

Planning Commission
Monday, June 13 at 4:00 pm
Meeting Room and Zoom

Open regular meeting

John opened the meeting at 4:07 PM.

In attendance Michele Carlson, John Lebron, Chair, Meg Staloff (by Zoom), Angela Yakovleff

Mike Tuller, Zoning Administrator

Possible Additions to the Agenda

John requested a conversation on short term rentals. He wanted to share information that that Gretchen Havreeluk, Economic specialist had from a meeting she attended.

Applications for the Zoning Administrator position will be accepted through June 17.

Public Comment

none

Approve Minutes from 5/23/2022

Correction, date of meeting should be May 23, not April 25. Add, A vote taken on the motion to accept zoning changes was unanimous.

Meg made a motion to accept the minutes of 5/23/2022 as amended. Michele seconded.

In favor John, Meg, Michele. Opposed none. Abstain Angela

Finalize PC report and set hearing date for Proposed Zoning Regulation Changes:

Outdoor dining areas in Design Review Districts (Article 5, Section 531 B)

Solar regulations and screening (Article 7, Section 730 and 732)

Electric Vehicle Charging Stations (Article 7, Section 731, and Article X)

Public Art definition (Article X)

Update of Sign size for Public Events (Article VIII, Sections 822/823)

John asked if the report must answer all three of the questions at the end. (They should be answered.)

Note: changes are compatible with land use. It has no effect on density.

References: changed to reflect correct letter references. 730E should be 730F. 732 C2 (730E) should be 730 F.

Michele made a motion to change references 730 C2 where it references E change to F. Meg seconded.

In favor John, Meg, Michele, Angela Opposed none Abstain none

Discussion/Vote for Approval of PC report for above Proposed Changes

Angela made a motion to accept the Planning Commission report with all appropriate changes previously voted on. Meg seconded.

In favor John, Meg, Michele, Angela Opposed none Abstain none

Hearing date was set for July 11, 2022 Meeting 4-5 PM, hearing 5:00-5:30 PM

Short term rentals

John sent a link for the Planning Commissioners to reference. There are 330+ short term active rentals in town. The State has been discussing Short Term Rental registry but it was vetoed.

Mike noted there often was no on-site manager. He has had difficulty reaching the actual owner of the property if needed. John said Killington is using a third party which isn't great set up. It has a permitting process.

The State is going to "take charge" of inspection of short term rentals.

Can the Planning Commission regulate it in any way?

Mike feels these rentals are killing affordable housing. He thinks owners should live on site or have an on-site manager. They often impact noise, parking and septic.

Meg wondered if the Select Board has any interest in taking this up. Mike thinks they are waiting for the State to take this up.

John is willing to talk to Tom Fitzgerald, Select Board chair, about possible interest.

Michele goes along with what we've been doing It is helpful to know numbers and how it impacts emergency, roads and infrastructure.

Adjournment

Angela made a motion to adjourn at 4:43 PM. Michele seconded.

In favor John, Meg, Michele, Angela Opposed none

Next Meeting Monday June 27, 2022 at 4 pm