



## Town of Essex

### Planning Commission

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## AGENDA

**Thursday, August 28, 2025 – 6:30 PM**  
**81 Main St., Essex Junction, VT 05452**



This meeting will be in person and online. This agenda is available in alternative formats upon request.

- **JOIN ONLINE:** [Zoom Meeting ID: 923 7777 6158 | Passcode: 426269](#)
- **JOIN CALLING:** (*toll free audio only*): (888) 788-0099 | Meeting ID: 923 7777 6158; Passcode: 426269
- **WATCH:** Recorded meetings may be viewed on the [Town of Essex Channel](#).
- **SCAN** the code on the left for the Zoom meeting link.

- 1. CALL TO ORDER** 6:30 PM
- 2. AGENDA ADDITIONS/CHANGES**
- 3. APPROVE AGENDA**
- 4. PUBLIC TO BE HEARD**
- 5. APPROVAL OF MINUTES**
  - a. Approve minutes from July 10, 2025 meeting
- 6. ZONING ROUNDTABLE - Zoning amendment discussion with PC and Essex public**
  - a. Fences
  - b. Home Occupations
  - c. Uses in the RPD-I
  - d. Purpose of the Zoning Regulations Section 5.6
- 7. BUSINESS ITEMS**
  - a. Working Group update on RPD-I Buffer
- 8. OTHER BUSINESS**
- 9. PROPOSED EXECUTIVE SESSION**
  - a. All meetings have a potential for an executive and/or deliberative session per 1.V.S.A. § 313 & 312 (e)(f).
- 10. READING FILE**
  - a. Letters from the public
- 11. ADJOURN**