Berlin, VT  
Planning Commission Meeting  
January 13, 2021  
7:00 PM

APPROVED MINUTES

Planning Commissioner Members Present: Karla Nuissl (KN), Polly McMurtry (PM), Jacob Coakwell (JC), David Huber (DH)

Absent: Jared Felch (JF)

Others: Brandy Saxton (BS), Paul Simon (PS), and Thomas Badowski (TB).

7:00 PM Call to Order by Chair Nuissl

Public Comment: None

Approval of Minutes

PM moved and DH second a Motion to approve the Minutes of December 23, 2020, as written. Motion passed unanimously.

Review of Berlin Town Center (BTC) Application

Zoning

BS produced on the Zoom screen the BTC application which she had made edits. These edits reflected responses to various regulatory comments. BS walked to Commission through each edit.

PS produced Concept Plan 5.0 for review. He explained the realignment of certain structures so as to minimize impacts on natural resource assets on the BTC campus.

A lengthy discussion followed.

PM moved and DH second a Motion to accept the edits to the BTC application text and map revisions that resulted in Concept Plan 5.0. Motion passed unanimously.

Preparation for Downtown Board Meeting

BTC Application may be submitted in time for February 2021 Downtown Board meeting. BS stated several items need to be finalized prior to the submittal including the Selectboard Public Hearing on January 18, 2021, at 6:30 PM where the Selectboard will receiving testimony on:

- Proposed changes to Berlin’s Land Use and Development Regulations
- Official Map of the Town of Berlin
- Capital Improvement Plan

KN and DH will attend the Selectboard hearing.

Additionally, letters of support, City of Montpelier wastewater compliance letter and Selectboard letter of Authorization to Submit will be needed.

Adjourn Chair KN adjourned at 8:10 PM