

For the Week Ending April 15, 2016

Upcoming Town meetings:

- Colchester Conservation Commission, Monday April 18th at 7:00 PM at Bayside Activity Center
- Planning Commission, Tuesday, April 19th at 7:00 PM at the Kirker Room, Colchester Police Dept. (See upcoming events)
- Selectboard, Tuesday, April 26th at 6:30 PM at the Town Meeting Hall, Main Street

Upcoming events:

- On the Bay Public Forum: Proposed Lakeshore Zoning discussion. 7:00 PM Tuesday, April 19th, in the Kirker Room at the Colchester Police Dept.
- Green Up Day on May 7th, Lions Club BBQ at Colchester Town Offices
- Touch A Truck Day on May 7th, CHS

Notices:

- Dog Licenses Due at Town Clerks office
- No passport applications or processing on Wednesdays.
- **New!** Residents seeking **burn permits** may now apply for them on our website: <http://colchestervt.gov/FormCenter/Police-8/Burn-Permit-49>

Notify Me: Subscribe to Town news that matters to you most. Visit www.colchestervt.gov and click on the Notify Me icon, enter your email address, and select which updates you want to receive. You'll receive an email when something important is posted.

While by no means a total representation of all the work performed by the Town, the following highlights some Departments' activities:

Town Manager's Office

Dawn H. Francis, Town Manager

There has recently been discussion in the community about the Severance Corner's Growth Center and the Town's interest in maintaining this State designation. Why is a Growth Center designation important for the community?

- Provides a competitive advantage to our community to attract private and public investment and grand list growth as there is only one other new town center in the State.
- Growth centers are exempt from Act 250 permitting, thereby saving developers' time and money making it more desirable and affordable to develop in future.

For further information or comment, please call Linda Gustainis at 802.264.5509

- It is one of the few areas in Town served by public transit and municipal water and sewer in a very geographically disperse town. It is a cross roads for Routes 7/2 going to Essex, Milton, Winooski and provides the primary access from I-89 to Malletts Bay - a historic waterfront/tourist area (which is not served by sewer).
- There are few tracts left in Chittenden County that are as well served by location, infrastructure and flexible, mixed use zoning with minimal environmental constraints or neighbor concerns.
- Public and private investment made in infrastructure has created jobs and mixed uses that serve community - professional and personal services, day care, restaurant, etc.

We will continue to work with the landowners to encourage development and market this area so as to attract interest and vitality to the center while also **protecting the taxpayers' interests.**

Economic Development Department Kathi Walker O'Reilly, Director

The Severance Corners Growth Center is one of the only tools we have in our economic development toolbox to incentivize business to locate here. It is home to numerous businesses serving the community, a high density mix of student housing, affordable and market rate housing as well as approximately 50 jobs and many more temporary, construction related jobs that have been created.

Severance Corners Facts:

There are 195 existing residential units on-site, with a total bedroom count at 330. Sixty two condos have been sold and/or are currently being marketed at 'affordable' qualifying rates.

- Landowner currently has permits for another 43 residential units, 65 inn/hotel rooms and two 8,500+/- sf commercial buildings.
- Many of the buildings are mixed use, providing residential units on the top floors and commercial space on the ground floor.
- Faculty, Staff and Students with the Albany College of Pharmacy and Health Sciences have apartments and programs with an exclusive marketing agreement.
- 16 different commercial entities, employing at least 45 people, including the following:
 - Legal, Environmental Consulting, and Medical Specialist and other professional offices (9)
 - Public buildings - restaurant with meeting room, day care center, early childhood education facility, hair salon (4)
 - A physical therapy facility open to the public (1)

- A dance academy open to the public (1)
- A community newspaper office providing papers to 3 different communities (1)
- The Sales/Leasing Office and the Town Information Center (1)
- Public and preserved open spaces including a Town Green, Gazebo, sliding hill, walking paths/sidewalks and playgrounds
- Sidewalks, paths and bikepaths (existing and planned)
- Underground parking thereby reducing impervious surfaces

By virtue of its definition, Growth Center, the Town and State should encourage this type of concentrated, smart growth in Severance Corners, rather than in a green field in a more rural area. Given market conditions and the changing retail landscape in more urban environments (University Mall, Burlington Town Center), it will take some time for this area to build out.

For more information about the Economic Development Office, please visit <http://www.colchestervt.gov/econdev> or call (802) 264-5508.

Planning and Zoning Department
Sarah Hadd, Director

The Colchester Planning and Zoning Department reports the following for the week of April 11, 2016:

- The Colchester Development Review Board will meet on April 27th to review the following applications:
 - 1) Conditional use application of HVL VT, LLC and Michelle Ambrosino for the enlargement of a residence in the Shoreland District at 2117 Colchester Point Road, Tax Map 31, Parcel 5, Unit 47;
 - 2) Conditional use application of Christopher and Meredith Plumpton for a 7 ft. high fence at 72 Marcou Lane, Tax Map 16, Parcel 12-3;
 - 3) Site plan application of Peter Handy for changes to a previously approved outdoor lighting plan including the addition of soffit lights, LED light strips, and bollard lights at 179 Porters Point Road, Tax Map 41, Parcel 6-2;
 - 4) Sketch plan application of R.E.M. Development Company, LLC for a nine (9) lot Planned Unit Development subdivision of a 59.87 acre parcel resulting in seven new single family dwellings and four multi-family dwellings on Bay Road and Roosevelt Highway, Tax Map 8, Parcel 21;
 - 5) Sketch plan application of Richard Blum and NLB Constriction, LLC for a four (4) unit Planned Unit Development on a 1.9 acre parcel resulting in the removal of existing single family residence and the construction of two (2) duplex units at 2825 Malletts Bay Avenue, Tax Map 28, Parcel 79;

6) Sketch plan of Richard and Anita Dayvie for a conventional 2 lot residential subdivision of a 29.0 acre parcel zoned R10 resulting in two new single family dwellings at 2869 Middle Road, Tax Map 14, Parcel 4-1.

- The Planning Commission will hold a public forum on the proposed zoning for the Malletts Bay Initiative at its upcoming April 19th meeting. Information on the draft can be found online at: www.tinyurl.com/mallettsbayvt. Comments can be e-mailed to pzinfo@colchestervt.gov or mailed to the Commission care of the Town Offices. If you would like to receive notice of these events, please click on the Notify Me tool on the Town's website.

For more information about the Planning and Zoning Department, please visit <http://colchestervt.gov/planningz> or call (802) 264-5600.