**Form Based Code Committee**

**Meeting Minutes**

**January 28th, 2015**

**DRAFT**

Committee members in attendance: Jollie Parker, Kyle Nuse, Glenn Callahan, Scott Meyer, Ingrid Nuse, Walter Pomroy, Mark Nielsen, Kylie Hill.

Other attendees: Charles Gallanter, Paul Dreher, Abby Mattera, Lea Kilvadyova

As the first order of business, the group discussed upcoming scheduling for public presentations and committee meetings. Lea said that while it is not possible to warn an article at Town Meeting with regard to code adoption, an article can be warned that will allow the Committee to present their work. Paul suggested that it would be best if Committee members made the presentation at Town Meeting. He said that he will help the presenters prepare.

In terms of the scheduling of Committee meetings, there are four weeks left to Town Meeting which means that, if the Committee meets on a bi-weekly basis, two meetings can be held. Paul said he is available to meet more frequently, should the Committee wish. Walter said that two meetings are fine. The dates to meet could be on Feb 11th and Feb 25th. Walter said that the Committee has been invited by the Planning Commission to present at their meeting. This meeting will be on Feb 10th. Lea explained that the Planning Commission is revising development plans for the Town and the Village. As part of this work, they will be discussing projections for future land use. As form based code discusses land use as well, the Planning Commission and the Form Based Code Committee need to coordinate. Walter said while the Town Plan does not have the weight of law like a zoning ordinance would, it can encompass some of the vision presented by form based code. Mark Nielsen and Scott Meyer volunteered to meet with the Planning Commission.

Next, the group talked about whether or not the code should regulate building materials. Paul said that one way to do this would be to make a brief list of materials that we would not like to see used in Johnson. He also said that the materials do not have to be regulated. Newport, for example, chose to not regulate. Charles Gallanter said that he wouldn’t want to live in a town where everything is the same. He also said that he does not want to pre-censor art. Walter said that as long as a building looks like it fits in a traditional New England village, he does not care about materials or building uses. Ingrid said that in the town that has actively resisted zoning, we should probably minimize restrictions. She thought that creativity is important because it makes a community unique and charming, and moving forward with the times too. Mark asked whether, instead of limiting materials, we could write into our code a requirement to maintain the buildings. Kylie added that perhaps there is a way to define on the finish of the building rather than on material.

Following the discussion about materials and uses, Paul showed to the group street cross sections for School Street and Railroad Street. He said he would like to create street typology for the rest of the coded area. He said that the street types will serve as guidelines for when the town decides to redo the streets.

Before the close of the meeting, people divided into small groups and worked on the form based code maps. Paul said that he will collect the maps and report the results at the next meeting.

------------------ Minutes taken by: Lea Kilvadyova