

TOWN OF MONTGOMERY, VERMONT

**MONTGOMERY DEVELOPMENT REVIEW BOARD
UNAPPROVED MINUTES**

Thursday, March 12, 2020

Members present: Parma Jewett: Chair, Lynda Cluba, Suzanne Wilson, Wendy Howard

Applicant: Phillip and Sarah Snyder

Interested Parties: Interested Parties: Darren Drevik and Joe Sherman

Meeting was called to order at 6:30 pm.

2. **Approve minutes:** 6/14/18 – Suzanne made a motion and was seconded to approve the minutes as written. So moved 3-0. 1 abstained, Wendy was not present at this meeting.

1/24/19 – A quorum was not present to approve these minutes.

4/25/19 – Suzanne made a motion and was seconded to approve the minutes as written. So moved 3-0. 1 abstained, Wendy was not present at this meeting.

6-27-19 – Suzanne made a motion and was seconded to approve the minutes as written. So moved 3-0. - 1 abstained, Wendy was not present at this meeting.

2/11/20 – A quorum was not present to approve these minutes.

Parma explained the process of how the meeting will be conducted. The hearing is recorded and all who speak must first state their name and be recognized by the Chair.

1. **DRB Hearing** - The hearing is conducted at the Public Safety Building in the Conference room located at 86 Mountain Rd in Montgomery Ctr. The **Application for Conditional Use of a lodging establishment was submitted by Phillip and Sarah Snyder for property located at 319 Main St, Montgomery Ctr. The property is identified as Parcel # N118.044X in the Village 1 Zoning District** as written in the Town of Montgomery Zoning Regulations; Amended and updated November 2018. Parma gave the oath to all on the sign in sheet, all confirmed. She asked if any board member felt they had a conflict of interest. No response. **Evidence submitted by the Zoning Administrator noted as A1 includes** Application to DRB dated 2/13/20, a portion of the tax maps showing the property and surrounding boundaries, 3 partial copies of deeds showing previous owners, Notice of hearing posted in 3 places on February 20, 2020 and printed in the St.Albans Messenger on February 24, 2020 and the advertisement for rental.

Phillip explained he requests approval for a 2 bedroom house which has beds for up to 7 though he advertises for 5 persons. Property has a right of way behind to the house which can accommodate up to 4 cars. Rules are listed in the rental contract which includes quiet hours beginning at 10 pm. Owners are

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in contact by text or email for entire visit. Sarah sends a message prior to arrival explaining rules. Rules are not posted in the rental house. They do not prohibit parking on the street and have moved the steps to the side to provide more room in front of house. They ask that there is no parking on the sidewalk in order to allow people to pass by on the sidewalk. During times of snow they request no parking on the street. Sarah does daily drive by while there are guests present or hires someone to check when she is out of town. They have been renting the property since September 2019.

Parma asks if there are any questions. Darren say he often sees guests parked on the street. He refers to the parking ordinance adopted by the Selectboard in 2019. He submits a photo as evidence of a vehicle parked on the sidewalk listed as **A2**. Sarah confirms that the photo is of her vehicle.

Parma explains the board will go into deliberations and asked if a visit to the property was needed. The Board did not feel a visit to the property was necessary. Parma then made a motion and was seconded to go into deliberation at 7:23 pm. So moved 4-0. A motion was made by Lynda and seconded to exit deliberations at 7:50 pm. So moved 4-0.

3. No Other Business was conducted

Lynda made a motion and was seconded to grant approval of the Conditional Use application with conditions that apply. So moved. Parma - yes, Lynda - yes, Suzanne - yes, Wendy - yes.

Lynda made a motion and was seconded to adjourn at 7:53 pm. So moved 4-0

Respectfully submitted: Lynda Cluba, Clerk