Municipal Water/Wastewater Allocation Overview

How proposed zoning changes will foster better development
For February 12, 2020 Planning Commission public hearing

What is proposed?

A scoring system to determine which development projects will receive Town water and wastewater allocation. This zoning regulation revision will create a competitive system in which limited allocation is awarded to projects that best address community goals and priorities.

Background... The Town provides municipal water and wastewater treatment service in the village growth area and along a portion of Richmond Road. New development in the service area must acquire water and wastewater allocation from the Town. Currently, the Town grants this allocation on a largely first come, first served basis.

Why is this proposed?

- Municipal water and wastewater capacity is a limited and valuable community resource.
- The new allocation system will prioritize the types of development that bring the most value to the community. It will serve as one more tool in our toolbox to help implement our community vision as outlined in the Hinesburg Town Plan.

How will it work?

Larger projects will be evaluated once a year by the Development Review Board via a competitive scoring system that prioritizes projects that help implement our Town Plan. The higher quality the project, the more points it will earn, and the higher priority it will have to receive water and wastewater allocation. Smaller projects (one new home, accessory apartment, business expansion, etc.) will be exempt from the scoring system, and will continue to receive allocation on a first come, first served basis.

The scoring system is based on Hinesburg-specific goals and priorities that stem from our Town Plan. The proposed scoring system identifies six categories within which projects could score points:

- Public Infrastructure
- Job Creation
- Housing Needs
- Stormwater Treatment
- Location, Redevelopment, Innovation
- Energy Efficiency, Renewable Technology

Interested in the details? See the Town website!

- Scoring system details - an eight-page zoning regulation revision proposal.
- Related allocation ordinance revisions and considerations – a two-page summary.

Questions, comments, and feedback?

- Public hearing – February 12, 2020 at 7pm at the Town Office
- Contact Alex Weinhagen (Town Planner), aweinhagen@hinesburg.org, 482-2281 x225