

TO: Richmond Selectboard

CC: Chris Cole, Planning Commission Chair

FROM: Ravi Venkataraman, Town Planner

DATE: February 12, 2021

SUBJECT: Planning Commission Community Outreach Work Plan

The Planning Commission is currently engaging the public through its Community Outreach Work Plan. This is part of the wider project to revise the town's Zoning Regulations and align the regulations with the 2018 Town Plan. The purpose of this work plan is to present to the public preliminary ideas the commission has for revising the zoning regulations within the Village, gain feedback on the preliminary ideas, and garner general comments on aspects and issues the Planning Commission should consider in its work.

The commission initiated the work plan by publishing an update on its ongoing work on Front Porch Forum on October 2, 2020. This posting is enclosed. This was also posted in the November issue of Times Ink. A full work plan schedule was posted on Front Porch Forum on October 26, 2020. This posting is also enclosed. Full details on the work plan and the schedule was posted on the Town website, on the [Community Outreach Work Plan page](#). This page is connected to the Planning Commission page on the Town website. In addition, I emailed the work plan schedule to town residents who subscribed to town updates.

Since October 2020, I regularly posted updates and additional information the Community Outreach Work Plan page and Front Porch Forum.

The Community Outreach Work Plan is divided by areas and districts. The Planning Commission would discuss ideas with residents and business owners within a specifically identified sub-area within the village per meeting with the Community Outreach Work Plan on the agenda.

Planning Commission meetings specifically for the Community Outreach Work Plan item were oriented for Town residents to give them time and space to comment. Usually, the Community Outreach Work Plan item was the only item listed in the Planning Commission agenda. The commission allotted 1.5 to 2 hours per Community Outreach Work Plan item.

Currently, the Community Outreach Work Plan has two more meetings:

- February 17th - Discussion to focus on the south end of the village (Bridge St south of the River; Thompson Rd; Farr Rd; the intersection of Cochran Rd and Huntington Rd)
- March 3rd - Discussion to focus on the village residential neighborhoods that are currently within the High Density Residential District (Pleasant St; Church St; Esplanade; Tilden Ave, Baker St; Brown's Ct; Burnett Ct; Lemroy Ct)

Agendas, materials and Zoom meeting materials are posted on the Community Outreach Work Plan webpage.

After the conclusion of the Community Outreach Work Plan next month, the anticipated next stages is as follows:

- Starting Mid-April/May - Discussion on rough drafts of proposed zoning regulations per sub-area within the village. The proposed zoning regulations will incorporate all the public comments raised during the Community Outreach Work Plan. The commission and I will be reaching out to the community for feedback, focus meetings on particular sub-areas and districts, and orient meetings toward the public--as we have for the Community Outreach Work Plan.
- July/August - Discussions on final drafts of proposed zoning regulations per sub-area within the village.
- Final drafts will subsequently be forwarded to the Selectboard for its consideration.

Please don't hesitate to reach out to me if you have any questions.

6:45 PM 4. Approval of Minutes, Warrants and Purchase Orders*

a. Minutes of 9/8/20

6:55 PM 5. Discuss Items for Next Agenda and Adjourn

Time is available at each meeting for public comment.

If you would like to schedule a time with the Commission or need assistance to participate in the meeting, please call

Josh Arneson, Richmond Town Manager at 434-5170 or jarneson@richmondvt.gov

Links to videos of Water and Sewer Commission meetings can be found at <http://mtmansfieldctv.org/>

Documents related to this meeting can be found at: <http://www.richmondvt.gov/documents/water-sewer-commission-meeting-documents/>

*denotes action item

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Town Plan Goals and Zoning Update 2019 - 2021

Ravi Venkataraman • Town Planner, Richmond

Announcement

After the adoption in 2018 of the updated Richmond Town Plan, the Planning Commission turned its attention to updating the Zoning Regulations to bring this document into alignment with the Plan. Many of the goals identified in the current Richmond Zoning Regulations (RZR) and the new Town Plan are the same as they have always been: to maintain Richmond's rural character by supporting small-scale development, agricultural and forested lands; to preserve historic and iconic features of the town; to respect the floodplain of the Winooski River; to "grandfather" existing uses and structures, and to provide safety and secure property value for residents.

New features that have appeared in our social fabric over time have required periodic updates to the RZR. In 2003 a "Wireless Telecommunication Facilities" section was added. In 2015, we added a "Jolina Court Interim Zoning Regulation" to the RZR to deal with the possibility of finally remediating the contaminated Creamery parcel. After extensive negotiation, the developer and the Town were able to agree on a project, and in 2019 the Planning Commission and the Selectboard prepared the final version the "Jolina Court Zoning District" that now appears in the RZR.

New challenges will require new thinking in some areas. It is no longer sufficient for towns to solve only their own problem; town, region and state are all too interconnected. The housing crisis in Chittenden County requires us to think hard about how we can develop additional dwellings to house all current and would-be Vermonters. The recognition of the importance of large areas of contiguous forest land require that we develop ways of protecting "forest blocks." The economic threats to traditional dairy farming in Vermont require that we consider how best to encourage and preserve the open agricultural lands that we prize as a feature of rural character. The increasing importance of Richmond as an outdoor recreation hub will require consideration of our trail and path network. Climate change is forcing us with great urgency to consider how we can use our regulations to reduce the use of fossil fuels in the transportation and home heating sectors.

In addition, it is not clear what commerce will look like over the next 20 years. Even before COVID-19 brought new meaning to the phrase "work from home," commercial real estate was undergoing a radical transformation as retail moved online. Re-envisioning downtowns as service-oriented and gathering spaces rather than purveyors of merchandise; as areas where live/work opportunities and flexibility of building use are required; as spaces where car-oriented facilities yield to pedestrian- and public-transit-oriented facilities as we learn to drive less – this re-envisioning will take an awareness of what others have done and what is possible, massaged with local input and creativity.

Our task is to try to navigate between sometimes conflicting mandates. Between those who like things just the way they are, and those for whom things as they are just don't work at all. With this challenge in mind, here is a brief list of some specific goals we are pursuing:

- Keep Richmond's village atmosphere while welcoming change and growth
- Protect village neighborhoods
- Increase flexibility for village properties on the main streets by providing more opportunities for multifamily housing and commercial activity
- Increase on-farm commercial opportunities in the agricultural/residential
- Increase housing density within walking distance of the downtown and in clustered developments outside the village that could eventually be served by public or group transportation
- Provide for the continuance of large contiguous tracts of forestland by clustering any housing near existing roadways
- Plan for renewable energy facilities
- Protect the historic appearance of the area around the Round Church

- Continue to prohibit development in the floodplain
- Support the development of Richmond as an outdoor recreation hub
- Consider whether / how to regulate short-term rentals (like Air B&B)
- Determine the exact features of buildings that constitute "character of the neighborhood" to make DRB review of projects more straightforward

We will be looking for your input as we consider these issues and others. We will try to be somewhat specific about areas and issues that will be covered in a Planning Commission meeting so you can budget your limited time for the meetings that interest you the most. You can also email your thoughts to Ravi, our town planner at rvenkataraman@richmondvt.gov.

[Email Author](#)
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Now Open Kalm Skincare in Richmond

Megan Cole, Kalm Skincare • West Main Street Suite #1, Richmond

Announcement

Hello neighbors, clients and friends.

Happy Autumn! With the crisp air and the leaves changing, it's the perfect time to Relax and Rediscover your inner beauty with a KALM SKINCARE treatment.

I am so happy to announce that after being closed due to COVID-19 for many months KALM SKINCARE is now open and I am accepting appointments. I just want to say thank you to everyone for reaching out and supporting me and my small business. I definitely am grateful to live in such a wonderful community. With being a mother of teenagers, my hours are limited due to their remote school learning. I know that everyone can relate to this and we are all adjusting to the new world we are living in. With that being said if you visit my website under the tab COVID-19, you will find all of the precautions that I am taking to stay safe and to keep the community safe. Feel free to reach out with any questions. I am happy to answer them. I look forward to helping you discover your Kalm today!

Please visit my website at www.kalmskin.com

And my social media pages:

Facebook & Instagram . Click the two separate links below to like and follow Kalm Skincare today :)

<https://m.facebook.com/KALM-Skincare-411811066214334/?tsid=0.8824160339080157&source=result>

<https://www.instagram.com/kalmskincare/?hl=en>

Warmly,

~Meg

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Halloween on the Green 2020

Andrew French • Lawrence Rd, Richmond

Event

When: Oct 31, 2020, 1:00 PM to 6:00 PM

We have been working hard to plan a socially-distant Trick-or-Treat event on Volunteer's Green this Halloween! This post is intended to inform and also ask for help. We need volunteers to make this happen, and we have some sign up forms (links) at the bottom of this post.

Assuming we get enough interest, here's what we're envisioning for the event:

This will be a free, outdoor organized event for Trick-or-Treaters of all ages to enjoy, that will be a safe alternative to going house to house this year. We will be observing all Coronavirus precautions, and are hoping to have many fun things to do, such as:

- Trick or Treat Area – Local businesses and families will decorate pop-up tents and tables in designated areas, and have candy/treats for all. This will be a one-way aisle like the Farmer's Market, with booths spaced out and Trick-or-Treater groups/families spaced out on entry.

Marcia Levison, Richmond Food Shelf And Thrift Store • Bridge St, Richmond**Announcement**

The Richmond Food Shelf is opening the Thrift Store on November 3!

Due to the size of the space, only 1 person every 30 minutes will be shopping.

Please go to our website: richmondfoodshelfvt.org

Click on the "make appointment" link and follow the directions.

Please read the list of guidelines under "Show More"

A huge thank you to John Haddon of Resting Lion Studio in Huntington for his expertise in setting up the website for appointments.

We are now accepting food and clothing donations. Thank you all for your patience as we try out this next piece, we look forward to seeing you!

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Richmond Planning Commission - Tell Us What You Think!

Ravi Venkataraman • Town Planner, Richmond

Announcement

Greetings,

To follow-up to our recent FPF post about our work updating the Zoning Ordinance (which can be found here:

<http://www.richmondvt.gov/wp-content/uploads/2014/03/Town-Plan-Goals-and-the-Zoning-Update-2019-2021-version-2.pdf>),

the Richmond Planning Commission members are now bringing you a schedule of the topics that will be covered during our next few meetings (via Zoom). We plan to start with the Village districts and then move on to the Gateway, High-Density Residential, Agricultural/Residential, Commercial/Industrial, and Mobile Home Park Districts. We also aim to develop our renewable energy and forest protection sections and revise related existing policies.

We invite you to attend an upcoming Planning Commission meeting, hear how we are thinking about implementing our new and renewed Town Plan goals (the 2018 Town Plan is available here: <http://www.richmondvt.gov/documents/2018-town-plan/>), and give us your thoughts about the proposals for the different districts. This is a preliminary discussion for input-gathering purposes.

November 4th-- current Residential/Commercial District (E.Main St; Bridge St from the railroad to the Winooski River). Join Zoom Meeting: <https://us02web.zoom.us/j/88419874605>, Meeting ID: 884 1987 4605, Call in: (929) 205-6099

December 2nd – proposed expansion of the Residential/Commercial District (W. Main St; Jericho Rd from the 4-corners to School St; Depot St). Join Zoom Meeting: <https://us02web.zoom.us/j/88419874605>, Meeting ID: 884 1987 4605, Call in (929) 205-6099

January 6th – village residential neighborhoods, currently High Density Residential District (Pleasant St; Church St; Esplanade; Tilden Ave, Baker St; Brown's Ct; Burnett Ct; Lemroy Ct). Join Zoom Meeting: <https://us02web.zoom.us/j/88419874605>, Meeting ID: 884 1987 4605, Call in: (929) 205-6099

February 3rd – village commercial areas (Railroad St, Round Church Corners Complex). Join Zoom Meeting: <https://us02web.zoom.us/j/88419874605>, Meeting ID: 884 1987 4605, Call in: (929) 205-6099

February 17th – south end of the village (Bridge St south of the River; Thompson Rd; Farr Rd; the intersection of Cochran Rd and Huntington Rd). Join Zoom Meeting: <https://us02web.zoom.us/j/83379408426>, Meeting ID: 833 7940 8426, Call in: (929) 205-6099

During these meetings, we will be discussing how to implement the Town Plan goals within the Village, including:

- Increasing the housing density in the village while maintaining the current village look
- Easing restrictions on creation of accessory dwellings
- Allowing flexibility in terms of building use (residential, compatible commercial, live/work) to provide more viable options to property owners in a changing market
- Maintaining the traditional settlement pattern by encouraging commercial activity, mixed-use and multifamily housing on the main roads, and a variety of residential options on the smaller streets
- Simplifying permitting for residential uses and compatible commercial uses to increase affordability
- Insuring walkability and safe biking options

Additional information on the Planning Commission's work plan, updates, and upcoming meeting materials is available on the Town website: <http://www.richmondvt.gov/boards-minutes/planning-commission/planning-commission-community-outreach/>

If you're unable to attend the meetings but would like to provide feedback, you can provide your comments via this Google Form: <https://forms.gle/F7ryRqkkzMtceSjz5>. All comments will be forwarded to the Planning Commission every week.

If you have any questions, please contact Town Planner Ravi Venkataraman at rvenkataraman@richmondvt.gov.

Thank you!

Email Author

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Richmond Climate Action Committee Meeting

Francine Pomerantz • Old Farm Rd, Richmond

The Richmond Climate Action Committee (RCAC) is a group of local citizens who meet monthly to promote and take action on climate change on a local level. If you would like to get involved or find out what we are working on in our community feel free to join us this Thursday evening, October 29th at 7 pm via Zoom. Please email me for Zoom invitation.

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Richmond Forum



Issue No. 4324 • Oct 26, 2020

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Help your Forum

Connecting with neighbors is more needed than ever.

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Community Calendar

Virtual Presentation of Spring Bulbs

Feb 12, 2021, 1:30 PM to 2:30 PM

Small Business Pop-Up

Feb 14, 2021, 2:00 PM to 8:00 PM

Richmond Candidate's Forum Feb. 15

Feb 15, 2021, 6:30 PM to 7:30 PM

See More Events

Add Event

Richmond FPF

 Launched Aug 9, 2006

• 2044 Members