

TOWN OF ST. JOHNSBURY

NOTICE OF PUBLIC HEARING

Notice is hereby given to the residents of the Town of St. Johnsbury that the St. Johnsbury Planning Commission will hold a public hearing on Zoom, meeting ID and password are on the Town of St. Johnsbury web page, on **Tuesday, March 15th, 2022, at 6:30 PM**. The hearing will be held for public review of and comment on amendments to the St. Johnsbury Zoning and Subdivision Code of Ordinance (Land Use By-laws) pursuant to Title 24 VSA, Ch. 117 §§ 4441-4444. Full context of the proposed modifications and the Planning Commission's report are available in the Town Clerk's office or online at STJVT.com

1. The following definitions and permitted and conditional uses are proposed to be added to the Zoning and Subdivision Code of Ordinances (zoning bylaws): Article VII Definitions and Article III Zoning District Uses:

a. Self-storage unit: A facility where secured areas in a structure are rented to individuals or businesses for non-hazardous and non-perishable goods; secured areas are not to exceed 3,000 cubic feet. Permitting of self-storage units will be as follows: permitted in Industrial; conditional in Mixed Use, Health Services, and Commercial. Not permitted in all other zones.

b. Freight storage containers: Containers unregistered for transportation use. Examples include box trailers, flatbed trailers, storage boxes, and utility trailers. They may be with or without wheels.

Permitting of freight storage containers will be as follows: permitted in Industrial, RL 1, RL 2.

Conditional in Mixed Use, Commercial, Health Services, Residential Town. Not permitted in any other zone.

c. Pet services: Establishments primarily engaged in providing pet care services (except veterinary). Examples include animal grooming services, pet sitting, kennels or pet boarding, animal shelters, dog pounds, guard-dog training services, guide-dog training services, and pet obedience training services. Permitting of pet services will be as follows: Not permitted in Conservation, Residential A. Conditional use in other zones.

d. Veterinary services: Establishments of licensed veterinary practitioners primarily engaged in the practice of veterinary medicine, dentistry or surgery for animals, and establishments primarily engaged in providing testing services for licensed veterinary practitioners. Examples include animal hospitals, veterinary clinics, veterinarian's offices, and veterinary testing laboratories. Permitting of veterinary services will be as follows: Not permitted in Residential A, Residential B. Conditional in other zones.

2. Add special uses Section 443 to describe specific uses for freight storage containers.

Section 443: Freight Storage Containers.

A limit of one freight storage container may be parked on an owner's property provided that:

a. It is not in Residential Zone A or B, it is not in the Design Control District.

b. It does not exceed 55 feet long.

c. A temporary freight storage container is parked in a place designated for vehicle storage, such as a driveway or parking area.

d. It is parked to meet setback requirements.

e. A temporary permit, valid for 1 (one) year, has been issued.

f. After 1 (one) year, the owner has been issued a permit for the freight storage container as a permanent structure.

These limitations on freight storage containers do not apply to the industrial District.

The proposed amendments are consistent with the goals and policies of the St. Johnsbury Town Plan.