

**Windham Village District Zoning Sub-Committee
Meeting Minutes
Monday June 11, 2012
FINAL**

Present:

Glenn Greenwood
Laura Scott
Elizabeth Wood
Sy Wrenn
Chris Nickerson
Kristi St. Laurent
Bev Donovan
Chris McCarthy
Tracey Partington
Karl Dubay

Meeting Opened: 5:15

1) Organization

- a. Contact Information:
 - i. A review of the contract information sheet was conducted and amendments made
 - ii. Elizabeth Wood noted Paul Gosselin will no longer serve on the Committee
- b. Election of Officers:
 - i. Sy Wrenn was nominated by Karl Dubay for the role of Chairman
 1. Seconded by Kristi St. Laurent
 2. Motion Passed 6-0-1 (Wrenn – Abstain)
 - ii. Kristi St. Laurent was nominated by Sy Wrenn for the role of Vice Chair
 1. Seconded by Chris McCarthy
 2. Motion Passed 6-0-1 (St. Laurent – Abstain)
 - iii. Chris Nickerson was nominated by Sy Wrenn for the role of Secretary
 1. Seconded by Chris McCarthy
 2. Motion Passed 6-0-1 (Nickerson– Abstain)
- c. Meeting Schedule
 - i. Monday evenings at 5:00 on a twice monthly basis were established as a convenient meeting time
 - ii. Next meeting: 5:00 Monday June 25, Location TBD
 - iii. Tentative future meeting times are: 5:00 Monday: June 9, July 23, August 8

2) Review of “Rural Oasis” Recommendations

- a. Glenn Greenwood & Laura Scott gave a brief explanation of the corridor study report & presented maps showing the area for discussion

- b. Laura Scott reviewed the differences between the:
 - i. “Village Center” – outlined in the Corridor Study Report and
 - ii. “Village Center District Zoning” – as defined in Windham Zoning Ordinance
 - iii. Further Discussion on the committee established that the “Village Center” is best described as a destination for commerce or other activities, while the “Village Center District Zoning” exists to promote the destination and could be implemented as an overlay district for the Route 111 Corridor

3) Discussion of the 1st Steps of the Project

- a. Committee Members established the “Village Center” area for discussion purposed to be generally along the Route 111 Corridor stretching:
 - i. N-S Between Windham Country Club & Cobbetts Pond
 - ii. E-W Between I-93 & London Bridge Road
- b. Committee Members expressed the need to obtain as much accurate technical information as possible to effectively implement a zoning strategy. The following information was suggested:
 - i. Glenn Greenwood suggested compiling a natural resources overlay map within the area for discussion
 - ii. Karl Dubay offered additional technical information in his files and established a protocol to send the materials to Glenn and correspondingly CC Elizabeth Wood
 - iii. Discussion ensued regarding information available from the Town’s GIS system, and using this information as a base for discussion to be supplemented with committee members individual knowledge of the area
 - iv. Chris McCarthy emphasized the need to review traffic patterns and establish a protocol or plan for traffic management, a road network, and improvements within the area
 - v. Kristi St. Laurent suggested using the findings from the existing Economic Development Committee study to determine what businesses or attractions would make the area a “destination”
 - vi. Chris Nickerson suggested the committee review the needs for community water and/or sewer systems within the area, as it is outlined in the corridor report as a major hurdle to overcome for restaurants or other development.
 - vii. Karl Dubay suggested reviewing the available historic resources lists. It was noted that many of the lists or studies available are presently out of date.

4) A review of the meeting was conducted

5) Sy Wrenn Motioned to adjourn at 6:30

- a. Seconded by Kristi St. Laurent
- b. Motion Passed 7-0-0