



**Moretown Planning Commission  
6:30 PM, September 1, 2021  
Meeting  
Moretown Town Offices**

Present: Commissioners David Stapleton, Deborah Carroll, Jonathan Siegel, and John Schmeltzer

Others: David Specht (Zoning Administrator) and Carol Rock, Planner from the Regional Planning Commission

Meeting called to order at 6:32 pm. The meeting was also opened up to the public via Zoom.

Minutes approved with correction (fixed a typographic error)

Broad discussion on current approach to revising zoning ordinance-

Then discussions focused on the following:

- Parking
  - Residential no restrictions-Town wide
  - Commercial parking no change
- Site plans versus conditional use
- Adding certificate occupancy requirements
- Accessory dwelling
  - Treat duplexes as single family
  - Village and other districts, figuring out a multi-unit dwelling-small 3 to 4 move to site plan process versus conditional use
- Minimum lot size and density requirements
- Setbacks changes no changes front but change on the side to 10 feet
- Removing or revising restriction about one principle structure per lot
- Succession planning given that Jonathan officially resigned (or did not official renew his position)
- Voted to have Dave become Chair. Deb made a motioned, John seconded. The motion carried unanimously.

Clare will put changes that we discussed tonight about the zoning ordinance and provide track changes and then give us suggestions for next discussions/meeting.

At 8:37 Dave moved to adjourn. John seconded. Motioned carried and meeting was adjourned.

*Respectfully Submitted,  
John Schmeltzer  
September 15, 2021*