

Montgomery Planning Commission Minutes
The Public Safety Bldg.
July 14, 2020, 6:00 p.m.

Present: Alissa Hardy, Christine Convard, Barry Kade, Kenny Miller Absent: Joe Sherman

Alissa called the meeting to order at 6:05 p.m.

Moved by Alissa Hardy and seconded by Barry Kade to approve the minutes of June 9, 2020. Correction to name Amanda Holland. Motion was approved by all in favor.

Lodging Establishments/Wastewater / STR Limits of Occupancy:

Barry awaiting response of email.

Email response from Bill Zabiloski, Regional Engineer:

If they are existing, grandfathered single family residences, we would allot 2 people for the first three bedrooms and one person for each additional bedroom.

Review of Killington STR Bylaws: Link to [Killington Bylaws](#). We reviewed Killington and Stowe's requirements for STR. Alissa went through the requirements for Stowe. Owners can opt to do self certification. We were more impressed with Stowe's requirements. Need to identify the difference between B&B, owner occupied STR, lodging establishments, and stand alone STR. Discussed safety issues, # of occupancy, enforcement, phone tree telephone number of owner and or manager, self certification vs town register. It comes down to how do we enforce. Will state inform towns to regulate. An ordinance is something the Selectboard can pass. Safety requirements discussed such as every bedroom have an escape window. Each bedroom 2 adults plus 2 kids. All sleeping quarters must meet the safety features of a bedroom. Must meet the states septic requirements. Questioned will we make compliance on occupancy and not the septic? [Link to How to Ensure STR 'Safety](#) webinar discussed safety, phone tree, enforcement, door hangers to notify owners that refuse compliance.

Definition of STR's: It was decided for next meeting we would define the types of lodging / STR to help formulate our plan: Owner Occupied STR, Stand Alone STR, B&B, and Lodging Establishment.

Renewal of Town Plan

Discussion if TP expires. PC will correct expiration year as an agenda item. Per Amanda Holland the date is 2024. Will vote to change the date from 2021 to 2024.

Yearly Review Zoning Administrator:

Barry will try to meet with Ellen. Barry and Kenny will attend review meeting. [ZA Performance Review](#) pdf sent to Barry.

River Corridor Clarification: Joe will contact Regional. Will discuss at next meeting.

Montgomery Centric Future Vision: Town passed streetscape and wastewater system. Grants are available. The town will hold meetings for more public input. [Montgomery Thrives: Infrastructure and Economic Recovery Plans.](#)

Items for future agenda:

- Lodging Establishments - Wastewater
- Define STR
- STR and COVID - Joe
- Town Plan Renewal - Vote to correct date.
- Discussion of Yearly Review for Zoning Administrator - Barry
- River Corridor Update. Joe
- Montgomery Centric Future

The next meeting is Aug 11, 2020.

The meeting was adjourned at 7:00 p.m.

Respectfully Submitted,

Christine Convard
Secretary, Montgomery Planning Commission