

Planning Commission Meeting Minutes

July 21, 2025

Present: Annie Budrewicz, Jeanne Gervais, James Ozone, Billy Hawkins, Allison (NVDA), Liam (NVDA)

Attending Virtually: Michael Strait, Joel Cope

Annie Budrewicz called the meeting to order at 5:30pm.

Updates to Agenda: None.

Town Plan - Allison and Liam from NVDA: Allison (NVDA) brought draft questions for a planned Brighton Community Survey, which she walked the Planning Commission through. Questions include residency status, housing situation/costs, why they come into Downtown Island Pond (work, shopping, dining, errands, etc.), what businesses do people think Island Pond/Brighton needs, recreation in Island Pond/Brighton, biggest cost drivers, etc. The Commission provided feedback to create more targeted questions. Allison also covered Vision Statements, which survey respondents can respond to (e.g. *Island Pond is a great place to open a business, Island Pond has affordable housing options for families, single-person households, and seniors*).

Survey responses will be completely confidential, and respondents can choose to provide their name and contact information. The Commission will need to gather answers by September. Allison will get the revised version to the Commission by the end of the week. The survey will be available in hardcopy and electronically.

Liam (NVDA) also discussed the future land use map, which was created as a result of Act 181. Part of this is the Village Center Designation, which allows Brighton to be more competitive when applying for grants. Expanding the Village Center boundaries can allow for greater revenue streams for the Town (e.g. Water/Sewer rates). Liam presented the map and asked the Commission to review and provide feedback.

Public Comment: None.

Zoning Board Update - Solar Panels: A property on Cedarwood Drive requested permission to install solar panels (ground-mounted). Joel said that ground-mounted installations only require attention if they are big enough to fall under Act 248. Otherwise, it is just like any other structure. Nick Kittredge should obtain measurements. Annie will follow up with Nick.

Approve Minutes of Previous Meeting: Bill Hawkins moved to approve the minutes of the previous meeting. Seconded by James Ozone. All in favor; motion carried.

Other Business: None.

Adjourn: Jeanne Gervais moved to adjourn at 7:00pm. Seconded by Bill Hawkins. All in favor; motion carried.