

**TOWN OF KILLINGTON
DEVELOPMENT REVIEW BOARD
Meeting of September 23, 2020**

PRESENT: Ken Wonsor, Chair
Vito Rasenas, Vice Chair*
Roger Rivera*
Merisa Sherman
Jon Wysocki

START: 6:31 p.m.
END: 7:14 p.m.

Preston Bristow, Town Planner & Zoning Administrator
Lucrecia Wonsor, Recording Secretary

GUESTS: Chet Hagenbarth, Town Manager, Pauline Drayton*, Steve Selbo, Jeff Temple*

*via *Zoom* Video Conferencing

1. OPEN MEETING

Ken Wonsor, Chair opened the meeting at 6:31 p.m.

2. APPROVAL OF AGENDA

Rasenas moved to approve the Agenda as may be amended. Sherman seconded. There being no amendments. Vote on Agenda as presented. All in Favor.

3. APPROVAL OF THE MINUTES

Rasenas moved to approve the Minutes of September 17, 2020 as may be amended. Wysocki seconded. There being no changes, vote on approving the minutes as written. All in Favor.

4. CITIZEN INPUT – None.

5. PUBLIC HEARING

Ken Wonsor, Chair opened the Public Hearing at 6:33 pm on Application #20-046 by Killington/Pico Ski Resort Partners, LLC to reapprove Site Plan Approval #14-029, the Resort Parking Project, for an additional six years.

Bristow provided the Board with a draft decision which he reviewed. Wonsor opened the floor for questions and comments from the Board.

After some brief questions/comments, Rasenas moved to approve the Findings of Fact as drafted and to authorize the Chair, Ken Wonsor, to sign on behalf of the DRB. Wysocki seconded. All in Favor.

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6. OTHER BUSINESS

a. Bristow advised the DRB that he issued a Certificate of Occupancy to Mountain Meadows for the portion of the project under the permit issued and simultaneously issued a Notice of Violation for the additions made without a permit. He also advised the owner that they would first have to come before the DRB for the additions made without a permit. Once that is done, they can come to the DRB for review for the added uses of a wedding venue and opening the restaurant to the public. He also suggested that they might want to hire an engineer since it is very likely they may get into stormwater, septic and Act 250 issues.

b. The Summit Lodge has submitted an application to convert the existing racquet ball court building into an innkeeper's residence. This change would not affect parking, circulation or other Site Plan Review criteria and therefore, Bristow asked if the Board would feel comfortable with him handling this under Administrative Review.

During discussion, it was pointed out that this is a change of use and, therefore, the consensus was that the applicant should come in for Site Plan Review.

c. Chris Karr is looking to extend outdoor dining at JAX through the winter. He sent a letter requesting a permit for a 20x45 foot awning with side curtains, indicating that the structure would be removed in the spring. Bristow noted that the dining and awning are adjacent to the Killington Road and do not meet the front setback.

Sherman noted that the applicant is essentially asking for a variance because the structure does not meet setbacks. After some brief discussion, consensus was to hold a hearing to review his request.

7. ADJOURN

Wysocki moved to adjourn the meeting at 7:14 p.m. Rasenas seconded. All in Favor.

Respectfully submitted,

Lucrecia Wonsor
Recording Secretary

NOTE: These minutes have not been approved by the Development Review Board and are, therefore, subject to change.