

**THE WELLS PLANNING COMMISSION**  
Meeting Wednesday March 24, 2015 at 7:00 P.M.  
Wells Village School Library

**Members in Attendance:**

Tracee Rupe, Chair, Cherry Hopson, Vice Chair, Felix Reed, Edgar Corey and Paul Woodruff

**Public in Attendance:**

None.

Meeting called to order at 7:04 P.M. by Tracee Rupe

**Mail:** Tracee Rupe indicated there was no mail in the Town Office mail box for the Wells Planning Commission and hadn't been any mail for several months.

**Minutes:** William Chmielewski, Secretary was not in attendance so no minutes were reviewed.

**Correspondence:** None.

**Old Business:** Tracee is still updating the Town Plan and will try to have it done for the next meeting.

Discussion about whether the Planning Commission still has any money for advertizing etc to update the Town Plan.

Tracee was going to check on the Maps used for the prior plan. Discussion about us using 1000' for the Lakeshore District Page 43 of the Plan and whether we want to change it to 250' to match the current State of Vermont Shoreline Regulations.

Procedure for amending the plan was discussed.

Flood Plain Regulations were briefly discussed and noted that Joel Davidson was the Administrative Office.

**Election of Officers:**

Cherry Hopson moved to nominate Tracee Rupe as Chair, Felix Reed 2<sup>nd</sup> her nomination Motion carried unamiously.

Felix Reed moved to nominate Cherry Hopson Vice Chairman, Paul Woodruff 2<sup>nd</sup> the Motion, Motion carried unamiously.

Cherry advised that William no longer wished to be Secretary. No one was elected Secretary. Tracee said she would take the minutes tonight.

There was no interest in being on the Rutland Regional Planning Commission or the Transportation Committee. Discussion that Rebecca Dittmeier had served in the capacity and that we should wait until next meeting to see if she wanted to continue. Joel Davidson had served with her but was no longer on the Planning Commission.

**Old Business:**

Continued working on the Town Plan Amendment. Discussed section 1.3 7 key programs. Added #5 about Town Garage. It was noted that dates should change to 2015-2020.

Commission discussed 1.1 and 1.2.

Discussion that we should check on the section about Housing 4.0 for updated information.

4.1 Need to check with Listers regarding updated information on how many seasonal or occasional uses vs. year-round homes

Need to update how many Mobile Homes in town.

Need to look up 2010 Census information on Homes for sections 4.1 and 4.2

Section 6.1 discussed.

**New Business:** None

**Public Comment:** None

Felix made a motion to adjourn, Motion 2<sup>nd</sup> by Paul Woodruff, Meeting adjourned at 8:15

Next Meeting will be April 22, 2015 at 7:00 at the Wells Village Library.

Respectfully Submitted,

By: \_\_\_\_\_  
Tracee O. Rupe, Secretary