

**SHELBURNE HISTORIC PRESERVATION
& DESIGN REVIEW COMMISSION
January 11, 2024
Minutes of Meeting**

Members Attending: Ruth Hagerman, Fritz Horton, Dorothea Penar, Marc Vincent, David Webster

Staff Attending: Susan Cannizzaro, Aaron DeNamur, Kit Luster

1. Call to Order:

Fritz Horton called the meeting to order at 8:30 a.m.

2. Approval of Minutes:

Ruth Hagerman moved to approve the minutes of December 14, 2023. David Webster seconded the motion, which was approved. Marc Vincent abstained.

Ruth Hagerman moved to approve the minutes of December 19, 2023. David Webster seconded the motion, which was approved. Marc Vincent abstained.

3. Staff report on Zoning Bylaw re-write:

Aaron DeNamur updated the Commission on the Zoning Bylaw re-write and explained there are three main items being proposed that will impact the Village District:

- The HP&DRC will review all demolition requests for properties on the Historic Register. Dorothea asked if this is the National Historic Register or the State's Register and said it needs to be defined. She added that perhaps the review should include anything on the Historic Sites and Structures Survey. The Commission also discussed the potential of expanding the Design Review Overlay District to include the Shelburne Falls area which would then correspond with the National Historic Register boundaries.
- Shelburnewood Park will be removed from the Design Review Overlay District. The Commission questioned this as the property is contiguous to several historic structures and is a parcel that could see future redevelopment. They asked what is to be gained by removing it from the District. The Commission felt strongly that this parcel should remain in the Design Review Overlay District for future protection. Aaron recommended that Commission members attend the Planning Commission meeting this evening to express their concerns and opinions to the Planning Commissioners and the PlaceSense consultants.

- The Village housing density will be increased and will be above what the new State legislation (Act 47) will require. Again, the Commission expressed concerns about the proposed density and setbacks and asked why the Town would want density greater than what the State requires. Aaron explained that the State's planning goals and Shelburne's Town Plan calls for the greatest density to be within the Village Core. Many of the Commission members felt the highest housing density should be north of the Village in the Route 7 corridor rather than in the Village Core.

4. Other Business:

The next meeting will be on Thursday, January 25th at 8:30 a.m. Brian Knight will be joining the meeting to update the Commission on the Historic Sites and Structures Survey.

5. Adjournment:

David Webster made a motion to adjourn at 9:50 a.m. The motion was seconded by Dorothea Penar and unanimously approved.

Respectfully submitted,
Susan Cannizzaro