

NOTICE OF PUBLIC HEARING – 12/13/2017

Town of Hinesburg - Planning Commission

The Hinesburg Planning Commission will hold a public hearing at the Town Hall on December 13, 2017, at 7:30 pm to receive public comment on proposed changes to the Zoning Regulations (last revised September 12, 2016) and the Subdivision Regulations (last revised May 18, 2015). The purpose is to make a wide variety of revisions based on suggestions for clarification and improvement over the last 8-10 years. The geographic area affected is town-wide.

Copies of the proposed changes, a summary of the changes, as well as a report on how the proposed changes comply with State Statute and the Town Plan, are available on the Town web site (www.hinesburg.org) and at the Planning & Zoning Office at the Town Office located at 10632 Route 116. The Planning & Zoning Office is open 9am to 4pm Monday through Friday. For information please contact the Planning & Zoning Office, 482-2281 ext 225. A list of the affected section headings follows, as required pursuant to Title 24, Chapter 117 V.S.A Section 4444 (b).

Zoning Regulations Sections:

- 2.1 - Permitted Uses
- 2.4 - Area And Dimensional Requirements
- 2.5 - Lot And Structure Requirement
- 2.6 - Corner Parcel
- 2.9 - Village Growth Area Density Bonus/Incentive Options
- 3.2 - Agricultural District
- 3.3 - Rural Residential District
- 3.4 - Rural Residential District
- 3.5 - Village District
- 3.6 - Village Northwest District
- 3.7 - Village Northeast District
- 3.8 - Commercial District
- 3.9 - Residential 1 District
- 3.10 - Residential 2 District
- 3.11 - Industrial District
- 3.12 - Industrial District
- 3.13 - Industrial District
- 3.14 - Industrial District
- 3.15 - Shoreline District
- 4.1 - Application For Zoning Permits
- 4.2 - Authorization To Grant Or Deny Conditional Uses
- 4.3 - Site Plan Approval
- 5.1 - Home Occupations
- 5.2 - Cottage Industries And Larger Home Occupations
- 5.3 - Contractors' Yards; Home Occup Vehicle Repair Services
- 5.4 - Sign Regulations
- 5.5 - Off-Street Parking Standards
- 5.6 - Design Standards For Commercial And Industrial Uses

- 5.7 - Access Requirements
- 5.8 - Customary Accessory Uses
- 5.9 - Accessory Apartments
- 5.10 - Non-Conforming Uses And Non-Complying Structures
- 5.11 - Existing Small Lots
- 5.15 - Conversion Of Camps
- 5.18 - Temporary Uses And Structures
- 5.19 - Mobile Homes And Mobile Home Parks
- 5.20 - Camping Vehicles And Campgrounds
- 5.21 - Inclusionary Zoning
- 5.22 - Village Area Design Standards
- 5.24 - Small Wind Energy Systems
- 5.27 - Stormwater & Erosion Control
- 5.29 – NEW – Outdoor Lighting
- 8.2 - Development Review Board
- 8.4 - Appeals
- 10.1 - Definitions

Subdivision Regulation Sections:

- 2.1 – Zoning Permit Required
- 3.1 – Sketch Plan
- 3.2 – Minor Subdivision
- 3.3 – Major Subdivision
- 4.1 – Preliminary Plat Submission
- 6.6 – Stormwater & Erosion Control
- 6.8 – Sewage Disposal
- 6.10 – Lot Layout
- 6.12 – Design Standards for Rural Areas
- 7.1 – Number of Copies
- 7.7 – Revisions
- 8.3 – Enforcement and Penalties
- Article 9 - Definitions

Notice Date – November 22, 2017