

**Planning and Development Committee  
Minutes of December 15, 2010  
6:00 PM  
Hampden Council Chambers - Town Office**

<b>Attendees:</b>	Janet Hughes, Chair Matt Arnett Jean Lawlis William Shakespeare Tom Brann Kristen Hornbrook	<b>Guests:</b>		<b>Staff:</b> Robert Osborne Dean Bennett
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**1. Approval of November 17<sup>th</sup> and December 1<sup>st</sup> Minutes**

Approved by Majority

**2. Board Applications**

None

**3. Old Business**

**a. Implementation Program Update**

Committee discussed a new ordinance structure, process, performance standards, utilization of consultants and staff and the efficiencies to be gained with a coordinated approach to drafting of the ordinances. Director of Community and Economic Development (CED) suggested that staff and a consultant prepare the draft ordinances under the direction and approval of a policy committee. CED further suggested that the community utilize Randall Arendt's expertise to review and comment on draft ordinances and present educational workshops on conservation design. The consensus of the committee was to continue a relationship with Randall Arendt and consider an initial appropriation of contractual hours to begin ordinance development. CED will provide Comprehensive Plan Implementation Committee with a proposed approach to ordinance development at a future meeting.

**4. New Business:**

**a. Zoning Issues Requiring Immediate Attention**

Director of Community and Economic Development (CED) explained to the committee that a number of items have been brought to his attention that are creating the potential for inconsistent ordinance interpretation due to internal conflict within the existing land use regulations. CED requested of Committee the directive for staff to work on these identified items and present them at a future meeting along with recommendation for correction. Committee supported the request.

**5. Public Comments:**

None

**6. Committee Member Comments**

Committee members asked of Town Planner to research and provide answer to two questions:

What is the town's obligation under the current ordinance provisions?

To what extent can we place requirements on them to perhaps the extent of not allowing them in the community?

Planner will research and report back to Committee at future meeting.

**7. Meeting Adjourned at 8:30 pm.**