

**ZRC/Comprehensive Plan Committee**  
**Meeting Minutes - March 16, 2026**

Attending: Steve Powers, Joanne Amlaw, Elizabeth Brutsch, Jim Carroll, Tony Murad, Ron Nakovics, Adrienne Allen, Bruce Shenker, Peg Munves, and Ted Salem. The meeting was livestreamed.

Ted called the meeting to order at 7 PM.

1. Membership

David McGinnis is leaving the committee. After discussion, the committee agreed to solicit new membership to add more non-board/committee members. Ted will determine if requesting letters of interest requires TB approval and if so, to get that on the next TB agenda.

2. Comprehensive Plan

a. Survey

Approximately 200 surveys have been submitted, 140 electronically and the rest hardcopy. The hardcopy versions may be skewed toward older, less computer-comfortable folk and therefore not representative of all participants. That said, a few things jumped off the page, namely,

- The town's rural character and natural beauty are what folks like best
- Junk/trash and political divisiveness is what folks like least.
- New development priorities include basic amenities and housing, notably affordable housing
- Protecting natural resources and land conservation are very important

Again, these are very preliminary and may be skewed.

Committee members reaffirmed the plan to publish the results, including the raw data, before release of the actual Comprehensive Plan Update and will be used to inform conversations with community groups. Compiling and verifying results will probably take a month.

b. Descriptive Information

Ted is behind adding in the demographic data to the profile.

c. Status of Goals and Action Plans (2021)

Jim is nearly done; a few items still require research. He plans to have a draft to the committee later this week.

d. Community Outreach

Committee members volunteered to arrange conversations with the below listed community groups. The committee will define an approach to the meetings, including questions, once the results of the survey are compiled.

List of Community Groups to meet with

Name of Committee	ZRC Members to Present	Date of Meeting
Various Town Committees	CAC Peg 4 of 5 CAC members on ZRC	Feb 2 2026, again March 2
Seniors Group	Joanne & Bruce	
Rail Trail & Swamp	Peg & Bruce	
2nd Homeowners	Peg & Bruce	
American Legion	Adrienne & Peg	
PTA	Jim & Elizabeth	
Churches & Knights of Columbus	Elizabeth & Joanne	
Student Groups	Steve & Elizabeth	
Women's Club	Peg & Joanne	
LVHS/Town Historian	Joanne & Bruce	
LVPA	Joanne & Jim	
Political Parties	Peg & Bruce NL Dems Ted & Jim- Republicans	
Ad hoc West Lebanon	TBD	
Chair Factory HOA	TBD - Ted to speak with Winfried as to whether include with SPC	

e. Room Enough for Both

The HVAHC Team will present the project final report on March 26 from 7-9 PM. The public is invited so come early. To the extent discussion is permitted, committee members should focus on understanding the recommendations, as opposed to questioning the validity of them.

Ted adjourned the meeting at 8:15 PM.

**The next meeting of the committee is scheduled for April 13, 2026 (moved from 4/20 due to scheduling conflicts).**

Respectfully submitted  
Ted Salem, Chair