

TOWN OF KILLINGTON PLANNING COMMISSION
Meeting of April 27, 2016

PRESENT: David Rosenblum, Chair
Jennifer Conley, Vice Chair
Walter Linnemayr, Clerk
Chris Karr
Vito Rasenas
Andy Salamon
Vince Wynn

START: 7:30 p.m.
END: 8:10 p.m.

Richard Horner, Town Planner
Lucrecia Wonsor, Recording Secretary

GUESTS: Deborah Schwartz; Steve Selbo; Ken Wonsor

David Rosenblum, Chair opened the meeting at 7:30 p.m.

1. APPROVAL OF AGENDA

Conley moved the Agenda be accepted as may be amended. Rasenas seconded. All in Favor.

2. APPROVAL OF THE MINUTES

Rasenas moved the Minutes of April 13, 2016 be accepted as may be amended. Linnemayr seconded.

Salamon amended Item 2 – “Approval of the Minutes” to record that the motion to approve the minutes of March 9, 2015 was made by Linnemayr and seconded by Rasenas.

Vote on motion to approve the Minutes of April 13, 2016 as amended. All in Favor.

3. CITIZEN’S INPUT

Steve Selbo advised for the record that the Environmental Court Judge made a ruling on the Resort Parking Project appeal on March 7th in favor of the Resort. Steve Durkee has filed a motion to alter that decision and we are waiting for the Judge’s decision regarding that motion. As far as the Killington Village Master Plan and the subdivision and Phase I approval associated with that, we have not heard back from the Court since our December 13th hearing.

4. CORRESPONDENCE

a. Act 250 Administrative Amendments for Killington summer venues and improvements to existing bike trails.

b. Letter of Intent to extend the SP Land crossing under Route 4 to November 30, 2017.

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5. PLANNER'S REPORT

a. The next Planning Commission meeting dates are May 11th, May 25th and June 22nd. Horner noted that there will be no Planning Commission meeting on June 8th because he will be on vacation.

b. Construction of the Killington Road Walkway extension will start in June and Horner advised that the West Hill Road slip lane will not be closed or used as a staging area as previously noted.

c. Horner attended the Vermont Futures Project which was sponsored by REDC. This group is working toward a shared vision of economic opportunity in Vermont. Act 250 and other reviews focus on the environment and social impacts of development and this group is hoping to balance that view by also looking at the economic impact of development.

d. Horner is working on some minor changes/updates to the Zoning Bylaws. After going through some PUD/SPR reviews, he feels the Bylaws need to be better organized, there needs to be clarification of what can be approved administratively and the language regarding Open Space needs to be simplified and organized with provisions added for smaller PUDs.

e. Regarding to previous energy discussions brought up by Commissioner Wynn, Horner noted that currently there is an energy siting bill in the Legislature that would give towns the authority to write and clarify energy plans if they are clearly stated in the Town Plan. Our Town Plan contains a simple statement that renewable energy (windmills, water, solar) can be put in any District. It does not have any provisions for screening or other protections and Horner suggested that if and when this legislation is passed the Commission may want to rewrite the energy section in the Town Plan so that it complements and is compatible with the language in the Bill that comes out of the Legislature.

f. Horner advised that the RFPs on the Complete Streets Grant are due May 20th and he has already received several calls from consultants with questions. Since bus pull-off locations are part of this RFP, Horner asked the Commission to keep an open mind with regard to the possibility of changing the use of the lanes on the Killington Road.

g. Horner introduced the new Town Manager, Deborah Schwartz. Each Commissioner introduced him/herself as well and welcomed her.

6. NEW BUSINESS – None.

7. OTHER BUSINESS

a. Salamon gave a brief update regarding the Rutland Regional Planning Commission:
i) Mark Foley gave a very positive presentation to the RRPC regarding the turn around in Rutland City. ii) RRPC is putting together a subcommittee to look at the water runoff into Lake Champlain issue. He asked the Commission to let him know if there is someone from Killington who would like to represent the Town on this subcommittee. The time commitment would be

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approximately 6 months. iii) The RRPC was looking at revising the membership fee structure from a flat rate that is applied equally to all towns to a rate based on population. Salamon advised that he opposed this change.

b. Rosenblum advised that he missed the last Rutland Regional Transportation Advisory Council meeting but he found out that there is a proposal regarding the slip lane on Route 100 that joins Route 4. Horner feels that all this is doing is taking the slip lane out of the National inventory and placing it in the Vermont inventory for the purpose of maintenance. Rosenblum advised that he will get more information on what this means.

8. COMMISSIONER'S CONCERNS

a. Wynn advised that he attended the EDTC meeting last week and there was a lot of discussion around economic development and growth. He questioned whether the Planning Commission has ever looked at long range growth and looked at how we want that growth to look. Horner advised that when he first came on board in the early 90s, he did a total build out analysis and color coded it showing the maximum/highest use on each property. The Commission at that time was just interested in seeing what the potential was and seeing impacts of different zoning densities. This exercise led to discussions that resulted in waiving setbacks several years later.

b. Rosenblum commented on the article on Jay Peak in today's Valley News. According to the article they need between 7-11 million dollars to survive this summer season and need about 4.1 million dollars to repair their 52 year old gondola.

Linnemayr moved to adjourn the meeting at 8:10 pm. Conley seconded. All in favor

The next Planning Commission meeting is scheduled for May 11, 2016 at 7:30 p.m.

Respectfully submitted,

Lucrecia Wonsor
Recording Secretary

NOTE: These minutes have not been approved by the Planning Commission and are, therefore, subject to change.