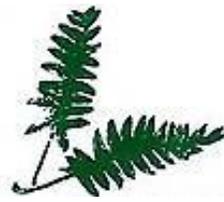


# Town of Dorset, Vermont



Dorset Town Offices:  
PO Box 715  
112 Mad Tom Road  
East Dorset, VT 05253

Dorset Town Manager's Office:  
Phone: 802-362-4571 x 3  
Fax: 802-362-5156  
Email: [townmanager@gmail.com](mailto:townmanager@gmail.com)  
Website: [www.dorsetvt.org](http://www.dorsetvt.org)

=====  
*Chartered 1761*  
=====

## **Town of Dorset Planning Commission November 7, 2017**

Members Present: Brooks Addington (Chairman), Gay Squire (Vice Chairperson), Carter Rawson, Scott Thompson, Adam Danaher, Charlie Wise, Dick Coss

Members Absent: Brent Herrmann, Kit Wallace

Also Present: Tyler Yandow (Zoning Administrator), Robert Menson, Joan Menson, Brian Pinsonault (VTrans)

B. Addington, Chairman, opened the meeting at 7:05 p.m.

### **Chair to Note Any Changes in Agenda**

B. Addington noted that discussion of recreational access to the Dorset Marsh has been added to the Other Business item.

### **Disclosure of Any Conflicts of Interest**

None

### **Have Board Members Introduce Themselves. Invite Other Attendees to Do the Same and State Why They Are Attending**

### **Ask if Anyone Other Than the Secretary Intends to Make an Audio or Video Recording of the Meeting**

### **Approve Minutes of October 3, 2017**

C. Rawson moved and D. Coss seconded to approve the October 3, 2017 minutes as presented. Motion carried 6-0 (B. Addington abstained).

### **Report from the Zoning Administrator**

T. Yandow's report covered:

- Energy & Transportation Plan ~ the Board was emailed a copy of the draft plan. This draft will go through more revisions before being finalized and presented to the PC. S. Thompson asked if there was

a way to incentivize people to build smaller houses because even if a large house is rated the same as a small house, the smaller house is still going to be more efficient.

- ZBA ~ the Board approved the HN Williams application and B. Brownlee is pursuing his other permits.
- Sign Ordinance – no further information received
- Noise Ordinance – has been tabled by the Select Board
- Permits – eight permits issued (9/27 to 10/31/17)

### **Report from Representative to BCRC**

No report submitted.

### **Report from the Design Review Board**

No report submitted.

### **Bylaw Discussion ~ Helipads/Restricted Landing Areas ~ Brian Pinsonault**

B. Pinsonault introduced himself stating that he works for the Vermont Department of Transportation ~ Aviation Division as an Airport Specialist. A document listing the seven-step application process of Vermont Agency of Transportation's Restricted Landing Area (RLA) was handed out by B. Pinsonault. B. Pinsonault shared his understanding of the Dorset Hollow application previously discussed by the Board saying that the applicant had submitted a valid plan to the State.

In answering questions submitted to B. Pinsonault by email, he noted that the relevant statutes and requirements can be found at:

- Vermont State Statute: Title 5 ~ Aeronautics & Surface Transportation Generally, Chapter 013~Operation of Aircraft, §403 and §421
- FAA requirements: 14 CFR, Part 91

Discussion ensued regarding air traffic control, communications, Transportation Board hearings, length of time for helicopter landings & take-offs, and hobby aircrafts. B. Pinsonault noted that helipads are usually high-end and used by people hiring chauffeured flight services.

B. Pinsonault did not see an increased trend in drone operation, but the FAA does have rules to govern drones and they have to be registered if they weigh more than half a pound. B. Addington suggested that the Town be pro-active in scouting good locations for medical landing areas and reaching out to Dartmouth to coordinate local areas.

C. Rawson felt that it was not imperative to create a helipad policy, but if it was necessary, then to focus on the Restricted Landing Area (RLA). G. Squire expressed that she would like to be pro-active, as it was harder to rectify a

situation once it exists and was concerned with noise. D. Wise commented that it was an unpredictable thing to do a policy when you don't have enough information. B. Addington said that there was no basis to make decisions or rules on something they know nothing about and there did not seem to be any need at this point. The Board could always discuss and review a helipad policy again. He felt it was very important to review medical landing areas and offer support for this. C. Wise felt that the PC could assign restrictions at any point needed and S. Thompson agreed. It was the consensus of the PC Board not to pursue enacting a policy for helipads/restricted landing areas (RLA) as they determined that there was not clear enough usage trends or stated demand for helipads/RLA's for this body to define restrictions at this time.

T. Yandow is to contact Dartmouth regarding medical landing areas.

### **Bylaw Discussion ~ Formula Based Business**

Discussion was tabled for a future agenda.

### **Other Business ~ Recreational Access to Dorset Marsh**

B. Addington introduced the idea of the PC spearheading a project for recreational access to the Dorset Marsh (walking, bird watching, educational, biking, etc.) using public and private funding. The Board members were agreeable to looking into this project. A feasibility study would be needed and T. Yandow will draft a hypothetical map for discussion. Discussion ensued regarding access and funding. B. Addington suggesting asking R. Gaiotti to include funding in the PC's budget for this project for the SB to consider.

### **Public Comments Taken**

J. Menson noted that she admired the PC Board's enthusiasm regarding the marsh project, but cautioned that there would be many steps to get there. The DCRG used to sponsor school hiking trips along the marsh with a marsh specialist who would identify the wildlife and plants. The access used for these trips is no longer available as the new land owners are unwilling to accommodate the field trips. J. Menson did not believe there is any other access points and has maps of the marsh. She stated that the marsh is a treasure trove of nature. B. Addington commented that the Board would want to enhance the marsh and not ruin anything.

### **Poll Members for Attendance at Next Month's Meeting**

C. Rawson noted he will not be able to attend the December 5, 2017 PC meeting.

### **Adjournment**

D. Coss moved and C. Wise seconded to adjourn the meeting at 8:45 p.m.

Respectfully submitted,

Nancy Aversano

Town of Dorset ~ Planning Commission

Date 11/7/17

Regular Meeting

Special Meeting

(Please Print)

Testifying

Name	Address	Representing	(Yes or No)
ROBERT MENSON	1131 ROUTE 30	SELF	NO
JOAN MENSON	"	"	?
Brian Pinsonage	133 Elm Street, Wallingford, VT	VTRANS	NO
Tyler Tarrow	120 DORSET HOLLOW	TOWN	YES.