

## **Bridport Planning Commission Meeting Minutes**

**Date:** March 12, 2024

**Location:** Bridport Town Office

**Attendance:**

**Members:** Renée Brodeur, Adam Broughton (Chair), Sharron Macklin, Ed Payne, Drexel Wheeler

**General Public:** none

**Call to Order:** Chair Adam Broughton called the meeting to order at 6:30 p.m.

**Secretary's Report:** The minutes of the Feb 13, 2024 meeting was reviewed and the BPC unanimously approved the minutes.

**New Business:**

1. BPC terms expiring: The Select Board requested no more than 7 members on the Planning Board to help ensure that a quorum is more likely to occur. The BPC recommends that Ed remain as an alternate member until 2027. Steve is recommended to be reappointed. Andrew is recommended to be reappointed as well pending his agreement. Pierre Bordeleau officially resigned from the BPC and therefore there is an open position to be filled.
2. ACRPC Rep terms expiring: Andrew, Ed, Steve are recommended for reappointment. Renee is recommended for the second alternate position.
3. ACRPC Update: All BPC members will sign up for the ACRPC Monthly Newsletter to stay informed.

**Old Business:**

1. Status of Subdivision applications – Adam signed the mylar for approved Subdivision and Boundary Adjustment Applications #23-45 and #23-55, respectively.
2. VCRD CV update – Adam provided 25 contacts to the Town Treasurer to be incorporated into the list for VCRD who will build a Bridport CV steering committee.
3. Town Plan 2025: Renee and Drexel met with Katie Croft-Meyer (ACRPC) and Adam Lougee (Exec. Dir. ACRPC) on Feb 22 at ACRPC and discussed the following:
  - MTAP: Funds are solely to be used for planning purposes for housing, infrastructure, economic development (not for writing the town plan). The results of the study may be beneficial as input to the Town Plan. ACRPC estimated Bridport would need \$10,000 to complete the planning study which will be led by ACRPC. Drexel reported that the selectboard motioned to approve moving forward with applying for MTAP funds. The motion will allow ACRPC to write the MTAP proposal on the behalf of Bridport.

- Town Plan re-adoption: Adam L. and Katie recommended that we re-adopt the Town Plan. Adam confirmed there are no negative consequences in re-adopting the Town Plan for another year. However, the Town Plan must be brought into compliance with current law in two areas - forest fragmentation and flooding resiliency – prior to re-adoption. ACRPC agreed to write these two elements at no cost to Bridport. Re-adopting the Town Plan would allow the BPC the necessary time to adequately update the plan. It is estimated to take 1yr to 1.5yrs.
  - Katie will send Renee an editable Town Plan file to begin the update process.
  - The January 23, 2024 special meeting minutes will be revised to reflect corrected information on re-adoption consequences. Renee presented a revised version. **Motion:** Sharron made a motion to accept the revised version, Ed seconded the motion, and all present BPC members voted unanimously to accept the updates.
4. Zoning/Subdivision Regulations:
- Sharron reported that the subcommittee is discussing how substandard lots, by their nature, routinely need to seek zoning adjustments, variances, and waivers. We discussed equitable solutions for these situations. The final solution will be brought up for vote with other regulation's updates and recommendations.
5. Contact List: Renee will send out updated list to members.

**Adjourn:** The BPC Meeting adjourned.

Respectfully submitted:  
Renée Brodeur, Secretary  
Adam Broughton, Chair