

Summary Report of the Greensboro Association Zoning Committee on Greensboro's July 2012
Draft Town Plan & Efforts Toward a New Zoning By-Law at the Greensboro Association
Annual Meeting, 8/8/2012

Vermont law requires each Vermont Town to have & renew a current town plan every five years. Greensboro's current Town Plan went into effect in 2007, five years ago, and must now be renewed and approved by Vermont.

The Greensboro Select Board originally created the Planning Commission (PC) to prepare Town Plans and Zoning By-Laws. The PC has now prepared a new, July Draft Town Plan (DTP).

The DTP includes sections on: Population, Land Use, Transportation, Utilities & Facilities, Natural Resources, Education, Energy, Housing, Economic Development, Recreation & Regional Impact, with a Zoning Districts Map attached. Each section includes a summary of goals & implementation.

The PC asked the Greensboro Association (GA) for comments on the DTP.

The GA's 8/4/2012 Comments focus on 4 areas: DTP-wide problems, Procedural matters, Errors, and Substantive Issues.

For example, the first three categories ask the PC to: 1) Clarify such matters as updating various DTP sections from 5 years ago not just repeat them over again; 2) Clarify various abbreviations (e.g., "NVDA" is the Northeast Vermont Development Assn) & words (e.g., "Policies" should be "Implementation"); & 3) Correct errors (e.g., the proposed fire dept building would be on the southeast corner, NOT the northeast corner, of Tolman Corners).

The fourth category, substantive issues, asks the PC to improve or clarify its treatment of various issues by considering, for example :

- 1) The use of alternatives to corrosive and polluting road salt;
- 2) The use of non-chemical fertilizer to reduce lake polluting agricultural runoff;
- 3) The importance of the appearance of new fire department building at Tolman Corners;
- 4) That loggers be required to use best management practices;
- 5) That existing cross-country ski trails are being kept open;
- 6) Explaining why the recreation budget was reduced to \$1,000; &
- 7) Mentioning existing school meal programs, such as School Lunch & Food Stamps.