

Minutes

Steering Committee

DATE

May 1, 2025

TIME

9:00 AM

IN ATTENDANCE

Brian Pepe, Jake Patrick, Ryan Thompson, Chelsie Fernald, Kimberly Barlett, Brittany Dasher, Lyndsay Smith and Tim Callanan.

DISCUSSIONS

Mrs. Chelsie Fernald commenced the meeting by stating that its primary purpose was to complete the review of the Table of Permitted Uses (TPU). The discussion resumed on page four from the previous meeting's materials. Committee members were provided with all prior meeting minutes for reference, as well as the proposed revisions to Article II – Definitions.

The committee discussed the potential inclusion of ordinance section numbers alongside each definition in the TPU to enhance clarity and accessibility. Additionally, they considered whether the definitions should be organized alphabetically or grouped by category, consistent with the TPU format.

A detailed, line-by-line review of the TPU was conducted. Members discussed revisions to both permitted and conditional uses within each zoning district. Specific topics included:

- The addition of fast-food restaurants to both the TPU and definitions;
- Inclusion of dry cleaners;
- Clarification and categorization of various types of storage (indoor, outdoor, screened);
- The inclusion of "home occupation" and similar uses to ensure comprehensive coverage of home-based businesses.

The committee successfully completed its review of the chart and addressed all necessary revisions.

Further discussion focused on the Planned Development (PD) district. It was recommended that most uses within the PD be designated as conditional, subject to the specific language and context of the PD text.

Next meeting

- **May 22, 2025, 10:00 AM – 12:00 PM:** Begin review of R Districts
- **June 5, 2025, 10:00 AM – 12:00 PM :** continued R districts