

MONTPELIER CITY COUNCIL
NOTICE OF PUBLIC HEARING
To Consider Proposed Zoning Revisions
Wednesday December 15, 2010
7:00 p.m.
City Council Chambers, City Hall

A public hearing will be convened to consider amendments to the Montpelier Zoning and Subdivision Regulations. The proposed amendment relates to floodplain development and is required by the National Floodplain Insurance Program (NFIP) because the City of Montpelier participates in the program. The proposed bylaw amendment allows the City of Montpelier to continue meet the minimum requirements of the NFIP.

The specific changes to Sections 202; 203; 309; 716; 901; 906; and 1303 as recommended by the Planning Department, VT Agency of River Management and the Montpelier Planning Commission, are as follows:

- §202. No Zoning Permits Required
 - Revised language to clarify.
- §203. Permits and Approvals Required Prior to Commencement of Development Activities
 - §203.A(3)
 - Revised language to clarify prior approvals.
- §309. Floodplain Development
 - §309.A(3). Purpose and Enabling Language
 - Revised language to clarify.
 - §309.D. Development Requiring Floodplain Approval
 - Language deleted.
 - §309.F. Required Application Materials for a Floodplain Approval.
 - Revised language to clarify.
 - §309.H. Administration and Enforcement
 - Revised language to update and clarify duties.
 - §309.I. Variances
 - Revised language to clarify repercussions for variances.
- §716 Floodplain Development
 - §716.A. Standards for Development in All Flood Hazard Areas.
 - §716. A(1) – (13) – Revised language and standards.
 - §716.B. Standards for Development in "Numbered" Flood Hazard Areas.
 - §716.B(1) – (5) – Revised language to comply with NFIP standards.
 - §716.C. Standards for Development in "Unnumbered" Flood Hazard Areas
 - Deleted.
 - §716.D. Standards for Accessory Structures
 - §716.E. Exempted Activities
 - §716.E(1) – (4) – Revised exempted activities.
- §901. Purpose (Certificate of Compliance Procedures)
 - Clarifying language.
- §903. Certificate of Compliance within the Special Flood Hazard Area

- §903(1) – (4) – Additional procedures for Certificate of Compliance in SFHA.
- §1303 Definition of Terms – new and revised terminology.
 - Development in the Floodplain District
 - Dwelling, Manufactured Home
 - Floodway, Regulatory in City of Montpelier
 - Historic Structure
 - Manufactured, Home
 - Mobile Home
 - Substantial Improvement

The full text of the changes and the complete ordinance is available at the Montpelier City Clerk's Office and the Department of Planning and Community Development, 39 Main Street, City Hall Montpelier, Vermont, 05602, (802) 223-9506. A copy is also available and can be downloaded from the **front page** of the City of Montpelier's website:

<http://www.montpelier-vt.org>

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