



RUTLAND REGIONAL PLAN

2026



PHASE 1

PHASE 2

PHASE 3

ALIGNMENT

RRPC Launches Phase 3 of Public Engagement for 2026 Regional Plan

Phase 3, *Alignment*, invites you to comment on the first full draft of the Plan.

As the RRPC strives to help make the Rutland Region a great place, we want to hear from you one last time!

1

Does the Plan reflect the right community economic development priorities for the Rutland Region?

2

Do these priorities make the Rutland Region a place you want to live, work, and play?

For more information visit: rutlandrpc.org/plan2026

Meeting **OVERVIEW**

Regional Plan Purpose & Design

Summary of what the Plan is and why it is important

Regional Plan Elements

Overview of Plan chapters and deep dive into Land Use and Future Land Use Map

Opportunities for Input

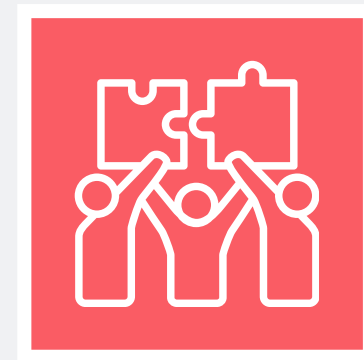
Proposed 2026 Future Land Use Map

Location-based Act 250 Jurisdiction - Tier 1B

Plan Visualization

Chapter Summaries

Full Draft Plan



Shape Our Future Together!

Regional Plan

PURPOSE & DESIGN

Applicable Vermont Statute

Title 24 Sections 4302 and 4347

The Rutland Regional Plan is a comprehensive 8-year (2026-2034) plan to guide and accomplish coordinated and efficient **community economic development** that balances economic development with **social, cultural, and environmental priorities**.

The Plan will help shape the **pattern, design, and function** of communities to best meet future needs. At the center of this effort is an analysis of present and future land uses and identifying areas for **growth** and **conservation**.

RRPC's Declaration of Inclusion and Title VI Plan informed the design of this Plan:

FLEXIBLE, to best meet the unique needs of the 27 different municipalities in the Rutland Region.

LOCALLY LED, to increase the probability of success and better ensure some communities are not favored over others.

EQUITABLE AND SUSTAINABLE, to demonstrate that embracing diversity, equity, and climate resilience is key to achieving our community economic development goals.

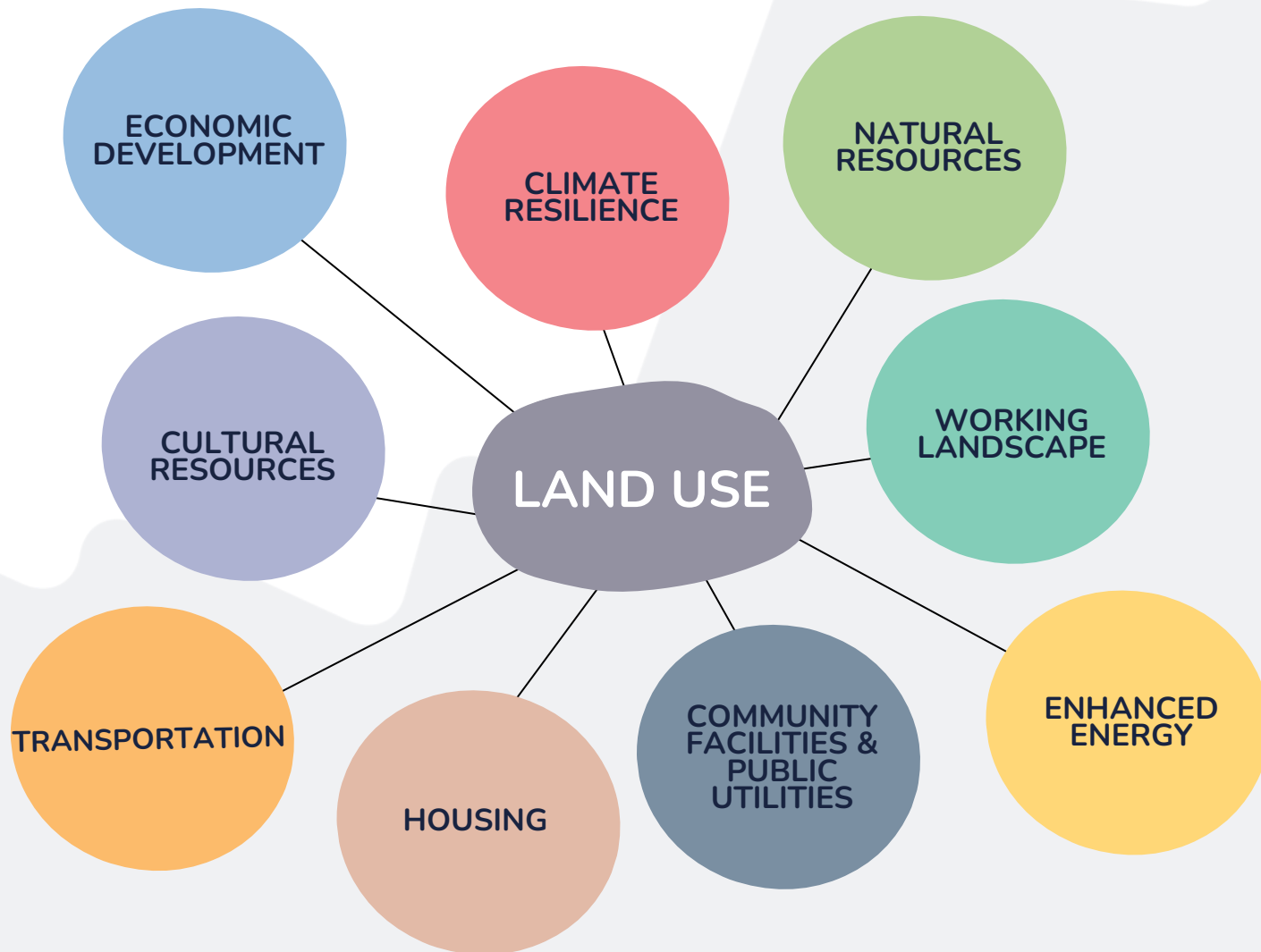
OUTCOME-DRIVEN, to ensure goals and policies have clearly defined actions and measures to gauge progress.

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Regional Plan **ELEMENTS**

Applicable Vermont Statute

Title 24 Section 4348a



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Regional Plan LAND USE

Act 181, passed into law June 2024, overhauls Vermont's land use planning framework. It modernizes how Vermont directs public investments to designated areas and speeds up Act 250's transition to location-based jurisdiction.



Plan development to maintain the historic settlement pattern of compact downtown and village centers separated by rural countryside.



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Regional Plan FUTURE LAND USE MAP

The 2026 **Future Land Use Map** will guide development by designating areas for growth and conservation based on environmental, infrastructure, and community factors.



Downtown Center



Village Center



Planned Growth Area



Village Area



Transition Area



Enterprise Area



Resource Recreation

Centers

39 Designated Centers

9 Downtown Centers
30 Village Centers

- 0.4% of land area
- 6.5% of buildings (2,978)
- 26 of 27 towns

Neighborhoods

16 Designated Neighborhoods

9 Planned Growth Areas
7 Village Areas

- 2.1% of land area
- 32.1% of buildings (14,733)
- 14 of 27 towns

- 0.2% of land area
- 1.3% of buildings (612)
- 4 towns

- 1.4% of land area
- 0.8% of buildings (347)
- 12 towns

- 1.9% of land area
- 6.5% of buildings (2,974)
- 11 towns

Percent of Total Land Area Designated for Higher-Density Growth: 6%

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Regional Plan FUTURE LAND USE MAP

The 2026 **Future Land Use Map** will guide development by designating areas for growth and conservation based on environmental, infrastructure, and community factors.



Hamlets

- 9 in 5 towns

Rural General

- 16.9% of land area
- 40.6% of buildings (18,620)
- 27 towns

Rural Ag/Forest

- 35% of land area
- 6.4% of buildings (2,951)
- 27 towns

Rural Conservation

- 42.2% of land area
- 5.7% of buildings (2,613)
- 27 towns

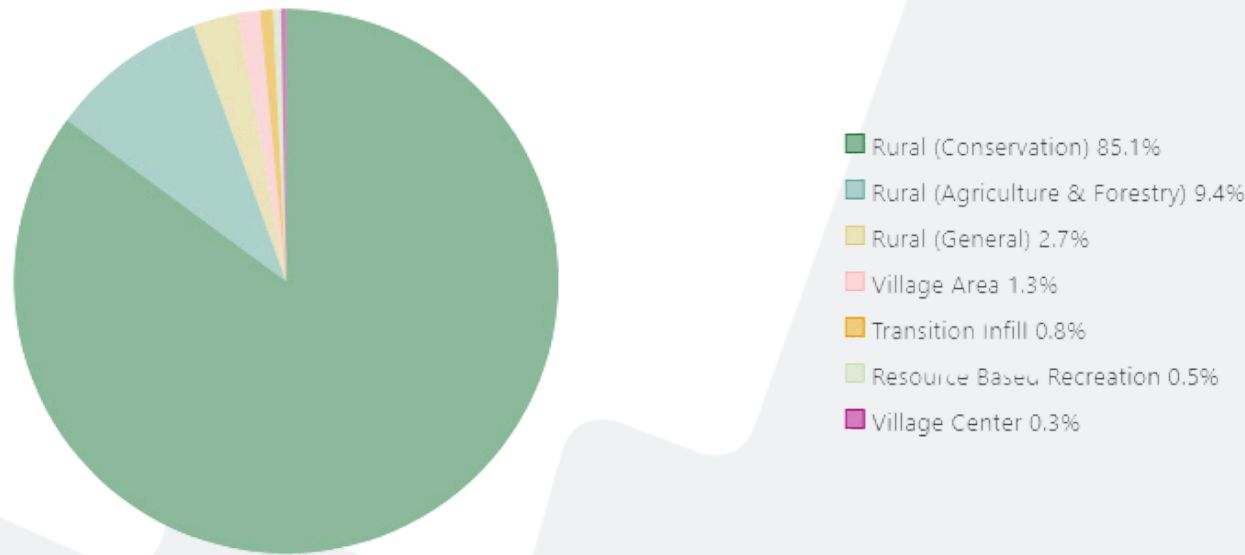
Percent of Total Land Area Designated for Lower-Density Growth and Conservation: 94%

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Regional Plan FUTURE LAND USE MAP

The 2026 Future Land Use Map was developed using a **standardized statewide methodology** provided by the Vermont Association of Planning & Development Agencies (VAPDA).

Mendon % of Land Area by District



1

Legislation limits opportunities to adjust the proposed future land use area boundaries. Adjustments may be possible on a case-by-case basis. **Questions and/or revision requests must be made in writing and submitted within 3 weeks (by May 22, 2025) to Logan Solomon - logan@rutlandrpc.org**

2

If eligible, does your municipality want to opt-in to the Tier 1B area for Act 250 housing exemptions? **Decision form due by July 1, 2025.**



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Regional Plan VISUALIZATION

The point is not just to make a map, but to designate areas in which certain priorities are furthered to achieve the **Community Economic Development Goals**.

1

Does the Plan reflect the right community economic development priorities for the Rutland Region?

2

Do these priorities make the Rutland Region a place you want to live, work, and play?



**Collecting feedback from May 1 to June 30, 2025 at:
rutlandrpc.org/plan2026**

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Regional Plan

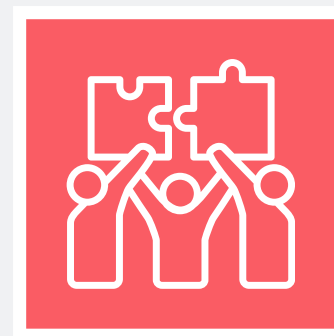
CHAPTER SUMMARIES

1

Does the Plan reflect the right community economic development priorities for the Rutland Region?

2

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FULL PLAN DRAFT

1

Does the Plan reflect the right community economic development priorities for the Rutland Region?

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**Collecting feedback from June 9 to June 30, 2025 at:
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NEXT STEPS SUMMARY



1

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2

If eligible, does your municipality want to opt-into the Tier 1B area for Act 250 housing exemptions? **Decision form due by July 1, 2025. Email form to Logan Solomon - logan@rutlandrpc.org**

3

Use the Plan Visualization and Chapter Summaries to provide feedback at: rutlandrpc.org/plan2026. **Available May 1 to June 30, 2025.**

4

Use the Full Plan Draft to provide feedback at: rutlandrpc.org/plan2026. **Available June 9 to June 30, 2025.**

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Learn More & Share Your Thoughts



rutlandrpc.org/plan2026



plan2026@rutlandrpc.org

Together we're crafting a collaborative guide for a healthy, equitable, and resilient region with strategies to achieve coordinated and efficient community economic development.