

ACRPC News

January 2002



January's Hearing and Vote on Plan Amendments

The Addison County Regional Planning Commission has completed several updates to the Regional Plan and is initiating the process to adopt those amendments and then readopt the entire plan.

Three sections of the plan have been amended. The Population and Housing section of the plan has been completely revised. The Introduction has been updated to reflect the work of the commission since 1994. The Consistency section has undergone slight editing to reflect changes in the plan since 1994 and to keep the plan internally consistent.

State statute outlines the process for amendment or adoption of a regional plan. Two public hearings are required.

The final hearing is scheduled for 7:15 p.m., prior to the Full Commission meeting on January 9, to be held at Middlebury College's Kenyon Lounge.

A vote on the plan amendments and readoption is tentatively scheduled for the January 9 Full Commission meeting, pending any comments received at the hearings.

The plan or amendments must be adopted by not less than a **60 percent vote** of the commissioners representing a majority of the municipalities. This means that **23 votes, from commissioners representing 11 municipalities**, are required to pass an amendment or readopt the plan. A vote to readopt would extend the life of the plan through 2006.

If it is approved, the plan is then immediately submitted to the municipal legislative bodies of the region. The plan or amendment takes effect within 35 days of adoption unless a majority of the region's municipal legislative bodies veto it.

The plan was mailed out to all commission members and to municipalities with November's monthly mailing. The plan sections are also available for review at the ACRPC office or online (http://www.acrpc.org/pages/publications/reg_plan.htm).

Please feel free to contact either Brandy Saxton (bsaxton@sover.net) or Adam Lougee (alougee@sover.net) with any questions or concerns (388-3141).



January

Calendar

February

- 2 7:30 p.m. Natural Resources Committee Meeting. ACRPC Office.
- 9 7:15 p.m. Regional Plan Amendment Public Hearing. Kenyon Lounge Middlebury College.
- 9 7:45 p.m. Full Commission Meeting. Kenyon Lounge Middlebury College.
- 16 7:00 p.m. Transportation Advisory Committee Meeting. ACRPC Office.
- 30 7:00 p.m. Executive Board Meeting. ACRPC Office.

- 1 Recreation Trails Grant Deadline
- 13 7:30 p.m. Full Commission Meeting. Location TBA.
- 20 7:00 p.m. Transportation Advisory Committee Meeting. ACRPC Office.
- 27 7:00 p.m. Executive Board Meeting. ACRPC Office.

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Addison County Regional
Planning Commission

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Recreation Trail Grants

The VT Department of Forests, Parks & Recreation Recreation Trails Grant Program applications are due on **February 1**. Municipalities and nonprofits are eligible to apply.

These grants can be used for maintenance of existing trails, restoration of areas damaged by use, development of trail-side and trail-head facilities, providing trail access to people with disabilities, construction of new trails, trail-related maps and educational materials, trail protection, and the purchase of hand tools for trail work.

For more information contact Sherry Smecker at FPR (802-241-3690 or ssmecker@fpr.anr.state.vt.us) or Brandy Saxton at the ACRPC office (388-3141 or bsaxton@sover.net). Applications are available online at <http://www.state.vt.us/anr/fpr/recreation/index.htm>.

Median Sale Values 2001

	R1	#	R2	#	R1 & R2	#
Addison	\$ 125,900	15	\$ 191,000	9	\$ 154,500	24
Bridport	\$ 140,325	6	\$ 166,250	4	\$ 140,325	10
Bristol	\$ 132,500	22	\$ 175,000	3	\$ 132,500	25
Cornwall	\$ 132,000	13	\$ 360,686	11	\$ 191,202	24
Ferrisburgh	\$ 177,450	20	\$ 184,500	10	\$ 177,450	30
Goshen	\$ 95,000	1	-	-	\$ 95,000	1
Leicester	\$ 132,500	8	\$ 280,000	1	\$ 134,000	9
Lincoln	\$ 117,000	5	\$ 235,000	3	\$ 143,250	8
Middlebury	\$ 119,500	81	\$ 211,000	3	\$ 119,750	84
Monkton	\$ 153,450	14	\$ 169,900	7	\$ 163,900	21
New Haven	\$ 118,750	4	\$ 193,000	9	\$ 150,000	13
Orwell	\$ 60,500	12	\$ 147,500	10	\$ 88,000	22
Panton	\$ 100,000	5	\$ 180,000	5	\$ 118,325	10
Ripton	\$ 105,500	6	-	-	\$ 105,500	6
Salisbury	\$ 96,000	11	\$ 247,500	3	\$ 96,950	14
Shoreham	\$ 144,000	8	\$ 97,000	3	\$ 143,000	11
Starksboro	\$ 121,500	11	\$ 147,500	6	\$ 132,000	17
Vergennes	\$ 111,000	47	-	-	\$ 111,000	47
Waltham	-	-	\$ 120,000	3	\$ 120,000	3
Weybridge	\$ 148,000	7	\$ 194,000	5	\$ 169,050	12
Whiting	\$ 162,500	2	\$ 84,000	3	\$ 106,000	5
Region	\$ 120,000	298	\$ 182,550	98	\$ 130,000	396

Source: VT Property Transfer Records, VT Department of Taxes. Note: R1 is a primary residence on 6 acres or less and R2 is a primary residence on more than 6 acres. Mobile and vacation homes are not included. # indicates the number of sales in each category. Includes all records processed through December 21.

In 2001, residential sale prices were higher than in 2000 and the number of sales was lower. The median residential sale price rose from \$120,000 to \$130,000. While the median value of a R2 residence rose only slightly, the R1 value increased more significantly.

The Towns of Addison, Orwell and Panton experienced higher numbers of residential sales. Bristol, Leicester, Middlebury and Salisbury saw fewer sales. Median sale prices rose in most communities throughout the region.

2002 Municipal Planning Grant Awards

The Vermont Department of Housing and Community Affairs awarded nearly \$55,000 to six Addison Region municipalities in Municipal Planning Grant funds for 2002.

Bridport will receive \$5,500 to utilize the build-out software program developed at ACRPC and to continue the process of revising their zoning regulations, begun with planning grant support in 2000.

Bridport will be the fifth town in the region to use the build-out program, which allows communities to analyze the potential effects of zoning changes on the total number of possible residential lots.

DHCA awarded Ferrisburgh \$12,150 to do a complete review and update of their zoning and subdivision regulations. Ferrisburgh is continuing work that began with a thorough rewrite of its town plan, adopted in October 2000.

Leicester undertook a planning grant project last year that led to the collection of information for their town plan and that included a build-out component. This year, Leicester received \$10,000 to complete the update to their plan.

Orwell has been working for the past year to update and readopt their plan, which they did in September 2001. With the \$8,150 DHCA awarded it, Orwell will continue to revise the plan, as well as update zoning and subdivisions regulations to support changes to the plan.

Vergennes received \$10,000 to revise and update its municipal plan, which is set to expire in November 2002. Vergennes plans to incorporate recent activities like the newly established Design Review Board and the Downtown and Scenic Byways designations into its city plan.

Whiting also completed an update to its plan this fall. DHCA awarded the town \$8,500 to update zoning and subdivision regulations taking into consideration the anticipated changes in the on-site septic regulations.

Municipal planning grants of up to \$15,000 have been available in recent years to municipalities with current, regionally approved plans. Planning grants are usually due in October and communities have around 18 months to complete their projects.

Since 2000, communities in the Addison Region have been awarded nearly \$163,000 and 13 municipalities have received at least one award.

For further information, call Adam Lougee or Brandy Saxton at the Addison County Regional Planning Commission, (802) 388-3141.