

Montgomery Planning Commission Minutes

Special Meeting

Public Safety Building

February 15th 2024, 6:00 p.m.

Meeting called to order at 6:11

Present: Peter Locher, Barry Kade, Joe Sherman and Alissa Hardy.

Guests: Charlie Snedcor

Additions/Deletions - None

Approval of the January 9th 2024 Meeting Minutes - Alissa a motion to approve the minutes as written 2nd Joe

Review Town Plan Update

Discussion of online comments on Town Plan -

Barry described how the Town Plans gives the vision for the Zoning By-Laws. The Planning Commission discussed the Facebook discussion about Goal 2 in chapter 5 Housing Chapter. "Preserve the existing housing stock and discourage conversion from traditional long-term housing into short-term rentals". The word "discourage" is negative. Could we have worded that differently? Peter shared the data from AirDNA and stated that short-term rentals are using 12% of the existing housing stock.

Discuss any follow-up needed for Select Board Hearing re-scheduled for March 11th -

Select board Public hearing is scheduled for March 11th at 6:00. Barry stated that the hearing is its own meeting and can not be an agenda item on the Select board's agenda. He will contact Charlie to make sure it is warned properly. Emily

has sent the warning to the messenger for the hearing.

Bylaw Modernization Grant(s) Updates -

Peter reported that the Town Planning Grant is all set to go and Emily will be joining our March 12th meeting to begin the By-Law update process.

Public comment -

During public comment short-term rentals were discussed including the different types and different scenarios. Is there away to encourager long-term rentals? What incentives or programs are in place to encourage long-term rentals? Is there anything the town could do?

Other Business

- a. Commission term expirations / openings - Barry announced is not planning on seeking re-election. There will be two open seats to fill at Town Meeting, Barry's and the vacant seat, both are 3 year terms.
- b. Vote to post secretarial job at \$15/hour, 4 hour max/meeting - Peter will Post secretarial posting.

7. Items for next meeting agenda -

- Yearly Planning Commission election of Chair
- Emily for By-Laws
- Discussion of March 11th Selectboard Hearing

Meeting adjourned at 7:21

Minutes Submitted by Alissa Hardy