourn

Adjournment	Time: 7:25 pm
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Motion: J Wallace-Brodeur	Second: H Roen	Vote: Approved Unanimously
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Andy Montroll, Chair

Signed: June 24, 2020

Respectfully submitted by:



Megan Tuttle, Comprehensive Planner