

Hardwick Planning Commission
July 12, 2016
Hardwick Memorial Building
Minutes

HPC Members Present: Chair Dave Gross, Joyce Mandeville, Shawn Ainsworth, Ken Davis, Diane Grenkow and Jim Lewis
HPC members Absent: None

Also Present: Kristen Leahy, Hardwick Zoning Administrator (ZA) and Alison Low, Planner for Northeastern Vermont Development Association (NVDA)

Dave Gross opened the meeting at 6:37 pm.

Motion was made to approve the agenda as published by Ken Davis, Jim Lewis seconded. Dave Gross made a motion to modify the agenda to include the further review and slideshow of the current Hardwick signs. All members were in favor.

Joyce Mandeville moved to approve the June 28, 2016 minutes, Shawn Ainsworth seconded. All members were in favor.

Dave Gross presented his signage slideshow which showcased a variety of commercial, downtown and industrial signs currently within Hardwick. The HPC discussed the current bylaw language regarding signs in relation to the reality of the existing Hardwick signage. Several discrepancies were identified. Definitions of signs, sign faces and banners need to be included in the Zoning Bylaw. HPC members agreed (!) that each business entity should be allowed the following for business identification: 1 free-standing sign and 1 hanging wall mounted sign per building face. Furthermore, all other signage should not equal more than 50% of the visible surface. Roof signs will be reviewed as a conditional use.

Adjustments need to be made to the Home Industry and Home Occupation language. Currently signs for these categories are exempted as long as they are smaller than 4 square feet. But the current language would also allow these types of business to seek larger signs. The exemption will be included in the current description of the two categories (#6 and #9) – thereby negating the ability to seek larger signage.

Kristen also reported that the public assembly ordinance would only cover gatherings over 2000 people, thus the “special events” section of the zoning document should be allowed to stand.

Alison gave the Commission a draft version of Article 5. Review needs to be made prior to the next scheduled HPC meeting.

The next scheduled meeting will be August 9, 2016 at 6:30 pm. Alison Low will be in attendance.

Motion to adjourn made by Shawn Ainsworth, seconded by Joyce Mandeville. All in favor.
Board adjourned at 7:50 pm.

Respectfully submitted,
Kristen Leahy, ZA