

APPENDIX C

Glossary

- Accessory apartment.* An apartment, within or attached to a single family residence, that provides affordable housing for relatives or disabled or elderly persons. See 24 V.S.A. §4302(c)(11)(D).
- Approved plan.* Prior to January 1, 1996, includes a plan that is conditionally approved under the provisions of Chapter 117, unless the law specifically provides otherwise.
- Aquifer.* A geologic formation or structure capable of yielding water in considerable quantity to wells or springs.
- Bedrock.* The solid rock that underlies soils or is exposed at the surface.
- Bylaws.* Zoning regulations, subdivision regulations, or the official map adopted under the authority of 24 V.S.A. chapter 117.
- Capacity study.* An inventory of available natural and human-made resources, based on detailed data collected, which identifies the capacities and limits of those resources to absorb land development. Data gathered, relevant to the geographic information system, shall be compatible with, useful to, and shared with the geographic information system established under 3 V.S.A. §20.
- Contour.* A line drawn on a map connecting points of the same elevation.
- Contour interval.* The difference between two contour lines on a topographic survey map.
- Depth to bedrock.* The depth of soil material over bedrock.
- Depth to seasonal high water table.* The highest level of water measured from the soil surface at given times of the year.
- Element.* A component of a plan as required by 24 V.S.A. §4382(a).
- Flood hazard area.* An area that would be inundated in a flood of such severity that the flood would be statistically likely to occur once every 100 years.
- Floodway.* The channel of a watercourse and adjacent land areas that are required to carry and discharge the 100-year flood within a regulated flood hazard area without substantially increasing the flood heights.
- Ground water.* Water found underground in porous rock strata and soils.
- Hydraulic conductivity.* A measure of soil permeability under saturated conditions.
- Land development.* The division of a parcel into two or more parcels, the construction, reconstruction, conversion, structural alteration, relocation or enlargement of any building or other structure, or of any mining, excavation or landfill, and any change in the use of any building or other structure, or land, or extension of use of land.
- Legislative body.* The selectmen in the case of a town, the trustees in the case of an incorporated village, the mayor and aldermen in the case of a city, and the supervisor in the case of an unorganized town or gore.
- Level of service.* The operating conditions that a driver will experience while travelling on a particular street or highway, including frequency of stops, operating speed, travel time, and traffic density.
- Municipal plan.* A framework and guide for accomplishing community aspirations and intentions that is adopted under the authority of 24 V.S.A. chapter 117.
- Municipality.* A town, a city, or an incorporated village or an unorganized town or gore. An incorporated village shall be deemed to be within the jurisdiction of a town for the purposes of this chapter, except to the extent

that a village adopts its own plan and one or more bylaws either before, concurrently with, or subsequent to such action by the town, in which case the village shall have all authority granted a municipality under this chapter and the plans and bylaws of the town shall not apply during such period of *time* that said village plan and bylaws are in effect.

Natural area. An area of land or water that has unusual or significant flora, fauna, geological, or similar features of scientific, ecological, or educational interest.

Permeability. The rate at which water passes through the soil or soil layers, expressed in inches per hour.

Planned residential development. Zoning regulations, for the purpose of encouraging and enabling flexibility of design and development of land, that permit up to 25% greater density of housing in exchange for land for open space or municipal purposes, as permitted by 24 V.S.A. §4407(3).

Planned unit development. An area of land, controlled by a landowner, to be developed as a single entity for a number of dwelling units, and commercial and industrial uses, if any; the plan for which does not correspond in lot size, bulk or type of dwelling, commercial or industrial use, density, lot coverage and required open space to the regulations established in any one or more districts created, from time to time, under the provisions of a municipal zoning ordinance adopted under the authority of this chapter.

*Alternate definition. Zoning regulations, for the purpose of encouraging new communities, innovation in design and layout, and more efficient use of land, that may include dwelling units, nonresidential use, public and private educational facilities, and industrial uses and buildings, as permitted under 24 V.S.A. §4407 (12).

Planning commission. A commission of from three to nine voting members appointed by a municipal legislative body and with the powers and duties specified under 24 V.S.A. Chapter 117.

Public notice. The form of notice prescribed by 24 V.S.A. §4447.

Renewable energy resources. Energy available for collection or conversion from direct sunlight, wind, running water, organically derived fuels including wood, agricultural sources, waste materials, waste heat, and geothermal sources.

Rural town. A town having, as of the date of the most recent United States census, a population of less than 2,500 persons.

Shorelands. Lands surrounding lakes, ponds, reservoirs, rivers and streams. As defined for shoreland zoning purposes, lands being between the normal mean water mark of a lake, pond or impoundment exceeding 20 acres and a line not less than 500 feet nor more than 1,000 feet from such mean water mark.

Should. A requirement is encouraged but not mandated.

Site plan approval. An optional prerequisite to the approval of any use other than one- and two-family dwellings, permitted by 24 V.S.A. §4407(5).

Slope. The change in elevation over distance.

Urban municipality. A city, incorporated village, or any town that is not a rural town.

Technical deficiency. A defect in a proposed plan or bylaw, or an amendment or repeal thereafter which does not involve substantive change to the proposal, including but not limited to corrections to grammar, spelling and punctuation, as well as the numbering of sections.

Water quality classification. The classification designated for a specific body of water in accordance with the provisions of 10 V.S.A. §1253.

Wetland. An area that is inundated by surface or ground water with a frequency sufficient to support significant vegetation or aquatic life that depend on saturated or seasonally saturated soil conditions for growth and reproduction.