

Montpelier Planning Commission Meeting
April 13, 2026

Subject to review and approval

This public meeting was recorded, and the video will be available for viewing at this link:
<https://www.montpelier-vt.org/1094/CivicClerk>

Present: Maria Arsenlis, Aaron Kisicki, Gabe Lajeunesse, Leah Candland, Sean Linehan, Timothy Sinnott, Rowan Hawthorne, Michael Miller, Meredith Crandall, ORCA Media (recording).

Also in attendance: Peter Kelman, Alan Goldman, Doug Zorzi, Steven Whitaker.

Call to order by the Chair: The meeting was called to order by the Chair, Aaron Kisicki.

Approval of the agenda: Aaron suggested moving up the general business line item on the agenda.

Rowan made a motion to approve the agenda with the changes, Tim seconded. The motion carried.

Consider minutes from March 23, 2026: The minutes were deemed approved by consensus.

Comments from the Commission: There were no comments.

General business (comments from the public about something not on the agenda):
Steven Whitaker asked about the status of the open meeting violation he had filed.

Steven also mentioned that the Planning Commission's duty is to set up a master plan for the Country Club Road project for the developers.

Peter Kelman stated that he likes the guiding principles. He also asked that the phrase "red lining" not be used since it was a phrase used for discrimination. Again, he emphasized how administrative approval should be less restrictive.

Alan Goldman said he liked the guiding principles. He asked that the dialogue remain open.

Aaron addressed Steven's comments about the open meeting violation. He said that Steven had mentioned that minutes hadn't been posted to the city's website since April 2019. Aaron checked and the minutes had been posted, so he didn't comment on Steven's email alleging the violation.

Sean then spoke about the Country Club Road subcommittee that he's been attending.

Tim is the liaison on the Housing Committee. He gave an update that the sprinkler ordinance is going to be brought inline with the state recommendations. There was mention of the steep fees for

development and how city regulations duplicate state regulations, so those duplicates should be eliminated.

Review the introductory liaison form letter to committees/commissions: Maria drafted a letter, introducing the commissioners to other entities in the city. The commissioners didn't have any edits, so it's good to send out.

Regulatory revision process discussion: Aaron asked for ideas on different processes as the regulations get reviewed.

Meredith mentioned that if commissioners need help with the GIS map on the city website, she and Nick Gauthier are available to help.

If commissioners have questions, they can send them to Aaron so they can be added as an agenda item.

Discuss amendments to the regulations based on the commission's guiding principles:

Zoning district consolidation as a potential starting point – It was decided to have the commissioners review the maps and to move this and the next item to the next meeting.

Review staff recommended changes -

Adjournment: Tim made a motion to adjourn, Maria seconded. The motion passed unanimously.

Respectfully submitted,

Tami Furry
Recording Secretary