

WATERBURY PLANNING COMMISSION
AGENDA
Monday, January 26, 2015

- 7:00 p.m.** Meeting convenes on the 2nd floor of the Main St. Fire Station located at 43 S. Main St.
- 7:05 p.m.** Agenda review and possible modification.
- 7:10 p.m.** Comments from the general public.
- 7:15 p.m.** Discuss aspects of developing draft Flood Hazard Area Regulations as follows:
- Finalize discussion of possible policies and scenarios for development in the floodplain that will provide the basis for re-writing the Flood Hazard Area Regulations. Continue the discussion regarding mapping and regulation for the 100-year, and possibly the 500-year floodplain, and how to regulate different types of uses and development in the floodplain such as commercial/industrial/residential and critical facilities.
 - Review draft outline of options for flood hazard area regulations prepared by staff.
 - Review draft bylaw language including review process and standards for historic structures and substantial improvement/damage.
- 8:45 p.m.** Other Business:
- Report on activities of the Floodplain Management Working Group including possible High Meadows Fund grant application,
 - Planner's & Zoning Administrator's Reports,
 - Review and approve minutes for meeting held on January 12, 2015,
 - Update on State permitting activity.
- 9:00 p.m.** Adjournment.

Time Line for Drafting and Approving Flood Hazard Area Regulations

Jan 26, 2015 a) FINALIZE POLICY DISCUSSION (Possible Public Meeting) - PC will finalize discussion of the policies regarding developing in the floodplain that will provide the basis for re-writing the Flood Hazard Area Regulations. Wrap up the discussion regarding mapping and regulation for the 100-year and possibly the 500-yr. floodplain, and how to regulate different types of uses and development in the floodplain such as commercial/industrial/residential and critical facilities.

b) REVIEW OUTLINE OF DRAFT FLOOD HAZARD AREA REGULATIONS – Review draft outline of options for flood hazard area regulations prepared by staff.

February 9, 2015: REVIEW DRAFT FLOOD HAZARD AREA REGULATIONS – Review draft regulations prepared by staff

February 23, 2015: FINALIZE DRAFT REGULATIONS – Finalize draft Flood Hazard Area Regulations and advertise public hearing.

March 23, 2015: PC PUBLIC HEARING ON DRAFT REGULATIONS – Finalize and approve PC draft regulations

April 2014: SELECT BOARD AND TRUSTEES HEARING ON DRAFT REGULATIONS

April 2014: SELECT BOARD AND TRUSTEES FINALIZE AND ADOPT NEW REGULATIONS

May 21, 2015: INTERIM REGULATIONS EXPIRE, NEW REGULATIONS IN PLACE

FUTURE CONSIDERATION: Review FEH mapping and consider draft FEH zone regulations