

**WATERBURY PLANNING COMMISSION**  
**AGENDA**  
**Monday, May 14, 2018**

- 7:00 p.m.** Meeting convenes in the Steele Community Room at the Municipal Center located at 28 N. Main St.
- 7:00 p.m.** Agenda review and possible modifications.
- 7:05 p.m.** Announcements and comments from the general public.
- 7:10 p.m.** Review and approve minutes for the Planning Commission meeting held on April 23, 2018.
- 7:15 p.m.** Final meeting with Brandy Saxton of the consultant firm, Place Sense to wrap up her work on the zoning re-write. Discuss whether we should have a transitional R-5 zoning district that would have maximum density of five units per acre. Discuss Brandy's density analysis of the Village and her rationale for setting up the village zoning districts and the corresponding densities as she did. Discuss legal review of the draft sign bylaws and recommend any revisions to the draft.
- 8:15 p.m.** Discuss the schedule and tasks related to revising the Municipal Plan and getting it reapproved by December, 2018, including further review of the draft Energy Plan prepared by the Central Vermont Regional Planning Commission.
- 8:45 p.m.** Other Planning Commission Business:
- Planner's and Zoning Administrator's Reports,
  - Update on the work of the Floodplain Management Working Group,
  - Update on State permitting activity.
- 9:00 p.m.** Adjournment.

**Future Meeting Agenda Items:**

**May 28, 2018:** Discuss revising the Municipal Plan including review of the draft Energy Plan and possible revisions to language relating to forest fragmentation. **Note:** This meeting will be held in Steele Community Room at the Municipal Center located at 28 N. Main St.