

MINUTES  
FAYSTON PLANNING COMMISSION  
April 22, 2019  
Unapproved

Members Present: Carol Chamberlin, Don Simonini, Doug Day, Karl Klein, Pete Ludlow; ZA: John Weir; Public: Doug Mosle

The meeting was called to order at 5:35 p.m.

Members first reviewed the minutes of April 8, 2019. Karl moved to approve and Don seconded. All were in favor and the motion passed.

Doug Mosle, Fayston Lister, was present to discuss recent housing data since the last Town Plan update in 2014. Doug said that Chapter 6's categories of housing data differ in some ways from the categories the Town uses. Doug provided some updated data as follows:

- 43% of homes are homesteads (421 HS122 filings from 2018 out of a total of 971 housing units, not including camps)
- 1003 total housing units including camps
- 180 condominiums
- 529 R1 (residential under 6 acres)
- 242 R2 (residential over 6 acres)
- 15 landed mobile homes
- 5 unlanded mobile homes
- 32 camps (seasonal)
- R1 median home sales between 2013-2019 (88 sales) - \$296,500
- R2 median home sales between 2013-2019 (26 sales) - \$395,000
- Condominium median sales between 2013-2019 (40 sales) - \$157,500

Carol asked Doug whether, in general, Fayston's new homes are getting larger or smaller. Doug said generally new homes are larger. As far as new homes being greener, Doug believed they are, especially given the statutorily-required Residential Building Energy Standards certificate.

Doug will look into overall data on the age and condition of Fayston homes. Doug will also work on updating the data for Tables 6.1, 6.4 and 6.6. Doug offered to break down the housing data in any form the Planning Commission prefers.

The survey deadline has passed. Carol will pool the response data together for next meeting. For next meeting, members will review Pete's work on Chapter 8.

The meeting adjourned at 7:00 p.m.