

Housing Subcommittee Meeting Notes

November 2, 2020

6:00 – 7:00 pm (ZOOM)

Members/Public Present:

Pam Brangan, Chair

Casey McNeil

Alicia Simmons

Julie Gaboriault

Cara Thanassi

Lisa Boisvert Mackenzie

Dean Pierce, Director of Planning and Zoning, Town of Shelburne

Members not present:

Brandie Benoit

1. Call to Order

2. Approval of Agenda – approved upon motion by Casey McNeil and second by Julie Gaboriault.

3. Approval of Minutes – approved upon motion by Casey McNeil and second by Alicia Simmons.

4. No public attendees

5. Split group into two smaller working groups to discuss two prioritized Housing Plan items:

Zoning to encourage affordable and workforce housing, e.g. density bonuses and inclusionary zoning – Pam, Cara

Zoning to encourage housing inside the growth area. Address need for rental apartments, small condominiums, and small detached dwellings – Alicia, Casey, Julie, Lisa

- Dean noted that multifamily development is allowed within the growth area, generally requiring at least a half-acre of land. Dean also noted that Shelburne zoning has historically been favorable for elderly housing, which can be more dense than other housing and that the same parameters could potentially be applied to other types of housing.

Determined that more research is needed so members should review zoning regulations (Dean will send links), housingdata.org, and other resources before our next meeting.

Next meeting, we will continue the discussion of these two topics as one group until we identify smaller issues that we can break out. We will focus on identifying the issue or problem to be addressed by each item; our ultimate goal will be to bring specific recommendations to the Planning Commission.

6. Dean Pierce provided a housing development update on several projects. Next meeting Dean will also bring a count of new ADU applications.

7. Meeting adjourned. Next meeting will be held via zoom – Monday, December 7, 2020 at 6:00PM.