

## PLANNING COMMISSION REPORT

The value of any commission/committee is its members. The Planning Commission is fortunate to have the following individuals providing perspective on its work in 2023 (listed by years of service): William Sayre; Robert Rooker; Kevin Hanson; Melissa Hernandez; Chanin Hill; John Moyers; Fred Baser; John "Slim" Pickens; and Anna Daylor.

The Planning Commission continued and finalized their work evaluating the current Unified Development/Zoning Regulations for the Village Planning Area. The work considered ways to improve the opportunity to renovate or build new housing. This work was done through a By-Law Modernization Grant under the State of Vermont Department of Housing & Community Development's (DHCD) program to review current zoning by-laws with respect to current housing needs.

As a result of this work, the following changes are being proposed to the Unified Development Regulations (Zoning Bylaws Sections).

In Article II, adjustments were made to the District Dimensional Standards to provide greater flexibility for residential use/housing in Village Business (VB) and Village Mixed (VM) Districts. A portion of Village Residential (VR) District was moved to the High Density Residential (HDR) District.

In Article IV, parameters were added to identify "clearly subordinate" regarding an Accessory Dwelling Unit (ADU).

In Article X, definitions including but not limited to Business Yard, Hotel, and Inn/Guest Facility were modified.

Copies of the proposed changes to the Bristol Unified Development Regulations are on the Bristol Town website ([www.bristolvt.org](http://www.bristolvt.org)) or in the Bristol Town Offices (call for appointment).

The Planning Commission held public hearings on these proposed changes in November. The Selectboard held public hearings in December and continued into Jan 2024. The proposed modifications will be put to the voters by ballot in March on Town Meeting Day.

The Planning Commission would like to thank Jeff Lunstead for his work on the Commission during his term. The Commission welcomed Anna Daylor as a new member, returning this year to continue the work of the Commission.

The Commission would like to thank Kris Perlee for his continued support of our work as the Zoning Administrator. Kris supports the Commission with a wealth of knowledge of process and historical perspective as a former Commission Member as well as Zoning Administrator.

The Planning Commission meets monthly, typically on the third Tuesday of the month at 7 PM. Northeast Addison Television (NEAT) will have recordings of our meetings. The public is invited to attend meetings and comment on work being done by the Planning Commission.

Respectfully,

Kevin Hanson

Chair, Bristol Planning Commission